

**ADDENDUM
TO
AGENDA**

CITY COUNCIL MEETING

TUESDAY, SEPTEMBER 4, 2018

7:00 p.m.

City Council Chambers, City Hall - 45 Lyon Terrace
Bridgeport, Connecticut

ADDED:

MATTERS TO BE ACTED UPON (CONSENT CALENDAR):

- *118-17** Budget and Appropriations Committee Report re: Municipal Suspense Tax Book.

AGENDA

CITY COUNCIL MEETING

TUESDAY, SEPTEMBER 4, 2018

7:00 P.M.

CITY COUNCIL CHAMBERS, CITY HALL - 45 LYON TERRACE
BRIDGEPORT, CONNECTICUT

Prayer

Pledge of Allegiance

Roll Call

Mayoral and City Council Citation(s): Recognizing the Bridgeport Caribe 12U Baseball Team for Winning the State Cal Ripken Tournament and representing Connecticut in the Cal Ripken Regional Tournament.

Mayoral and City Council Citation(s): Recognizing the 15th Anniversary of the Bridgeport Caribe Youth Leaders (BCYL).

Mayoral and City Council Citation(s): Recognizing PSEG Power Connecticut for its Commitment to the Community and Economic Leadership with Construction of the New State-of-the-Art Unit 5 Project and PSEG Ready2Work Program.

MINUTES FOR APPROVAL:

Approval of City Council Minutes: July 2, 2018

COMMUNICATIONS TO BE REFERRED TO COMMITTEES:

- 157-17** Communication from OPED re: Proposed Resolution Authorizing Disposition of City-Owned Properties (5) by Auction, by Sale to Abutter or by Sale to Community Based Housing Development Corporations and Request to Order a Public Hearing Relative to the Same, referred to Economic and Community Development and Environment Committee.
- 158-17** Communication from Tax Collector re: Refund of Excess Payments – Re: LERETA, referred to Miscellaneous Matters Committee.
- 162-17** Communication from Public Facilities re: Resolution regarding Sidewalk Repair Pilot Program Cost Estimates (Fourth Round), referred to Public Safety and Transportation Committee.
- 163-17** Communication from Central Grants re: Grant Submission: Subrecipient Agreement with City of Stamford for a 2015 U.S. Department of Justice Body Worn Camera Pilot Implementation Program (#16315), referred to Public Safety and Transportation Committee.

COMMUNICATIONS TO BE REFERRED TO COMMITTEES CONTINUED:

- 164-17** Communication from Central Grants re: Grant Submission: U.S. Department of Justice Edward Byrne Memorial Justice Assistance Grant (JAG) for FY 2018 Local Solicitation (#19312), referred to Public Safety and Transportation Committee.
- 165-17** Communication from OPED re: Proposed Resolution concerning the Purchase of Bridgeport Housing Authority Property located on Broad Street and Bounded by South Frontage Road, Lafayette Street and the former Allen Street, referred to Economic and Community Development and Environment Committee.

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

- 159-17** Resolution presented by Council Member(s) Smith and Newton re: Proposed request that proper signage be installed in the area of Evers Street at its intersection with Regency Street, Priscilla Street and Sturtevant Place warning pet owners to properly clean-up pet waste or face a \$150.00 fine under Ordinance Section 6.04.040, referred to Board of Police Commissioners.
- 160-17** Resolution presented by Council Member(s) Valle and Nieves re: Proposed request that the intersection of Kossuth and Jane Street be designated as an "All-Way-Stop" with appropriate signage, referred to Board of Police Commission.
- 161-17** Resolution presented by Council Member(s) Langan, Brown, Taylor-Moye, Herron, Spain, Lyons, Martinez & Jackson re: Proposed Amendment to the Municipal Code of Ordinances, Title 6 – Animals, amend to add new Chapter 6.08 – Wild and Exotic Animal Acts, Rides, Performances and Traveling Exhibitions Prohibited, referred to Ordinance Committee.

MATTERS TO BE ACTED UPON (CONSENT CALENDAR):

- *146-17** Contracts Committee Report re: (Ref. #67-13 & 69-16) Addendum to the Current Bargaining Unit Contract with the Bridgeport Firefighters IAFF Local 834.
- *147-17** Contracts Committee Report re: Resolution for the Utilization of Approved Capital Funding to Hire Federal Engineering, Inc. for the City's Land, Mobile and Radio (LMR) Infrastructure Project.
- *140-17** Miscellaneous Matters Committee Report re: Reappointment of Anne M. Cunningham (R) to the Library Board of Directors.
- *141-17** Miscellaneous Matters Committee Report re: Appointment of Eric Torres (U) to the Library Board of Directors.
- *143-17** Miscellaneous Matters Committee Report re: Reappointment of Thomas R. Errichetti (D) to the Library Board of Directors.

MATTERS TO BE ACTED UPON:

- 22-17** Public Safety and Transportation Committee Report re: Reappointment of Daniel S. Roach (D) to the Board of Police Commissioners.

UNFINISHED BUSINESS:

- 90-17** Miscellaneous Matters Committee Report re: Appointment of Edward J. McLaine (R) to the Zoning Board of Appeals.
- 34-17** Ordinance Committee Report re: (Ref. #141-16) Resolution regarding the reversal of the 2017 Amendments to Chapter 3.20 – Tax Incentive Development Program of the Municipal Code of Ordinances.
- 35-17** Ordinance Committee Report re: (Ref. #142-16) Resolution regarding the reversal of the 2017 Amendments to Chapter 3.24 – Affordable Housing Tax Incentive Development Program of the Municipal Code of Ordinances.
- 117-17** Ordinance Committee Report re: Resolution requesting the creation of an Ordinance for the Establishment of the Bridgeport “Percent for Art” Development Program.

THE FOLLOWING NAMED PERSON HAS REQUESTED PERMISSION TO ADDRESS THE CITY COUNCIL ON TUESDAY, SEPTEMBER 4, 2018 AT 6:30 P.M., IN THE CITY COUNCIL CHAMBERS, CITY HALL, 45 LYON TERRACE, BRIDGEPORT, CT.

NAME	SUBJECT
Cecil C. Young 99 Carroll Avenue Bridgeport, CT 06607	Cover-up by Labor Relations.
John Marshall Lee 30 Beacon Street Bridgeport, CT 06605	City Financial.
Christopher J. Taylor 155 Davenport Street Bridgeport, CT 06607	General Info.
Gemeem Davis 1115 Main Street Bridgeport, CT 06604	Good Governance.
Michael Garrett 49 Weber Avenue Bridgeport, CT 06610	The Candidate for ZBA.
Jacquelyn Cauthen 397 Charles Street Bridgeport, CT 06606	Support and space for D.I.V.A.S. Program.

**CITY COUNCIL MEETING
PUBLIC SPEAKING
TUESDAY, SEPTEMBER 4, 2018
6:30 PM
City Council Chambers, City Hall
45 Lyon Terrace
Bridgeport, CT**

Council President Nieves called the Public Speaking session to order at 6:40 p.m.

ROLL CALL

The City Clerk Lydia Martinez called the roll.

- 130th District: Christina Smith, Pete Spain
- 131st District: Denese Taylor-Moye, Jack O. Banta
- 132nd District: Marcus Brown, Kyle Langan
- 133rd District: Michael Defilippo, Jeannette Herron
- 134th District: Michelle Lyons, AmyMarie Vizzo-Paniccia
- 135th District: Rosalina Roman-Christy
- 136th District: Maria Zambrano Viggiano, Alfredo Castillo
- 137th District: Aidee Nieves, Maria Valle
- 138th District: Karen Jackson, Nessah Smith
- 139th District: Ernest Newton, Eneida Martinez

RECEIVED
CITY CLERKS OFFICE
18 SEP 11 PM 1:12
ATTEST
CITY CLERK

A quorum was present.

THE FOLLOWING NAMED PERSON HAS REQUESTED PERMISSION TO ADDRESS THE CITY COUNCIL ON TUESDAY, SEPTEMBER 4, 2018 AT 6:30 P.M., IN THE CITY COUNCIL CHAMBERS, CITY HALL, 45 LYON TERRACE, BRIDGEPORT, CT.

NAME

SUBJECT

Cecil C. Young
99 Carroll Avenue
Bridgeport, CT 06607

Cover-up by Labor Relations.

Mr. Young came forward to speak about assault weapons and drones. He added that the schools should have suggestion boxes in the school where the students can give suggestions and ideas.

Mr. Young then spoke about his 27 and 1/2 years of service and how he was unjustly terminated. He said that the Labor Board was not able to produce evidence that he was justly fired. He mentioned a Bridgeport attorney who Mr. Young claimed committed fraud. The Labor Board has too much power. He said that the Council should instruct the head of the Labor Department to produce the evidence that he was justly terminated. He does not want her opinion, but the

evidence. She is protecting the City, but who is protecting the residents, the tax payers. He is outraged that she can't produce evidence, but only an opinion.

John Marshall Lee
30 Beacon Street
Bridgeport, CT 06605

City Financial.

Bridgeport City Council Members, summer sessions are over, and in Bridgeport the City closed its books in June with a \$2 Million unaudited surplus in the City Operating Budget. Schools have opened including the new \$100 Million Harding H.S. fields and building. \$100 Million was the operating budget for the Police Department this past year...\$50,000,000 for salaries, operational expenses and special services and \$50,000,000 for fringe benefits and bond financing of fringe benefits. It pays for you to look at the numbers, the estimates from labor relations and other negotiators, that will have financial impact today and into the future, like the Fire Department approval sought tonight. Open, Accountable, Transparent and Honest...

Frankly, though, I am more concerned with your vote tonight for the Acting Chair of the Police Commission, a man who has served that body for 20 years. His most recent term expired in 2009. Why the rush to re-appoint him in 2018? The file used by researchers in the Police Department offered to Public Safety members contained little or no cautionary current information. Secrecy and accountability cannot co-exist.

In Bridgeport what do I reference? A young attractive woman gained a political appointment as City Attorney receptionist. She had worked with other party stalwarts on Joe Ganim's "second chance" campaign. She had been noticed. Fast forward from 2015 when "noticed" to 2018 when the acting Police commissioner, also a Ganim political appointee found him in his Annex office with two women, 1. His wife and 2. The other woman. Words escalated as they can and do, police were called, and the "other woman" suffered a meltdown, such that a special medical report calling for 72 hour watch at a hospital was issued. Where is this report? Why has any incident report gone undiscovered by the PD, when the story is so well told in City conversations?

The "other woman" is not working for the City at this time, but she is receiving a regular pay check as she did before. Is this sick pay or normal disability treatment? Who authorized taxpayer funds to be spent this way?

Some of you may have heard that "the wife", in this case, visited my home after dark the evening of August 23. She informed me that the story elements were ruining her marriage. She claimed the story untrue. She also revealed that she knew I had been at Police Department records room reviewing incident and action reports. How did she know this? Do some folks in the City have access to levels of service and info that others do not? A short time after she returned to her car that was blocking a traffic lane, Police Sergeant Bruno and other officers came to my door to talk about what had happened.

One week later I visited the PD records desk once again to seek the incident report of the happenings at my home on August 23. A 'call summary report' was filed but the location

indicated was a street corner two lots from my home. The 'call type' was Breach of Peace/Disorderly but there was no indication of complainant-caller, phone # or reporting party, or identity of "involved party". There is a last note, "advised to avoid contact" that was part of Sgt. Bruno's conversation that he was going to advise the wife in question. Open, Accountable, Transparent and Honest????

We are no longer talking about Little League coaching or PTA representation, are we? Rather it is an attraction or affair that persisted too long and has the public paying for something that was politically motivated initially. Today the story has taken on different motivation. But the recorded responses of, incomplete researching by or observation of other Police Department protocols are called into question profoundly. Compromise? Can I trust that my treatment is equal to that of the Acting chair of the Police Commission? Do I have police officer numbers on speed dial to avoid being tracked and reported in the system? Has someone pulled all files from the system of people involved?

Deny this action tonight with your vote. This is one necessary step to assist reform of Police Department issues. Time will tell.

Christopher J. Taylor
155 Davenport Street
Bridgeport, CT 06607

General Info.

Mr. Taylor came forward and greeted the Council Members. He said that he was present to let the Council know that he was willing to participate on a Board or Commission. He submitted his resume in late July but had not heard anything back.

Gemeem Davis
1115 Main Street
Bridgeport, CT 06604

Good Governance.

Ms. Gemeem Davis and Ms. Callie Heilmann came forward. Ms. Davis said that she would like Ms. Heilmann to speak in her stead.

Ms. Heilmann said that she was present to thank the Council for passing the anti-corruption resolution. She said that Council Member Newton's resolution for term limits was currently before the Ordinance Committee for consideration.

Ms. Heilmann said that the fact that Mr. Roach holds a six-figure salary position in the current administration and also be a Police Commissioner is a problem. His allegiance is to the Mayor and his job. The Mayor oversees the Police Chief and this is a conflict of interest.

Concentrated power is a sign of an authoritarian government While the Committee thanks Mr. Roach for his service to the City, they request that the Council deny Mr. Roach his re-appointment to the Police Commission.

Michael Garrett
49 Weber Avenue
Bridgeport, CT 06610

The Candidate for ZBA.

Mr. Michael Garrett came forward to speak in opposition of the appointment of Edward J McLaine to the Zoning Board of Appeals. He said that he had distributed copies of a packet of information. The first item was from page 2 of the March 28th Miscellaneous Matters Committee meeting, which had an item regarding the appointment of Mr. McLaine to the Water Pollution Control Commission. Mr. Garrett said that the local Republican party officials were not informed of his intentions. This was a problem because Mr. McLaine was a City Sheriff, which is a conflict of interest since he would be serving summons to residents who were being sued by the WPCA. This was uncovered by the City Attorney's Office.

The Miscellaneous Matters Committee rescheduled their meeting for May 19th and Mr. McLaine was listed as a candidate for the Zoning Board of Appeals. Mr. Garrett said that during that meeting, Council Member McCarthy had asked Mr. McLaine if he had any zoning issues in the past. Mr. McLaine had responded that there were no issues. However, during the background check, a zoning issue was discovered at his place of business. Mr. McLaine then went to the ZBA to request a variance for his business in August of 2018. Mr. Garrett then outlined the events that occurred during the ZBA hearing and reviewed the definition of a hardship with the Council Members. He went on to claim that the ZBA decision had nothing to do with the hardship. Mr. Garrett then said that in summary, the ZBA was required to review the land use of every application.

Mr. Garrett said that the Republican Party does not recognize Mr. McLaine as their candidate for the Zoning Board of Appeals. He concluded by saying that he hoped that the Council would not approve the appointment of Mr. McLaine to the Zoning Board of Appeals.

Jacquelyn Cauthen
397 Charles Street
Bridgeport, CT 06606

Support and space for
D.I.V.A.S. Program.

Council President Nieves called Ms. Cauthen's name. There was no response. She repeated her call two more times with no response.

Jorge Cruz
Black Rock Avenue
Bridgeport, CT

Mr. Jorge Cruz came forward and spoke about the fact that the residents are putting their garbage cans on the streets or on the sidewalks. They are not being picked up from the street and are full to overflowing.

Mr. Cruz then spoke about an issue concerning Mr. Danny Pizzaro and the removal of a 30-foot long trash container. Mr. Cruz said that they were living in a City that was basically dirty. Mr. Cruz said that he was still waiting for Mr. Pizzaro to call him back about this problem. The

garbage cans in the street are blocking parking and traffic. Mr. Cruz said that when the Traffic Division spoke with someone that had the cans in the street, the police officer told the individual that Mr. Cruz was the one who had complained. No wonder people don't want to call the police about drug deals or other issues.

ADJOURNMENT

Council President Nieves closed the public speaking portion at 7:13 p.m.

Respectfully submitted,

S. L. Soltes
Telesco Secretarial Services

CITY OF BRIDGEPORT
CITY COUNCIL MEETING
TUESDAY, SEPTEMBER 4, 2018

7:00 PM

City Council Chambers, City Hall - 45 Lyon Terrace
Bridgeport, Connecticut

Council President Nieves called the City Council to order at 7:25 p.m.

PRAYER

Council President Nieves requested Council Member Newton to lead those present in prayer.

PLEDGE OF ALLEGIANCE

Council President Nieves requested Council Member Langan to lead those present in reciting the Pledge of Allegiance.

ROLL CALL

The City Clerk called the roll.

130th District: Christina Smith, Pete Spain
131st District: Denese Taylor-Moye, Jack O. Banta
132nd District: Marcus Brown, Kyle Langan
133rd District: Michael Defilippo, Jeannette Herron
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A quorum was present.

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Mayoral and City Council Citation(s): Recognizing the 15th Anniversary of the Bridgeport Caribe Youth Leaders (BCYL).

The representatives of the "Bridgeport Caribe 12U Baseball Team" and "Bridgeport Caribe Youth Leaders (BCYL)" were called forward and presented with both Mayoral and City Council Citations recognizing their contributions to the City of Bridgeport.

Mayoral and City Council Citation(s): Recognizing PSEG Power Connecticut for its Commitment to the Community and Economic Leadership with Construction of the New State-of-the-Art Unit 5 Project and PSEG Ready2Work Program.

The representatives of the "PSEG Ready2Work Program" were called forward and presented with both Mayoral and City Council Citations recognizing their contributions to the City with Construction of the New State-of-the-Art Unit 5 Project and PSEG Ready2Work Program.

MINUTES FOR APPROVAL:

Approval of City Council Minutes: July 2, 2018

**** COUNCIL MEMBER TAYLOR-MOYE MOVED TO APPROVE THE CITY COUNCIL MINUTES FOR JULY 2, 2018.**

**** COUNCIL MEMBER BROWN SECONDED.**

**** THE MOTION TO APPROVE THE CITY COUNCIL MINUTES FOR JULY 2, 2018 AS SUBMITTED PASSED WITH EIGHTEEN (18) IN FAVOR (SPAIN, TAYLOR-MOYE, BANTA, BROWN, LANGAN, DEFILIPPO, HERRON, LYONS, VIZZO-PANICCIA, ROMAN CHRISTY, ZAMBRANO VIGGIANO, CASTILLO, NIEVES, VALLE, JACKSON, N. SMITH, NEWTON AND MARTINEZ) AND ONE (1) ABSTENTION (C. SMITH).**

COMMUNICATIONS TO BE REFERRED TO COMMITTEES:

157-17 Communication from OPED re: Proposed Resolution Authorizing Disposition of City-Owned Properties (5) by Auction, by Sale to Abutter or by Sale to Community Based Housing Development Corporations and Request to Order a Public Hearing Relative to the Same, referred to Economic and Community Development and Environment Committee.

158-17 Communication from Tax Collector re: Refund of Excess Payments – Re: LERETA, referred to Miscellaneous Matters Committee.

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163-17 Communication from Central Grants re: Grant Submission: Subrecipient Agreement with City of Stamford for a 2015 U.S. Department of Justice Body Worn Camera Pilot Implementation Program (#16315), referred to Public Safety and Transportation Committee.

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161-17 Resolution presented by Council Member(s) Langan, Brown, Taylor-Moye, Herron, Spain, Lyons, Martinez & Jackson re: Proposed Amendment to the Municipal Code of Ordinances, Title 6 – Animals, amend to add new Chapter 6.08 – Wild and Exotic Animal Acts, Rides, Performances and Traveling Exhibitions Prohibited, referred to Ordinance Committee.

**** COUNCIL MEMBER MARTINEZ MOVED TO COMBINE BOTH THE COMMUNICATION TO BE REFERRED TO COMMITTEES AND THE RESOLUTIONS TO BE REFERRED TO BOARDS, COMMISSIONS, ETC. FOR APPROVAL.**

**** COUNCIL MEMBER LYONS SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

***146-17** CONTRACTS COMMITTEE REPORT RE: (REF. #67-13 & 69-16) ADDENDUM TO THE CURRENT BARGAINING UNIT CONTRACT WITH THE BRIDGEPORT FIREFIGHTERS IAFF LOCAL 834.

MATTERS TO BE ACTED UPON (CONSENT CALENDAR):

***147-17** Contracts Committee Report re: Resolution for the Utilization of Approved Capital Funding to Hire Federal Engineering, Inc. for the City’s Land, Mobile and Radio (LMR) Infrastructure Project.

***140-17** Miscellaneous Matters Committee Report re: Reappointment of Anne M. Cunningham (R) to the Library Board of Directors.

***141-17 Miscellaneous Matters Committee Report re: Appointment of Eric Torres (U) to the Library Board of Directors.**

***143-17 Miscellaneous Matters Committee Report re: Reappointment of Thomas R. Errichetti (D) to the Library Board of Directors.**

***118-17 Budget and Appropriations Committee Report re: Municipal Suspense Tax Book.**

Council President Nieves asked if there was any Council Member who would like to remove an item from the Consent Calendar. Council Member Martinez requested that Agenda Items 140-17 and 141-17 be removed. Council Member Newton requested that Agenda Item 143-17 be removed. Council Member Spain requested that Agenda Item 146-17 be removed.

146-17 Contracts Committee Report re: (Ref. #67-13 & 69-16) Addendum to the Current Bargaining Unit Contract with the Bridgeport Firefighters IAFF Local 834.

Council Member Spain asked what the price tag was for the item. Council Member Newton said that it was his understanding that there were three or four fire fighters that would like to be a part of the State program. The City negotiated a contract allowing these individuals to be part of the larger group. Chief Thode said that this was part of a negotiated contract and this had been agreed upon. It is not an opened ended agreement.

Council Member Spain asked how many firefighters would be involved. Chief Thode said there were 17 individuals involved. All the eligible firefighters are in their late 50's. Previously, someone could be hired and work for 5 years before retiring with the State mandated pension.

**** COUNCIL MEMBER NEWTON MOVED TO RETURN AGENDA ITEM 146-17 CONTRACTS COMMITTEE REPORT RE: (REF. #67-13 & 69-16) ADDENDUM TO THE CURRENT BARGAINING UNIT CONTRACT WITH THE BRIDGEPORT FIREFIGHTERS IAFF LOCAL 834 ONTO THE CONSENT CALENDAR.**

**** COUNCIL MEMBER MARTINEZ SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

The City Clerk then read the remaining consent agenda items into the record.

**** COUNCIL MEMBER ROMAN CHRISTY MOVED TO APPROVE THE FOLLOWING CONSENT CALENDAR:**

118-17 BUDGET AND APPROPRIATIONS COMMITTEE REPORT RE: MUNICIPAL SUSPENSE TAX BOOK.

146-17 CONTRACTS COMMITTEE REPORT RE: (REF. #67-13 & 69-16) ADDENDUM TO THE CURRENT BARGAINING UNIT CONTRACT WITH THE BRIDGEPORT FIREFIGHTERS IAFF LOCAL 834.

147-17 CONTRACTS COMMITTEE REPORT RE: RESOLUTION FOR THE UTILIZATION OF APPROVED CAPITAL FUNDING TO HIRE FEDERAL ENGINEERING, INC. FOR THE CITY'S LAND, MOBILE AND RADIO (LMR) INFRASTRUCTURE PROJECT.

**** COUNCIL MEMBER CASTILLO SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

140-17 Miscellaneous Matters Committee Report re: Reappointment of Anne M. Cunningham (R) to the Library Board of Directors.

141-17 Miscellaneous Matters Committee Report re: Appointment of Eric Torres (U) to the Library Board of Directors.

143-17 Miscellaneous Matters Committee Report re: Reappointment of Thomas R. Errichetti (D) to the Library Board of Directors.

Council Member Vizzo-Paniccia said that all three candidates were present at the Miscellaneous Matters Committee meeting and that many questions were asked and answered.

Council Member Taylor-Moye said that she had been at the meeting also and all of the candidates had answered everything they were asked.

Council Member Zambrano Viggiano said that she felt that while the individuals were very qualified but there was no bench of developing leadership. She said that she wanted to challenge the Board Members to continue using the excuse that there were no candidates that were willing to serve. The City deserves better.

Council Member Roman-Christy said that she had been a member of the Library Board for a year and a half and knew how much time these individuals had put in large amounts of time for the projects.

Council Member Newton said that it was not about the amount of time that individuals put into a board or commission. Council Member Newton said that it was not a judgeship and the City has the most antiquated system. The City Council has to come up with a system that is fair and the current system has been broken for a long time. The question is not about someone doing their job, but how long someone should serve. There are Commissioners who haven't been re-appointed in 10, 15 or 20 years. Someone has to do something.

A roll call vote was requested. Attorney Anastasi cited the Council Rules regarding the roll call votes and reminded everyone that the Council has no role in selecting Library Board candidates.

Council Member Taylor-Moye then said she knew that her district had done its due diligence in bringing people forward and added that when a candidate fails to be re-elected, it limits his or her terms.

140-17 Miscellaneous Matters Committee Report re: Reappointment of Anne M. Cunningham (R) to the Library Board of Directors.

**** COUNCIL MEMBER MARTINEZ MOVED AGENDA ITEM 140-17 MISCELLANEOUS MATTERS COMMITTEE REPORT RE: REAPPOINTMENT OF ANNE M. CUNNINGHAM (R) TO THE LIBRARY BOARD OF DIRECTORS.**

**** COUNCIL MEMBER JACKSON SECONDED.**

**** THE MOTION TO APPROVE AGENDA ITEM 140-17 MISCELLANEOUS MATTERS COMMITTEE REPORT RE: REAPPOINTMENT OF ANNE M. CUNNINGHAM (R) TO THE LIBRARY BOARD OF DIRECTORS PASSED WITH EIGHTEEN (18) IN FAVOR (C. SMITH, SPAIN, TAYLOR-MOYE, BANTA, BROWN, LANGAN, DEFILIPPO, HERRON, LYONS, VIZZO-PANICCIA, ROMAN CHRISTY, ZAMBRANO VIGGIANO, CASTILLO, NIEVES, VALLE, JACKSON, N. SMITH AND MARTINEZ) AND ONE (1) OPPOSED (NEWTON).**

141-17 Miscellaneous Matters Committee Report re: Appointment of Eric Torres (U) to the Library Board of Directors.

**** COUNCIL MEMBER MARTINEZ MOVED AGENDA ITEM 141-17 MISCELLANEOUS MATTERS COMMITTEE REPORT RE: APPOINTMENT OF ERIC TORRES (U) TO THE LIBRARY BOARD OF DIRECTORS.**

**** COUNCIL MEMBER JACKSON SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

143-17 Miscellaneous Matters Committee Report re: Reappointment of Thomas R. Errichetti (D) to the Library Board of Directors.

**** COUNCIL MEMBER MARTINEZ MOVED AGENDA ITEM 143-17 MISCELLANEOUS MATTERS COMMITTEE REPORT RE: REAPPOINTMENT OF THOMAS R. ERRICHETTI (D) TO THE LIBRARY BOARD OF DIRECTORS.**

**** COUNCIL MEMBER JACKSON SECONDED.**

**** THE MOTION TO APPROVE AGENDA ITEM 143-17 MISCELLANEOUS MATTERS COMMITTEE REPORT RE: REAPPOINTMENT OF THOMAS R. ERRICHETTI (D) TO THE LIBRARY BOARD OF DIRECTORS PASSED WITH EIGHTEEN (18) IN FAVOR (C. SMITH, SPAIN, TAYLOR-MOYE, BANTA, BROWN, LANGAN, DEFILIPPO, HERRON, LYONS, VIZZO-PANICCIA, ROMAN CHRISTY, ZAMBRANO VIGGIANO, CASTILLO, NIEVES, VALLE, JACKSON, N. SMITH AND MARTINEZ) AND ONE (1) OPPOSED (NEWTON).**

MATTERS TO BE ACTED UPON:

22-17 Public Safety and Transportation Committee Report re: Reappointment of Daniel S. Roach (D) to the Board of Police Commissioners.

**** COUNCIL MEMBER CASTILLO MOVED AGENDA ITEM 22-17 PUBLIC SAFETY AND TRANSPORTATION COMMITTEE REPORT RE: REAPPOINTMENT OF DANIEL S. ROACH (D) TO THE BOARD OF POLICE COMMISSIONERS.**

**** COUNCIL MEMBER HERRON SECONDED.**

**** COUNCIL MEMBER SPAIN MOVED TO HAVE A ROLL CALL VOTE.**

**** COUNCIL MEMBER NEWTON SECONDED.**

Attorney Anastasi said that there was no vote required to request a roll call vote. Council Member Langan said that he was present when Mr. Roach was questioned during the Public Safety and Transportation Committee but did not get to ask all of his questions. He then said that he believed that the Commission should be extremely pro-active, but Mr. Roach said that the purpose of the Commission was a role of review.

Council Member Langan said there are massive conflicts of interest. He is receiving a significant salary from the City and there is a search for the Police Chief underway. Council Member Langan stated that Atty. Anastasi said at the meeting that the Commission did not have a role in this, but later corrected himself in an email. Attorney Anastasi explained in a subsequent email that the Charter states that if the Mayor does not take action within 60 or 90 days, it will start to come to the Commission for approval.

There are plenty of people who want to participate, but the Commission continues to re-appoint. Council Member Langan's constituents want change in the police department, but there are four Commissioners who are being re-appointment. 20 years is too long to serve. He stated that while he would applaud Mr. Roach's desire to serve, he would be voting against this appointment.

Attorney Anastasi said he wanted to clarify that Connecticut General Statutes expressly permits employees to serve on Commissions and Committees with some clearly limited exceptions – Land Use bodies, the Board of Finance, or Boards and Commission that supervise the employee, such as having an active police officer on the Police Commission.

Attorney Anastasi said that the Mayor's authority to make an appointment within 60 days of selection. He said that he could not understand why the Mayor would not appoint a Chief and have the Police Commission Chairman do it. Council Member Langan objected as this was Attorney Anastasi's opinion. Council Member Lyons said that she would like to have a conversation with the potential candidates for the various Commissions.

Council Member Taylor-Moye said that she agreed with Council Member Lyons that this appears to be focused on one commission and one individual. The Council Members need to sit down and set some goals for the Commission before re-appointments happen.

Council Member Martinez said that she wanted to move the question. Council President Nieves said that she would take the two last questions.

Council Member Newton said that just because the State says one can do something doesn't make it right. While Council Member Taylor-Moye mentioned God, but Scripture says that you cannot serve two masters. He wanted to know what would justify re-appointing an individual for 20 years. There is nothing that anyone on the Council that could justify someone making six figures and serving on the Police Commission.

A Charter revision change should be done that indicates once someone is appointed they serve until they die. This is not a judgeship. They should change the title to Judgeship instead of Commissioner. Council Member Langan said that everyone has to take off their blinders. The public outcry has been unusually. He added that he was speaking out against the Trumpian witch hunt. Every Commissioner is involved in the same process.

**** THE MOTION TO APPROVE 22-17 PUBLIC SAFETY AND TRANSPORTATION COMMITTEE REPORT RE: REAPPOINTMENT OF DANIEL S. ROACH (D) TO THE BOARD OF POLICE COMMISSIONERS PASSED WITH TWELVE (12) IN FAVOR (TAYLOR-MOYE, BANTA, BROWN, DEFILIPPO, HERRON, LYONS, VIZZO-PANICCIA, ROMAN CHRISTY, CASTILLO, NIEVES, N. SMITH AND MARTINEZ) AND SEVEN (7) OPPOSED (C. SMITH, SPAIN, LANGAN, ZAMBRANO VIGGIANO, VALLE, JACKSON, AND NEWTON).**

**** COUNCIL MEMBER NEWTON MOVED SUSPEND THE RULES TO ADD AN ITEM TO REFER TO THE CONTRACTS COMMITTEE.**

**** COUNCIL MEMBER N. SMITH SECONDED.**

**** THE MOTION SUSPEND THE RULES TO ADD AN ITEM TO REFER TO THE CONTRACTS COMMITTEE PASSED UNANIMOUSLY.**

**** COUNCIL MEMBER NEWTON MOVED TO REFER A REQUEST BY THE FIRE DEPARTMENT PURSUANT TO AND IN ACCORDANCE WITH C.G.S. 7-430 AND THEIR COLLECTIVE BARGAINING AGREEMENT, FIRE FIGHTERS LOCAL 834, THAT ZYGMUNT MYSLIWIEC, NOW HAVING OR SOON TO ATTAIN THE AGE OF SIXTY-FIVE YEARS, REMAIN EMPLOYED IN THE CITY FOR ANOTHER YEAR TO THE CONTRACTS COMMITTEE.**

**** COUNCIL MEMBER SPAIN SECONDED. (ITEM #166-17)**

Chief Thode came forward and explained that this particular issue arose because one of the firefighters was away on vacation and then his physician was also out of town. The paperwork was cleared earlier in the day. The approval must be done before the firefighter's birthday which is in early October.

**** THE MOTION PASSED UNANIMOUSLY.**

UNFINISHED BUSINESS:

90-17 Miscellaneous Matters Committee Report re: Appointment of Edward J. McLaine (R) to the Zoning Board of Appeals.

34-17 Ordinance Committee Report re: (Ref. #141-16) Resolution regarding the reversal of the 2017 Amendments to Chapter 3.20 – Tax Incentive Development Program of the Municipal Code of Ordinances.

35-17 Ordinance Committee Report re: (Ref. #142-16) Resolution regarding the reversal of the 2017 Amendments to Chapter 3.24 – Affordable Housing Tax Incentive Development Program of the Municipal Code of Ordinances.

117-17 Ordinance Committee Report re: Resolution requesting the creation of an Ordinance for the Establishment of the Bridgeport “Percent for Art” Development Program.

**** COUNCIL MEMBER MARTINEZ MOVED TO CONSOLIDATE THE FOLLOWING ITEMS AND TABLE AND REFER THEM BACK TO COMMITTEE:**

90-17 MISCELLANEOUS MATTERS COMMITTEE REPORT RE: APPOINTMENT OF EDWARD J. MCLAINE (R) TO THE ZONING BOARD OF APPEALS.

34-17 ORDINANCE COMMITTEE REPORT RE: (REF. #141-16) RESOLUTION REGARDING THE REVERSAL OF THE 2017 AMENDMENTS TO CHAPTER 3.20 – TAX INCENTIVE DEVELOPMENT PROGRAM OF THE MUNICIPAL CODE OF ORDINANCES.

35-17 ORDINANCE COMMITTEE REPORT RE: (REF. #142-16) RESOLUTION REGARDING THE REVERSAL OF THE 2017 AMENDMENTS TO CHAPTER 3.24 – AFFORDABLE HOUSING TAX INCENTIVE DEVELOPMENT PROGRAM OF THE MUNICIPAL CODE OF ORDINANCES.

117-17 ORDINANCE COMMITTEE REPORT RE: RESOLUTION REQUESTING THE CREATION OF AN ORDINANCE FOR THE ESTABLISHMENT OF THE BRIDGEPORT “PERCENT FOR ART” DEVELOPMENT PROGRAM.

**** COUNCIL MEMBER HERRON SECONDED.**

**** THE MOTION PASSED WITH SIXTEEN (16) IN FAVOR (C. SMITH, TAYLOR-MOYE, BANTA, DEFILIPPO, HERRON, LYONS, VIZZO-PANICCIA, ROMAN CHRISTY, ZAMBRANO VIGGIANO, CASTILLO, NIEVES, VALLE, JACKSON, N. SMITH, MARTINEZ AND NEWTON) AND THREE (3) OPPOSED (SPAIN, BROWN, AND LANGAN).**

ADJOURNMENT

**** COUNCIL MEMBER N. SMITH MOVED TO ADJOURN.**

**** COUNCIL MEMBER JACKSON SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

The meeting adjourned 8:54 p.m.

Respectfully submitted,

S. L. Soltes
Telesco Secretarial Service

City of Bridgeport
City Council
Regular Meeting
September 4, 2018



City of Bridgeport
OFFICE OF PLANNING & ECONOMIC DEVELOPMENT

Margaret E. Morton Government Center
999 Broad Street, Bridgeport, Connecticut 06604

JOSEPH P. GANIM
Mayor

COMM. #157-17 Ref'd to ECD&E Committee
on 9/4/2018

THOMAS F. GILL
Director

WILLIAM J. COLEMAN
Deputy Director

City Clerk
45 Lyons Terrace
Bridgeport, CT 06605

August 07, 2018

Re: Resolution Authorizing Disposition of City Owned Property to Abutter
Request for a Public Hearing Relative to the Same

Dear City Clerk:

Please find attached for your review and consideration a resolution authoring the disposition of five City-owned properties please also find individual parcel locator maps and parcel data sheets for the Properties.

Disposition of City-Owned Parcels

NUMBER	ADDRESS	HOUSE TYPE	Block/Lot	Recommendation
31-33	Ridge Avenue	Lot	405-27	Sell
95-37	Ridge Avenue	Lot	405-28	Sell
99-103	Ridge Avenue	Lot	405-29	Sell
119	Davenport Street	Lot	649-12	Sell
103	Stillman Street	COMM-Building	614-8/B	Sell

Thank You.

Sincerely,

Max Rerez
Director of Business Development

CC: Mayor Ganim
John Gomes, Deputy CAO
Thomas Gill, Director OPED
Atty. R. Liskov, City Attorney
B Coleman, Director, Deputy Director OPED

RECEIVED
CITY CLERKS OFFICE
18 AUG -7 PM 3:55
TEST
CITY CLERK

A Resolution Authorizing the Disposition of Certain City-Owned Properties by Auction, by Sale to Abutter, or by Sale to Community Based Housing Development Corporations

WHEREAS, over time by foreclosure and other conveyances, property comes to the ownership of the City of Bridgeport, much of which is blighted and deteriorated;

WHEREAS, the Bridgeport City Council has the legal authority to approve the disposition of City-owned property; and

WHEREAS, the five properties listed in this resolution have been approved for disposition by the City Planning and Zoning Commission and subsequently by the City Hall Committee; and

WHEREAS, certain City-owned properties are located between two abutting property owners and consist of small silvers or non-buildable lots such that the best strategy for disposing of such properties would be to transfer them to an abutting property owner for the highest offer available thereby adding value to the abutting property while adding to the City's tax base and decreasing the City's ongoing maintenance responsibilities; and

WHEREAS, certain City properties lend themselves to redevelopment for small scale infill housing development and affordable housing development, such as is constructed by various community-based housing development organizations; and

WHEREAS, certain City properties may be of such value that it would be in the City's financial interest to offer them at public auction to the highest responsible bidder;

NOW THEREFORE BE IT RESOLVED, that with respect to the following six properties listed within this resolution, the Mayor and/or the Director of OPED or their Designee is authorized to sale, lease, transfer or otherwise dispose of said properties by any of the three following methods:

- 1) Public Auction to the Responsible Bidder
- 2) Direct Sale to an Abutter Making the Responsible Offer
- 3) Direct Sale to a Responsible Community Based Housing Development Corporation, provided such Corporation agrees to pay full taxes on such Property;

BE IT FURTHER RESOLVED that the Mayor and/or the Director of the Office of Planning and Economic Development, or their respective designees, are hereby authorized to take all necessary actions and to do any and all necessary and appropriate things in furtherance of the objectives of this resolution.

NUMBER	ADDRESS	HOUSE TYPE	Block/Lot	Recommendation
91-93	Ridge Avenue	Lot	405-27	Sell
95-97	Ridge Avenue	Lot	405-28	Sell
99-103	Ridge Avenue	Lot	405-29	Sell
119	Davenport Street	Lot	649-12	Sell
105	Stillman Street	Comm-Building	614-6/B	Sell

Attached please find individual parcel locator maps and parcel data sheets for all of these disposition parcels.

91 RIDGE AV #93

Location 91 RIDGE AV #93

Mblu 21/ 405/ 27/ /

Acct# EA-0068535

Owner BRIDGEPORT CITY OF

Assessment \$24,350

Appraisal \$34,780

PID 2682

Building Count 1

Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2017	\$0	\$34,780	\$34,780

Assessment			
Valuation Year	Improvements	Land	Total
2017	\$0	\$24,350	\$24,350

Owner of Record

Owner BRIDGEPORT CITY OF
Co-Owner
Address 45 LYON TER
 BRIDGEPORT, CT 06604

Sale Price \$0
Certificate
Book & Page 3512/ 248
Sale Date 01/25/1996
Instrument

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
BRIDGEPORT CITY OF	\$0		3512/ 248		01/25/1996
TROJANOWSKI JANET	\$0		2872/ 122		01/25/1991
TROJANOWSKI MARC & DAVID	\$0		2757/ 331		01/16/1990
TROJANOWSKI MARC &	\$0		2656/ 163		05/05/1989
TROJANOWSKI MARC & DAVID	\$175,000		2542/ 210		08/16/1988

Building Information

Building 1 : Section 1

Year Built:
Living Area: 0
Replacement Cost: \$0
Building Percent
Good:
Replacement Cost
Less Depreciation: \$0

Building Photo

Building Attributes

Field	Description
Style	Vacant Land
Model	
Grade:	
Stories:	
Occupancy:	
Exterior Wall 1:	
Exterior Wall 2:	
Roof Structure:	
Roof Cover:	
Interior Wall 1:	
Interior Wall 2:	
Interior Flr 1:	
Interior Flr 2	
Heat Fuel:	
Heat Type:	
AC Type:	
Total Bedrooms	
Total Full Baths	
Total Half Baths	
Total Xtra Fixtrs:	
Total Rooms	
Bath Style:	
Kitchen Style:	
Fireplaces	
Fin Bsmt Area	
Fin Bsmt Quality	
Bsmt Garages	



(<http://images.vgsi.com/photos2/BridgeportCTPhotos//\00\09\53\79.jpg>)

Building Layout

(<http://images.vgsi.com/photos2/BridgeportCTPhotos//Sketches/>)

Building Sub-Areas (sq ft)	Legend
No Data for Building Sub-Areas	



Extra Features

Extra Features	Legend
No Data for Extra Features	

Land

Land Use

Use Code	921
Description	Mun Lnd Res
Zone	RC
Neighborhood	0580
Alt Land Appr	No

Land Line Valuation

Size (Acres)	0.03
Frontage	0
Depth	0
Assessed Value	\$24,350
Appraised Value	\$34,780

Category

Outbuildings

Outbuildings	Legend
No Data for Outbuildings	

Valuation History

Appraisal			
Valuation Year	Improvements	Land	Total
2017	\$0	\$34,780	\$34,780
2016	\$0	\$34,780	\$34,780
2015	\$0	\$34,780	\$34,780

Assessment			
Valuation Year	Improvements	Land	Total
2017	\$0	\$24,350	\$24,350
2016	\$0	\$24,350	\$24,350
2015	\$0	\$24,350	\$24,350

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APPRAISAL REPORT
OWNED BY
City of Bridgeport

LOCATED AT
91-99 Ridge Avenue
Bridgeport, Connecticut

THIS REPORT IS WRITTEN AT THE REQUEST OF:

Mr. Max Perez
Director of Business Development
City of Bridgeport
Office of Planning & Economic Development
999 Broad Street
Bridgeport, CT 06604

BY

VIMINI VALUATION SERVICES, LLC.
REAL ESTATE APPRAISERS AND ANALYSTS
BRIDGEPORT, CONNECTICUT



VINI VALUATION SERVICES, LLC
REAL ESTATE
SINCE 1984

June 12, 2018

Mr. Max Perez
Director of Business Development
City of Bridgeport
Office of Planning & Economic Development
999 Broad Street
Bridgeport, CT 06604

Re: 91 Ridge Avenue, Bridgeport, CT
95 Ridge Avenue, Bridgeport, CT
99 Ridge Avenue, Bridgeport, CT

Dear Mr Perez:

In accordance with your request to perform an appraisal of the above captioned properties, I submit this appraisal report. The purpose of this appraisal is to estimate the current market value, as of the date of inspection as well as the market value as of May 29, 2018 as defined in subsequent sections of this report. The opinion of value stated in this report is based upon the highest and best use of the properties, and "fee simple" interest ownership.

The undersigned appraiser certifies that this appraisal report has been prepared in conformance with the Uniform Standard of Professional Appraisal Practice (USPAP), and conforms to the standards of the Appraisal Institute. It is assumed that the reader of this report has a basic understanding of appraisal methodology and real estate.

The subject property consists of three adjoining lots located in the south end of the city; more specifically located along the southeast side of Ridge Avenue between Rennell Court and Walnut Street. The lots are pre-existing, non-conforming parcels in regards to zoning, and therefore would require municipal approvals for development. Each lot measures approximately .068 acres in size with 33 feet of street frontage and a level topography. Zoning is R-C (residential) and each site lacks any improvements. Sites are vacant, with sidewalk along their frontages.

In the preparation of this report, municipal land records were checked and market data researched and analyzed. Observation of the property was performed from the street on May 29, 2018. Our opinions discussed throughout this report are based on, and limited to, those observations of the property.

Based on this inspection, and the investigation and analysis of the data secured, it is my opinion that the Market Value of the **fee simple estate** of the property is as follows:

As of May 29, 2018, is the amount of:

91 Ridge Avenue, Bridgeport, CT	\$10,000.00
95 Ridge Avenue, Bridgeport, CT	\$10,000.00
99 Ridge Avenue, Bridgeport, CT	\$10,000.00

AGGREGATE VALUE
Thirty Thousand Dollars
(\$30,000.00)*

Market value derived herein is based on that of a current sale; one occurring within a reasonable exposure time of twelve months. Reasonable exposure time inherent in the market value concept is presumed to precede the effective date of the appraisal. Appropriate market time is forecasted to occur within twelve months subsequent to the date of appraisal.

* *The appraiser is unaware of any studies of the soil content, and has no knowledge as to whether the subject property may be affected by Connecticut Public Act 85-443 (super lien law) or Public Act 84-535 (an act concerning clarifications of permits for hazardous liability resulting from any soil contamination due to the storage of hazardous waste). This appraisal report and the value estimates contained herein assume no potential liability resulting from any soil contamination due to the storage of hazardous waste material, automobiles and/or chemical spills which may have occurred on this property over past years. No other evidence of contamination or hazardous material used in the construction or maintenance of any improvements was observed on the date of the inspection, however, the inspection was limited to exterior visual observations. It is also worthy to note that the appraiser is not qualified to detect the existence of substances such as lead, urea-formaldehyde, radon gas, foam insulation, asbestos, or other potentially hazardous waste material that may have an effect on the value of the property. The appraiser reserves the right to amend this report, at an additional fee, pending the findings of any site or environmental assessment report as to the presence of any on-site toxic, hazardous wastes or contaminants that may affect the value of the property.*

Respectively submitted,


Peter A. Viminari, MAI

AERIAL VIEW OF THE PROPERTIES



95 RIDGE AV #97

Location 95 RIDGE AV #97

Mblu 21/ 405/ 28/ /

Acct# RR-0049473

Owner BRIDGEPORT CITY OF

Assessment \$28,970

Appraisal \$41,380

PID 2683

Building Count 1

Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2017	\$0	\$41,380	\$41,380

Assessment			
Valuation Year	Improvements	Land	Total
2017	\$0	\$28,970	\$28,970

Owner of Record

Owner BRIDGEPORT CITY OF
Co-Owner
Address 45 LYON TERRACE
 BRIDGEPORT, CT 06604

Sale Price \$0
Certificate
Book & Page 7323/ 204
Sale Date 01/08/2007
Instrument 14

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
BRIDGEPORT CITY OF	\$0		7323/ 204	14	01/08/2007
RICHARDSON FRED	\$0		2311/ 256		06/12/1987
RICHARDSON FRED & RONALD	\$80,000		2229/ 34		01/12/1987

Building Information

Building 1 : Section 1

Year Built:
Living Area: 0
Replacement Cost: \$0
Building Percent Good:
Replacement Cost Less Depreciation: \$0

Building Photo

Building Attributes	
Field	Description

Style	Vacant Land
Model	
Grade:	
Stories:	
Occupancy:	
Exterior Wall 1:	
Exterior Wall 2:	
Roof Structure:	
Roof Cover:	
Interior Wall 1:	
Interior Wall 2:	
Interior Flr 1:	
Interior Flr 2:	
Heat Fuel:	
Heat Type:	
AC Type:	
Total Bedrooms	
Total Full Baths	
Total Half Baths	
Total Xtra Fixtrs:	
Total Rooms	
Bath Style:	
Kitchen Style:	
Fireplaces	
Fin Bsmt Area	
Fin Bsmt Quality	
Bsmt Garages	



(http://images.vgsi.com/photos2/BridgeportCTPhotos//\00\09\53\30.jpg)

Building Layout

(http://images.vgsi.com/photos2/BridgeportCTPhotos//Sketches/

Building Sub-Areas (sq ft)	Legend
No Data for Building Sub-Areas	



Extra Features

Extra Features	Legend
No Data for Extra Features	

Land

Land Use

Use Code	921
Description	Mun Lnd Res
Zone	RC
Neighborhood	0580
Alt Land Appr Category	No

Land Line Valuation

Size (Acres)	0.07
Frontage	0
Depth	0
Assessed Value	\$28,970
Appraised Value	\$41,380

Outbuildings

Outbuildings	Legend
No Data for Outbuildings	

Valuation History

Appraisal			
Valuation Year	Improvements	Land	Total
2017	\$0	\$41,380	\$41,380
2016	\$0	\$41,380	\$41,380
2015	\$0	\$41,380	\$41,380

Assessment			
Valuation Year	Improvements	Land	Total
2017	\$0	\$28,970	\$28,970
2016	\$0	\$28,970	\$28,970
2015	\$0	\$28,970	\$28,970

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Legend

- Parcels
- Streetname
- Roadways
 - Local
 - Collector
 - Minor Collector
 - Minor Arterial
 - Major Collector
 - PA Other
 - PA Other Expwy
 - PA Interstate

141.9 0 70.97 141.9 Feet

WGS_1984_Web_Mercator_Auxiliary_Sphere
Created by Connecticut Metropolitan Council of Governments

This map is a user-generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.
THIS MAP IS NOT TO BE USED FOR NAVIGATION

1 852



APPRAISAL REPORT
OWNED BY
City of Bridgeport

LOCATED AT
91-99 Ridge Avenue
Bridgeport, Connecticut

THIS REPORT IS WRITTEN AT THE REQUEST OF:

Mr. Max Perez
Director of Business Development
City of Bridgeport
Office of Planning & Economic Development
999 Broad Street
Bridgeport, CT 06604

BY

VIMINI VALUATION SERVICES, LLC.
REAL ESTATE APPRAISERS AND ANALYSTS
BRIDGEPORT, CONNECTICUT



VIMINI VALUATION SERVICES, LLC
REAL ESTATE SERVICES
ESTABLISHED 1992

June 12, 2018

Mr. Max Perez
Director of Business Development
City of Bridgeport
Office of Planning & Economic Development
999 Broad Street
Bridgeport, CT 06604

Re: 91 Ridge Avenue, Bridgeport, CT
95 Ridge Avenue, Bridgeport, CT
99 Ridge Avenue, Bridgeport, CT

Dear Mr Perez:

In accordance with your request to perform an appraisal of the above captioned properties, I submit this appraisal report. The purpose of this appraisal is to estimate the current market value, as of the date of inspection as well as the market value as of May 29, 2018 as defined in subsequent sections of this report. The opinion of value stated in this report is based upon the highest and best use of the properties, and "fee simple" interest ownership.

The undersigned appraiser certifies that this appraisal report has been prepared in conformance with the Uniform Standard of Professional Appraisal Practice (USPAP), and conforms to the standards of the Appraisal Institute. It is assumed that the reader of this report has a basic understanding of appraisal methodology and real estate.

The subject property consists of three adjoining lots located in the south end of the city; more specifically located along the southeast side of Ridge Avenue between Rennell Court and Walnut Street. The lots are pre-existing, non-conforming parcels in regards to zoning, and therefore would require municipal approvals for development. Each lot measures approximately .068 acres in size with 33 feet of street frontage and a level topography. Zoning is R-C (residential) and each site lacks any improvements. Sites are vacant, with sidewalk along their frontages.

In the preparation of this report, municipal land records were checked and market data researched and analyzed. Observation of the property was performed from the street on May 29, 2018. Our opinions discussed throughout this report are based on, and limited to, those observations of the property.

Based on this inspection, and the investigation and analysis of the data secured, it is my opinion that the Market Value of the **fee simple estate** of the property is as follows:

As of May 29, 2018, is the amount of:


91 Ridge Avenue, Bridgeport, CT	\$10,000.00
95 Ridge Avenue, Bridgeport, CT	\$10,000.00
99 Ridge Avenue, Bridgeport, CT	\$10,000.00

AGGREGATE VALUE
Thirty Thousand Dollars
(\$30,000.00)*

Market value derived herein is based on that of a current sale; one occurring within a reasonable exposure time of twelve months. Reasonable exposure time inherent in the market value concept is presumed to precede the effective date of the appraisal. Appropriate market time is forecasted to occur within twelve months subsequent to the date of appraisal.

* *The appraiser is unaware of any studies of the soil content, and has no knowledge as to whether the subject property may be affected by Connecticut Public Act 85-443 (super lien law) or Public Act 84-535 (an act concerning clarifications of permits for hazardous liability resulting from any soil contamination due to the storage of hazardous waste). This appraisal report and the value estimates contained herein assume no potential liability resulting from any soil contamination due to the storage of hazardous waste material, automobiles and/or chemical spills which may have occurred on this property over past years. No other evidence of contamination or hazardous material used in the construction or maintenance of any improvements was observed on the date of the inspection, however, the inspection was limited to exterior visual observations. It is also worthy to note that the appraiser is not qualified to detect the existence of substances such as lead, urea-formaldehyde, radon gas, foam insulation, asbestos, or other potentially hazardous waste material that may have an effect on the value of the property. The appraiser reserves the right to amend this report, at an additional fee, pending the findings of any site or environmental assessment report as to the presence of any on-site toxic, hazardous wastes or contaminants that may affect the value of the property.*

Respectively submitted,


Peter A. Vinnino, M.A.I.

AERIAL VIEW OF THE PROPERTIES



99 RIDGE AV #103

Location 99 RIDGE AV #103

Mblu 21/ 405/ 29/ /

Acct# RP-0103770

Owner BRIDGEPORT CITY OF

Assessment \$16,580

Appraisal \$23,690

PID 2684

Building Count 1

Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2017	\$3,000	\$20,690	\$23,690

Assessment			
Valuation Year	Improvements	Land	Total
2017	\$2,100	\$14,480	\$16,580

Owner of Record

Owner BRIDGEPORT CITY OF
Co-Owner
Address 45 LYON TERRACE
 BRIDGEPORT, CT 06604

Sale Price \$0
Certificate
Book & Page 7954/ 315
Sale Date 01/20/2009
Instrument 15

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
BRIDGEPORT CITY OF	\$0		7954/ 315	15	01/20/2009
SANTIAGO JOSE	\$4,000		4627/ 126		06/22/2001
PIERPONT SAMUEL L	\$0		2488/ 176		05/05/1988
PIERPONT SAMUEL L & BRUCE	\$90,000		2348/ 118		08/05/1987

Building Information

Building 1 : Section 1

Year Built:
Living Area: 0
Replacement Cost: \$0
Building Percent
Good:
Replacement Cost
Less Depreciation: \$0

Building Photo

Building Attributes

Field	Description
Style	Outbuildings
Model	
Grade:	
Stories:	
Occupancy:	
Exterior Wall 1:	
Exterior Wall 2:	
Roof Structure:	
Roof Cover:	
Interior Wall 1:	
Interior Wall 2:	
Interior Flr 1:	
Interior Flr 2:	
Heat Fuel:	
Heat Type:	
AC Type:	
Total Bedrooms	
Total Full Baths	
Total Half Baths	
Total Xtra Fixtrs:	
Total Rooms	
Bath Style:	
Kitchen Style:	
Fireplaces	
Fin Bsmt Area	
Fin Bsmt Quality	
Bsmt Garages	



(<http://images.vgsi.com/photos2/BridgeportCTPhotos//\00\09\53\31.jpg>)

Building Layout

 Building layout

(<http://images.vgsi.com/photos2/BridgeportCTPhotos//Sketches/>)

Building Sub-Areas (sq ft)	Legend
No Data for Building Sub-Areas	

Extra Features

Extra Features	Legend
No Data for Extra Features	

Land

Land Use

Use Code	921
Description	Mun Lnd Res
Zone	RC
Neighborhood	0580
Alt Land Appr Category	No

Land Line Valuation

Size (Acres)	0.07
Frontage	0
Depth	0
Assessed Value	\$14,480
Appraised Value	\$20,690

Outbuildings

Outbuildings						Legend
Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
PAV1	Paving Asph			2000 SF	\$3,000	1

Valuation History

Appraisal			
Valuation Year	Improvements	Land	Total
2017	\$3,000	\$20,690	\$23,690
2016	\$3,000	\$20,690	\$23,690
2015	\$3,000	\$20,690	\$23,690

Assessment			
Valuation Year	Improvements	Land	Total
2017	\$2,100	\$14,480	\$16,580
2016	\$2,100	\$14,480	\$16,580
2015	\$2,100	\$14,480	\$16,580

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APPRAISAL REPORT
OWNED BY
City of Bridgeport

LOCATED AT
91-99 Ridge Avenue
Bridgeport, Connecticut

THIS REPORT IS WRITTEN AT THE REQUEST OF:

Mr. Max Perez
Director of Business Development
City of Bridgeport
Office of Planning & Economic Development
999 Broad Street
Bridgeport, CT 06604

BY

VIMINI VALUATION SERVICES, LLC.
REAL ESTATE APPRAISERS AND ANALYSTS
BRIDGEPORT, CONNECTICUT



VIMINI VALUATION SERVICES, LLC
REAL ESTATE
SERVICES

June 12, 2018

Mr. Max Perez
Director of Business Development
City of Bridgeport
Office of Planning & Economic Development
999 Broad Street
Bridgeport, CT 06604

Re: 91 Ridge Avenue, Bridgeport, CT
95 Ridge Avenue, Bridgeport, CT
99 Ridge Avenue, Bridgeport, CT

Dear Mr Perez:

In accordance with your request to perform an appraisal of the above captioned properties, I submit this appraisal report. The purpose of this appraisal is to estimate the current market value, as of the date of inspection as well as the market value as of May 29, 2018 as defined in subsequent sections of this report. The opinion of value stated in this report is based upon the highest and best use of the properties, and "fee simple" interest ownership.

The undersigned appraiser certifies that this appraisal report has been prepared in conformance with the Uniform Standard of Professional Appraisal Practice (USPAP), and conforms to the standards of the Appraisal Institute. It is assumed that the reader of this report has a basic understanding of appraisal methodology and real estate.

The subject property consists of three adjoining lots located in the south end of the city; more specifically located along the southeast side of Ridge Avenue between Rennell Court and Walnut Street. The lots are pre-existing, non-conforming parcels in regards to zoning, and therefore would require municipal approvals for development. Each lot measures approximately .068 acres in size with 33 feet of street frontage and a level topography. Zoning is R-C (residential) and each site lacks any improvements. Sites are vacant, with sidewalk along their frontages.

In the preparation of this report, municipal land records were checked and market data researched and analyzed. Observation of the property was performed from the street on May 29, 2018. Our opinions discussed throughout this report are based on, and limited to, those observations of the property.

Based on this inspection, and the investigation and analysis of the data secured, it is my opinion that the Market Value of the **fee simple estate** of the property is as follows:

As of May 29, 2018, is the amount of:

91 Ridge Avenue, Bridgeport, CT	\$10,000.00
95 Ridge Avenue, Bridgeport, CT	\$10,000.00
99 Ridge Avenue, Bridgeport, CT	\$10,000.00

AGGREGATE VALUE
Thirty Thousand Dollars
(\$30,000.00)*

Market value derived herein is based on that of a current sale; one occurring within a reasonable exposure time of twelve months. Reasonable exposure time inherent in the market value concept is presumed to precede the effective date of the appraisal. Appropriate market time is forecasted to occur within twelve months subsequent to the date of appraisal.

* *The appraiser is unaware of any studies of the soil content, and has no knowledge as to whether the subject property may be affected by Connecticut Public Act 85-443 (super lien law) or Public Act 84-535 (an act concerning clarifications of permits for hazardous liability resulting from any soil contamination due to the storage of hazardous waste). This appraisal report and the value estimates contained herein assume no potential liability resulting from any soil contamination due to the storage of hazardous waste material, automobiles and/or chemical spills which may have occurred on this property over past years. No other evidence of contamination or hazardous material used in the construction or maintenance of any improvements was observed on the date of the inspection, however, the inspection was limited to exterior visual observations. It is also worthy to note that the appraiser is not qualified to detect the existence of substances such as lead, urea-formaldehyde, radon gas, foam insulation, asbestos, or other potentially hazardous waste material that may have an effect on the value of the property. The appraiser reserves the right to amend this report, at an additional fee, pending the findings of any site or environmental assessment report as to the presence of any on-site toxic, hazardous wastes or contaminants that may affect the value of the property.*

Respectively submitted,


Peter A. Vimin, MAI

AERIAL VIEW OF THE PROPERTIES



119 DAVENPORT ST

Location 119 DAVENPORT ST

Mblu 38/ 649/ 12/ /

Acct# E--0012205

Owner BRIDGEPORT CITY OF

Assessment \$18,210

Appraisal \$26,010

PID 4324

Building Count 1

Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2017	\$0	\$26,010	\$26,010

Assessment			
Valuation Year	Improvements	Land	Total
2017	\$0	\$18,210	\$18,210

Owner of Record

Owner BRIDGEPORT CITY OF
Co-Owner
Address 45 LYON TER
 BRIDGEPORT, CT 06604

Sale Price \$0
Certificate
Book & Page 3775/ 97
Sale Date 08/29/1997
Instrument

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
BRIDGEPORT CITY OF	\$0		3775/ 97		08/29/1997
CITY OF BRIDGEPORT	\$0		3871/ 341		08/22/1996
MIKO WILLIAM & DENNIS MIKO	\$0		3543/ 312		04/16/1996

Building Information

Building 1 : Section 1

Year Built:
Living Area: 0
Replacement Cost: \$0
Building Percent Good:
Replacement Cost Less Depreciation: \$0

Building Photo

Building Attributes	
Field	Description

Style	Vacant Land
Model	
Grade:	
Stories:	
Occupancy:	
Exterior Wall 1:	
Exterior Wall 2:	
Roof Structure:	
Roof Cover:	
Interior Wall 1:	
Interior Wall 2:	
Interior Flr 1:	
Interior Flr 2:	
Heat Fuel:	
Heat Type:	
AC Type:	
Total Bedrooms	
Total Full Baths	
Total Half Baths	
Total Xtra Fixtrs:	
Total Rooms	
Bath Style:	
Kitchen Style:	
Fireplaces	
Fin Bsmt Area	
Fin Bsmt Quality	
Bsmt Garages	



(<http://images.vgsi.com/photos2/BridgeportCTPhotos/\00\09\76\51.jpg>)

Building Layout

(<http://images.vgsi.com/photos2/BridgeportCTPhotos//Sketches/>)

Building Sub-Areas (sq ft)	Legend
No Data for Building Sub-Areas	

Extra Features

Extra Features	Legend
No Data for Extra Features	

Land

Land Use

Use Code	921
Description	Mun Lnd Res
Zone	ILI
Neighborhood	1040
Alt Land Appr Category	No

Land Line Valuation

Size (Acres)	0.11
Frontage	0
Depth	0
Assessed Value	\$18,210
Appraised Value	\$26,010

Outbuildings

Outbuildings	Legend
No Data for Outbuildings	

Valuation History

Appraisal			
Valuation Year	Improvements	Land	Total
2017	\$0	\$26,010	\$26,010
2016	\$0	\$26,010	\$26,010
2015	\$0	\$26,010	\$26,010

Assessment			
Valuation Year	Improvements	Land	Total
2017	\$0	\$18,210	\$18,210
2016	\$0	\$18,210	\$18,210
2015	\$0	\$18,210	\$18,210

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City of Bridgeport

My Map



1:852



Legend

- Parcels
- Streetname
- Roadways
- Local
- Collector
- Minor Collector
- Minor Arterial
- Major Collector
- PA Other
- PA Other Expwy
- PA Interstate

141.9 0 70.97 141.9 Feet

WGS_1984_Web_Mercator_Auxiliary_Sphere
Created by Connecticut Metropolitan Council of Governments

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THIS MAP IS NOT TO BE USED FOR NAVIGATION





APPRAISAL OF REAL PROPERTY

LOCATED AT:

119 Davenport St
V:3775 P:97
Bridgeport, CT 06607

FOR:

City of Bridgeport
999 Broad Street
Bridgeport, CT 06604

AS OF:

June 15, 2018

BY:

Daniel Conte
Baldwin Pearson & Company Inc.
10 Middle Street
Bridgeport, CT 06604

Baldwin Pearson & Company Inc.
10 Middle Street
Bridgeport, CT 06604

June 15, 2018

City of Bridgeport
999 Broad Street, Bridgeport, CT
Bridgeport, CT

Re: Property: 119 Davenport St
Bridgeport, CT 06607
Client: City of Bridgeport

In accordance with your request, we have performed an exterior/curbside observation of the above referenced property. The Appraisal Report is attached. Extraordinary Assumptions were used in this assignment.

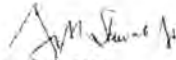
The purpose of this appraisal is to estimate the market value of the property described in this appraisal report, as improved, in unencumbered fee simple title of ownership as of June 15, 2018.

This report is based on a limited analysis of the site and improvements, a locational analysis of the neighborhood and city, and an economic analysis of the market for properties such as the subject. The appraisal was developed and the report was prepared in accordance with the Uniform Standards of Professional Appraisal Practice.

The value conclusions reported are as of the effective date stated in the body of the report and contingent upon the certification and limiting conditions attached. Based on additional considerations as outlined in the report, we have the estimated the value to be:

EIGHT THOUSAND DOLLARS
(\$8,000.00)

Sincerely,



George M. Shawah, Jr., MAI
State of Connecticut
Certified General Appraiser RCG 557

105 STILLMAN ST

Location 105 STILLMAN ST

Mblu 48/ 1616/ 6/B /

Acct# RV-0051860

Owner MTAG SERVICES LLC CUST

Assessment \$159,210

Appraisal \$227,440

PID 13963

Building Count 1

Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2016	\$116,440	\$111,000	\$227,440
Assessment			
Valuation Year	Improvements	Land	Total
2016	\$81,510	\$77,700	\$159,210

Owner of Record

Owner MTAG SERVICES LLC CUST
Co-Owner ET AL
Address 8614 WESTWOOD CTR DR #510
 VIENNA, VA 22182

Sale Price \$62,331
Certificate
Book & Page 9682/ 297
Sale Date 08/21/2017
Instrument 14

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
MTAG SERVICES LLC CUST	\$62,331		9682/ 297	14	08/21/2017
VITTORIO APPOLLONIO & LENOR	\$0		0/ 0		

Building Information

Building 1 : Section 1

Year Built: 1921
Living Area: 9,955
Replacement Cost: \$399,792
Building Percent 28
Good:
Replacement Cost
Less Depreciation: \$111,940

Building Photo

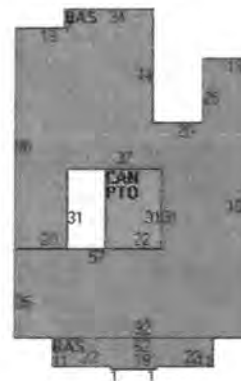
Building Attributes	
Field	Description
STYLE	Warehouse

MODEL	Ind/Comm
Grade:	D+
Stories:	1
Occupancy:	4
Exterior Wall 1:	Concr/CinderBl
Exterior Wall 2:	Brick
Roof Struct:	Flat
Roof Cover:	T+G/Rubber
Interior Wall 1:	Drywall
Interior Wall 2:	
Interior Floor 1:	Concr-Finished
Interior Floor 2:	
Heating Fuel:	Oil
Heating Type:	Hot Air-No Duc
AC Type:	None
Bldg Use:	Industrial Mdl 96
Ttl Rooms:	
Ttl Bedrms:	00
Ttl Baths:	0
Ttl Half Baths:	0
Ttl Xtra Fix:	0
1st Floor Use:	
Heat/AC:	None
Frame Type:	Masonry
Baths/Plumbing:	Average
Ceiling/Wall:	None
Rooms/Prtns:	Average
Wall Height:	10
% Comn Wall:	



(http://images.vgsi.com/photos/BridgeportCTPhotos//\00\07\61\69.JPG)

Building Layout



Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
BAS	First Floor	9,955	9,955
CAN	Canopy	682	0
PTO	Patio	682	0
		11,319	9,955

Extra Features

Extra Features	Legend
No Data for Extra Features	

Land

Land Use

Use Code	300
Description	Industrial Mdl 96
Zone	ILI
Neighborhood	NC3
Alt Land Appr Category	No

Land Line Valuation

Size (Acres)	0.42
Frontage	0
Depth	0
Assessed Value	\$77,700
Appraised Value	\$111,000

Outbuildings

Outbuildings						Legend
Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
PAV1	Paving Asph			3000 SF	\$4,500	1

Valuation History

Appraisal			
Valuation Year	Improvements	Land	Total
2016	\$116,440	\$111,000	\$227,440
2015	\$116,440	\$111,000	\$227,440
2014	\$116,440	\$126,860	\$243,300

Assessment			
Valuation Year	Improvements	Land	Total
2016	\$81,510	\$77,700	\$159,210
2015	\$81,510	\$77,700	\$159,210
2014	\$81,510	\$88,800	\$170,310

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WGS_1984_Web_Mercator_Auxiliary_Sphere
 Created by Connecticut Metropolitan Council of Governments

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 THIS MAP IS NOT TO BE USED FOR NAVIGATION

1:852



- Legend**
- Parcels
 - Streetname
 - Roadways
 - Local
 - Collector
 - Minor Collector
 - Minor Arterial
 - Major Collector
 - PA Other
 - PA Other Expwy
 - PA Interstate



SUMMARY APPRAISAL REPORT

OWNED BY

City of Bridgeport

LOCATED AT

105 Stillman Street
Bridgeport, Connecticut

THIS REPORT IS WRITTEN AT THE REQUEST OF:

Mr. Max Perez

Director of Business Development

City of Bridgeport

Office of Planning & Economic Development

999 Broad Street

Bridgeport, CT 06604

BY

VIMINI ASSOCIATES

REAL ESTATE APPRAISERS AND ANALYSTS

BRIDGEPORT, CONNECTICUT



YIMNI VALUATION SERVICES, LLC
REAL ESTATE SERVICES
SINCE 1965

June 28, 2018

Mr. Max Perez
Director of Business Development
City of Bridgeport
Office of Planning & Economic Development
999 Broad Street
Bridgeport, CT 06604

Re: 105 Stillman Street, Bridgeport, Connecticut

Dear Mr. Perez:

In accordance with your request to perform a valuation of the above captioned property, and issuing my findings to you in summary form, I submit this appraisal report. The purpose of this appraisal is to estimate the current market value, as defined in subsequent sections of this report. The function of this report is reportedly for determining its value for sale. The effective date of this analysis is June 14, 2018, the date of my observation of the property. The opinion of value stated in this report is based on the Sales Comparison approach. Property is most conducive for owner occupancy, and only the Sales Comparison Approach is developed herein. Fee Simple Estate is appropriately determined, as property is vacant and in need of extensive renovations. The undersigned appraisers certify that this appraisal report has been prepared in conformance with the Uniform Standard of Professional Practice (USPAP), and conforms to the standards of the Appraisal Institute.

The subject is located in the east side of the City of Bridgeport, specifically at the intersection of Stillman, Vernon and William Streets. The property consists of a triangular shaped parcel, measuring .28 acres in size (see page 4 of report for explanation of land area discrepancy) and zoned I-LI. The site has a slight slope, and generally consists of asphalt parking and driveways in front facing William Street. Other improvements include sidewalks along Vernon and Stillman Streets. The building consists of a former automotive repair and gasoline pumping station built circa 1921 with subsequent additions over the years. The overall building has a front office section with lavatory, and the back sections have multiple overhead doors for automotive access. Salient features include 10 foot ceiling heights throughout majority of building with slightly higher ceiling heights in the immediate back section facing Vernon Street. The building lacks heat, plumbing, and electrical service and its overall physical condition is rated poor. The original building is reported by the assessor's office to have been constructed in 1921 however the back section appears younger.

APPRAISAL REPORT BY YIMNI VALUATION SERVICES, LLC, A REAL ESTATE BROKER/APPRAISER, MEMBER OF THE NATIONAL ASSOCIATION OF REALTORS

999 BROAD STREET

BRIDGEPORT, CT 06604

TEL: 203.333.0400

FAX: 203.333.0400

Re: 105 Stillman Street,
Bridgeport, Connecticut

page two

Building covers about 82% of the total site area, and there is an overall land to building ratio based upon first floor gross building area; of 1.21:1; therefore there is no excess land area and only allows for limited parking. The building is composed of several sections having overhead doors specifically suited for storage or automotive access; access for larger truck deliveries is difficult. A more detailed description of the property is provided further in this report.

The analysis of the subject property required research of market data through many sources; the appraisers files, commercial data banks, commercial record, local multiple listing service, local brokers and appraisers, as well as the appraisers field review; and the review of city records. From this collection of data, the appraiser determined that the sales comparison approach is most appropriate. This approach is provided in this report. Observation of the property was performed on June 14, 2018

Based on this inspection, and the investigation and analysis of the data secured, it is my opinion that the Market Value of the *Fee Simple Estate* of the property, as of June 14, 2018, is the amount of:

Seventy Thousand Dollars

(\$70,000.00)*

* See below and following page

***Value is IN AN UNCONTAMINATED STATE.** The appraiser is unaware of any studies of the soil content, and has no knowledge as to whether the subject property may be affected by Connecticut Public Act 85-443 (super lien law) or Public Act 84-535 (an act concerning clarifications of permits for hazardous liability resulting from any soil contamination due to the storage of hazardous waste). This appraisal report and the value estimates contained herein assume no potential liability resulting from any soil contamination due to the storage of hazardous waste material, automobiles and/or chemical spills which may have occurred on this property or via contamination from adjoining properties, over past years.

Re: 106 Alice Street,
Bridgeport, Connecticut

page three

The appraiser, however, was not privy to any site assessment, clean-up costs, estimates etc. and thus, could not take these factors into consideration in the analysis, nor reasonably quantify the effect of these conditions or any stigma which may be inherent in the subject property as a result of contamination. It is also worthy to note that the appraiser is not qualified to detect the existence of substances such as lead, urea-formaldehyde, radon gas, foam insulation, asbestos, or other potentially hazardous waste material that may have an effect on property value. The appraiser reserves the right to amend this report, at an additional fee, pending the findings of any site or environmental assessment report as to the presence of any on-site toxic, hazardous wastes or contaminants that may affect the value of the property. *The user of this appraisal report is warned that the value conclusion derived herein, is considered in a clean and uncontaminated state, and that seeking legal, and environmental advice as to the preceding issues is strongly recommended.*

Respectfully submitted,


Peter A. Vignini, MAI



JOSEPH P. GANIM
Mayor

CITY OF BRIDGEPORT
OFFICE OF THE TAX COLLECTOR

45 Lyon Terrace
Bridgeport, Connecticut 06604
Telephone 203-576-7271 Fax 203-332-5628

VERONICA JONES
Tax Collector

COMM. #158-17 Ref;d to Miscellaneous Matters Committee
on 09/04/2018

DATE: August 28, 2018
TO: Committee on Miscellaneous Matters
FROM: Veronica Jones, Tax Collector
SUBJECT: Refund of Excess Payments

I hereby request a tax refund for the account detailed on the attached list, in accordance with the provision of Section 12-129 of the General Statutes of the State of Connecticut. The Tax Collector, after examination of such applications, recommends to the honorable body in favor of such applicants for the amounts so certified.

Section 12-129: Refund of excess payments. Any person, firm or such corporation who pays any property tax in excess of the principal of such tax as entered in the rate book of the tax collector and covered by his warrant therein, or in excess of the legal interest, penalty or fees pertaining to such tax, or who pays a tax from which the payer is by statute exempt and entitled to an abatement, or who, by reason of a clerical error on the part of the assessor or board of tax review, pays a tax in excess of that which should have been assessed against his property, or who is entitled to a refund because of the issuance of a certificate of correction may make application in writing to the collector of taxes for the refund of such amount. Such application shall be made not later than three years from the date such tax was due and shall contain a recital of the facts and shall state the amount of the refund request.

Lereta
1123 S Parkview Drive
Covina, CA 92724
RE: : Jose Lona
800 Seaview Ave 800-2
0602-01k-8002-

REFERENCE 800 Seaview Ave 800-2

Refund due: \$15,510.94

RECEIVED
CITY CLERKS OFFICE
18 AUG 28 AM 11:40
ATTEST
CITY CLERK

Contract # 89992731

REQUEST FOR ABATEMENT OR REFUND OF PROPERTY TAXES

Sec. 12-81(20), Sec. 12-124, 12-125, 12-126, 12-127, 12-127a, 12-128, 12-129 Rev. as Amended
This is to certify that LONA JOSE J

has presented satisfactory proof that he/she is entitled to an exemption on the assessment list of 10/01/2017

- Sec. 12-81 (20) Servicemen Having Disability Rating.
- Sec. 12-124 Abatement to poor.
- Sec. 12-125 Abatement of Taxes of Corporations.
- Sec. 12-126 Tangible Personal Property Assessed in more than one Municipality.
- Sec. 12-127 Abatement or Refund to Blind Persons.
- Sec. 12-127A Abatement of Taxes on Structures of Historical or Architectural Merit.
- Sec. 12-128 Refund of Taxes Erroneously Collected from Veterans and Relatives.
- Sec. 12-129 Refund of Excess Payments.

LONA JOSE J
~~400 NEW ROC PLACE APT 116~~
~~NEW ROCHELLE, NY 10801~~

2017-01-0036757
0602--01K-8002-
800 SEAVIEW AV 800-2



LERETA
1123 S Parkview Dr
Covina CA 92724

To: Jose T. Lona, 800 Seaview Av, 800-2, Bldg 0602 Collector of CITY OF BRIDGEPORT State of Connecticut.

I hereby apply for abatement or refund* of such part of my tax as shall represent:

The service exemption or Sec. 12-129 Refund of Excess Payments.
(State reason -- Cross out service exemption if it does not apply)

		Tax	Interest	Lien	Pen	Total	Overpaid Tax
Total Due	07/01/2018	4,456.72	0.00	0.00	0.00	4,456.72	
Total Paid	07/31/2018	17,739.30	0.00	0.00	0.00	17,739.30	-13,282.58 ***
Adjusted Refund		-13,282.58	0.00	0.00	0.00	13,282.58	+ 2228.36

total 15,510.94

PLEASE READ, SIGN, AND DATE BELOW:

I am entitled to this refund because I made the payments from funds under my control, and no other party will be requesting this refund. I understand that false or deliberately misleading statements subject me to penalties for perjury and/or for obtaining money under false pretenses.

Keri Bolt
Print Name

Keri Bolt 8/8/18
Signature of Taxpayer Date
for Lereta

COLLECTOR'S RECOMMENDATION TO THE GOVERNING BODY

To the First Selectman, or _____
It is recommended that refund* of property taxes and interest in the amount of 13,282.58
be made to the above-named taxpayer in accordance with the provisions of Section (s):

15,510.94

Sec. 12-129 Refund of Excess Payments.

DATED AT CITY OF BRIDGEPORT, CONNECTICUT THIS 07 DAY OF August 2018

ACTION TAKEN BY GOVERNING BODY

The First Selectman, as authorized by the Board of Selectmen, or _____
approved on the _____ day of _____ 20____. It was voted to refund TAX COLLECTOR
Property Taxes and Interest amounting to \$ _____ to _____

First Selectman

Other Governing Body

Clerk

*Cross out abatement or refund as required.

Mail To :

CITY OF BRIDGEPORT
325 CONGRESS STREET
BRIDGEPORT, CT 06604

LERETA

1123 S. Parkview Drive
Covina, CA 92724
1-888-534-5283 ext. 1415
Fax # 626-543-1818

To:	Bridgeport City Tax Collector Contract #89992731
CC:	
Phone	
Fax#:	203-332-5628

	Keri Bolt
Date	08/06/18
Phone:	888-534-5283 ext. 1415

Total pages (including cover): 1

Hello we are trying to research the following account and a payment that was recently made:

Jose Lona
800 SEAVIEW AVENUE 2
0602-01K-8002 *

We paid 1st half in the amount of \$ 17,739.30 and the lender states they received a bill showing the amount due was only \$2228.36.

We have tried to contact you by phone to discuss this but were not able to get through. I need to know what the correct amount is and how we can obtain a refund for the difference.

Thank you
Keri Bolt
SR. CUSTOMER CARE REP
kbolt@lereta.com

0602-01K



1123 Park View Drive
Covina, CA 91724
1-888-534-5283 EXT. 1415
Fax # 626-543-1818

Date: August 7, 2018

Bridgeport City
Tax Collector Attn: Janice Jones
45 Lyon Terrace Rm 123
Bridgeport, Ct 06604-4011

Dear Tax Collector:

On behalf of the lender we service, LERETA LLC is researching a misapplied payment on this account. We are inquiring about a refund for \$17,739.30 that was applied to 0602-01K in error.

On behalf of United Bank we are requesting the funds in the amount of \$17,739.30 be transferred to parcel 0602 01K 8002 and a refund for the difference sent to United Bank c/o LERETA LLC 1123 Park View Drive, Covina, CA 91724. Please pay the correct bill and refund the difference.

Thank you for your assistance with this refund. If you have any further questions please do not hesitate to contact me at (888) 534-5283 ext.1415

Very truly yours,

Keri A. Bolt
Senior Customer Care Rep.

Homeowner's Name	Jose Lona
Address	800 Seaview Ave 2
Duplicate payment	\$
Amount to be refunded	\$17,739.30
Tax Identification	0602-01K-8002
Lender Name	United Bank
Contract Number	89992731



City of Bridgeport
DEPARTMENT OF PUBLIC FACILITIES

Margaret E. Morton Government Center
999 Broad Street, Bridgeport, Connecticut 06604
TELEPHONE 203-576-7130

JOSEPH P. GANIM
Mayor

JOHN K. RICCI
Director Of Public Facilities

COMM. #162-17 Ref'd to Public Safety & Transportation Committee
on 09/04/2018

August 29, 2018

TO: Frances Ortiz
City Clerk's Office

FOR: City of Bridgeport City Council

Please forward the attached Resolution and Exhibit A to the members of the City Council for their review and referral to the Public Safety & Transportation Committee, per the "Resolution Regarding Sidewalk Repair Pilot Program".

Thank you.

John Ricci
Director, Public Facilities

JKR:bl

cc: Bonnie Lambert, Public Facilities
Michael Jankovsky, Office of the City Attorney

RECEIVED
CITY CLERK'S OFFICE
18 AUG 29 AM 10:51
TEST
CITY CLERK

Fourth Round of City Sidewalk Repair Program list of repairs.

RESOLUTION

WHEREAS, numerous sidewalks in the City of Bridgeport ("City") are in varying states of disrepair; and

WHEREAS, the City can be held liable under certain circumstances for injuries which may occur due to disrepair of sidewalks; and

WHEREAS, the City has the right to force sidewalk repairs and recoup from the homeowner 100% of the costs of the repair; and

WHEREAS, the Administration desires to continue its efforts to make the City a safer place for its citizens and visitors to live and work; and

WHEREAS, the City desires to engage in an aggressive and proactive pilot program to have sidewalks repaired; and

WHEREAS, on May 1, 2017, the City Council passed a resolution which stated:

NOW, THEREFORE, in furtherance of public safety and the need for a City-wide program to repair these sidewalks in a progressive, fair, deliberate manner and in accordance with the available funding, it is hereby RESOLVED by the City Council, in support and approval of the pilot program, that the City proceed with sidewalk repair pilot program and to the extent the City causes participants' sidewalks to be repaired, to absorb fifty (50%) percent of the cost of the same, apply such Senior Citizen and Social Security Disability credits as may be applicable, and invoice the homeowner(s) the remaining balance. Should the invoice remain unpaid for thirty (30) days, and should the actual costs NOT exceed 110% of the estimates set forth to the Council in advance, the City Council will approve and accept the then filing of the appropriate lien(s) against the respective property(ies), providing, however, the City is not hereby authorized to pursue a foreclosure on a sidewalk repair lien, but rather should await payment from the affected owners, mortgagees, insurance companies, or through a sale of the subject parcel; and

WHEREAS, the approval of the Program was contingent on the Department of Public Facilities causing periodic lists of anticipated sidewalk repairs and estimated costs to be submitted to the Council for permission to lien those parcels in the event that the City causes said repairs to be made and should respective homeowner(s) fail to pay the remaining invoice within thirty (30) days of mailing of the invoice (the City may, prior to completing the repair, work out a payment arrangement with the homeowner as exigencies may require); and

WHEREAS, the City has compiled the third list which is attached hereto and made a part hereof as Exhibit A.

Fourth Round of City Sidewalk Repair Program list of repairs.

NOW THEREFORE, pursuant to the approved Sidewalk Repair Pilot Program, it is hereby RESOLVED BY THE CITY COUNCIL, that the City proceed with the repairs set forth in Exhibit A and it is further RESOLVED that if any of the homeowners participating in the Program fail to pay their fifty (50%) percent within the allotted time and/or fail to work out and adhere to an approved payment schedule, the City Council hereby approves the filing of a lien on those respective parcels for the actual cost of repairs, but in no event more than 10% more than the estimates set forth in Exhibit A, but also NOT foreclose or sell such sidewalk repair liens as per the Program's initial approval.

SIDEWALK REPAIR PILOT PROGRAM - COST ESTIMATES
Submitted for City Council Review and Referral to Committee - September 4, 2018

At House #	At Street	Zip	Owner First	Owner Last	Homeowner	COB	TOTAL
100	Aldine Avenue	06604	Kettelie	Paulemon	\$2,838.00	\$2,838.00	\$5,676.00
300	Alpine Street	06610	Alicia	Fernando	\$2,339.00	\$2,339.00	\$4,678.00
97	Bartram Avenue	06605	Pedro	Arbelo	\$1,540.25	\$1,540.25	\$3,080.50
154	Beechmont Avenue	06606	Yudelka	Amazan	\$1,856.25	\$1,856.25	\$3,712.50
745	Bishop Avenue	06610	Carmen	Marante	\$1,895.00	\$1,895.00	\$3,790.00
114	Black Rock Avenue	06605	Emilia	Correa, et al	\$4,288.00	\$4,288.00	\$8,576.00
169	Calhoun Avenue	06604	Arnold & Beatrice	Louis	\$1,708.50	\$1,708.50	\$3,417.00
65	Center Street	06604	Christopher	Campbell	\$3,608.75	\$3,608.75	\$7,217.50
66	Chalmers Avenue	06604	Neil	Minto	\$3,250.00	\$3,250.00	\$6,500.00
292	Colorado Avenue	06605	Xiomara	Natal	\$2,820.50	\$2,820.50	\$5,641.00
50	Cottage Street	06605	Ethlyn	Edwards	\$3,492.25	\$3,492.25	\$6,984.50
205	Deacon Street	06607	Ana	Plaza	\$3,739.25	\$3,739.25	\$7,478.50
147	Denver Avenue	06605	Magsood	Chaudhry	\$3,826.50	\$3,826.50	\$3,933.00
205	Edna Avenue	06610	Wilson	Alvaraz, et al	\$2,438.25	\$2,438.25	\$4,876.50
45	Elmwood Avenue	06607	Eugene	Hightower	\$1,455.00	\$1,455.00	\$2,910.00
135	Greystone Road	06610	Frances	Santos	\$2,153.25	\$2,153.25	\$4,306.50
43	Hillhouse Avenue	06606	Enrique	Carvajal	\$1,416.75	\$1,416.75	\$2,833.50
448	Hollister Avenue	06607	Jude	Baptiste	\$3,219.25	\$3,219.25	\$6,438.50
399	Hooker Road	06610	Allen	Marche	\$552.00	\$552.00	\$1,104.00
725	Laurel Avenue	06605	Aneury	Richiez	\$2,034.75	\$2,034.75	\$4,069.50
1060	Laurel Avenue	06604	Jan & Yvonne	Miska	\$3,377.25	\$3,377.25	\$6,754.50
138	Linwood Avenue	06605	Orlando	Tochmani	\$2,476.25	\$2,476.25	\$4,952.50
56	Livingston Street	06605	June Albert	& Celeste Pagano	\$1,498.00	\$1,498.00	\$2,996.00
124	Louisiana Avenue	06610	Lilianne	Joseph	\$2,287.00	\$2,287.00	\$4,574.00
190	Lynne Place	06610	Sherry	Partridge	\$3,584.25	\$3,584.25	\$7,168.50
1606	Madison Avenue	06606	Steve & Veronica	Green	\$2,484.25	\$2,484.25	\$4,968.50
362	Midland Street	06605	Carlos & Luisa	Dias	\$1,431.00	\$1,431.00	\$2,862.00
2130	Noble Avenue	06610	Levetta	Brantley	\$2,216.75	\$2,216.75	\$4,433.50
55	Poplar Street	06605	Alejandro	Aca	\$2,989.75	\$2,989.75	\$5,979.50
409	Poplar Street	06605	Violet	Simpson	\$1,562.25	\$1,562.25	\$3,124.50

SIDEWALK REPAIR PILOT PROGRAM - COST ESTIMATES
Submitted for City Council Review and Referral to Committee - September 4, 2018

At House #	At Street	Zip	Owner First	Owner Last	Homeowner	COB	TOTAL
124	Read Street	06607	Ismael	Serrano	\$2,127.25	\$2,127.25	\$4,254.50
180	Read Street	06607	Jessie	Pettway	\$126.25	\$126.25	\$252.50
190	Read Street	06607	Ernest & Pamela	Newton	\$2,106.50	\$2,106.50	\$4,213.00
327	Remington Street	06610	Nancy	Martinez	\$1,280.00	\$1,280.00	\$2,560.00
44	Richardson Street	06610	Edgar & Tanya	Graham	\$1,991.25	\$1,991.25	\$3,982.50
262	Roger Williams Road	06610	Monique	Leonard	\$2,039.00	\$2,039.00	\$4,078.00
116	Seeley Street	06604	Clarice	Daniels	\$2,751.00	\$2,751.00	\$5,502.00
43	Sims Street	06604	Seaside Village Homes, Inc.		\$42,054.88	\$42,054.88	\$84,054.75
186	Texas Avenue	06610	Gilberto	Valentin	\$2,575.50	\$2,575.50	\$5,151.00
29	Tremont Avenue	06606	Angella M	Barnette	\$2,264.00	\$2,264.00	\$4,528.00
165	Village Lane	06606	Leon & Patricia	McCrimmon	\$2,711.00	\$2,711.00	\$5,422.00



JOSEPH P. GANIM
Mayor

City of Bridgeport, Connecticut
CENTRAL GRANTS OFFICE

999 Broad Street
Bridgeport, Connecticut 06604
Telephone (203) 332-5662
Fax (203) 332-5657

ISOLINA DeJESUS
Administrative Manager
Central Grants

Comm. #163-17 Ref'd to Public Safety & Transportation Committee
on 09/04/2018

August 28, 2018

Office of the City Clerk
City of Bridgeport
45 Lyon Terrace, Room 204
Bridgeport, Connecticut 06604

Re: Resolution – Subrecipient Agreement between the City of Bridgeport and the City of Stamford regarding the 2015 U.S Department of Justice Body Worn Camera Pilot Implementation Program (#16315)

Attached, please find a Grant Summary and Resolution for the **Subrecipient Agreement between the City of Bridgeport and the City of Stamford regarding the 2015 U.S Department of Justice Body Worn Camera Pilot Implementation Program** to be referred to the **Committee on Public Safety** of the City Council.

Grant: Subrecipient Agreement between the City of Bridgeport and the City of Stamford regarding the 2015 U.S Department of Justice Body Worn Camera Pilot Implementation Program

If you have any questions or require any additional information, please contact me at 203-576-7134 or isolina.dejesus@Bridgeportct.gov.

Thank you,

Isolina DeJesus
Central Grants Office

RECEIVED
CITY CLERK'S OFFICE
18 AUG 29 PM 2:23
ATTEST
CITY CLERK



GRANT SUMMARY

PROJECT TITLE: Subrecipient Agreement between the City of Bridgeport and the City of Stamford regarding the 2015 U.S Department of Justice Body Worn Camera Pilot Implementation Program (#16315)

NEW RENEWAL CONTINUING

DEPARTMENT SUBMITTING INFORMATION: Central Grants Office

CONTACT NAME: Isolina DeJesus

PHONE NUMBER: 203-576-7134

PROJECT SUMMARY/DESCRIPTION: The City of Bridgeport Police Department is seeking funding to support the implementation of body-worn cameras. Funds will be utilized for the first-year maintenance costs and a portion of the overtime costs associated with training, to deploy 255 Body-Worn Cameras to police officers with patrol activities and/or daily citizen interaction.

CONTRACT PERIOD: October 1, 2015 – September 30, 2018

FUNDING SOURCES (include matching funds):	
Federal:	\$ 261,555
State:	\$
City:	\$ 261,555
Other:	\$

GRANT FUNDED PROJECT FUNDS REQUESTED	
Salaries/Benefits:	\$ 117,555
Equipment:	\$
Contractual:	\$ 144,000
Other:	\$

MATCH REQUIRED		
	CASH	IN-KIND
Source: City General Fund		
Salaries/Benefits:	\$	\$
Equipment:	\$ 261,555 (cameras)	\$
Contractual:	\$	\$
Other:	\$	\$

A Resolution by the Bridgeport City Council

Regarding the

Subrecipient Agreement between the City of Bridgeport and the City of Stamford regarding the 2015 U.S Department of Justice Body Worn Camera Pilot Implementation Program

WHEREAS, the **City of Stamford** is authorized to extend financial assistance to the City of Bridgeport in the form of grants; and

WHEREAS, this funding has been made possible through the **2015 U.S Department of Justice Body Worn Camera Pilot Implementation Program**; and

WHEREAS, funds under this grant will be used to support first-year maintenance of the body-worn cameras and overtime costs associated with training, to deploy 255 Body-Worn Cameras to police officers with patrol activities and/or daily citizen interaction; and

WHEREAS, it is desirable and in the public interest that the City of Bridgeport execute a subrecipient agreement with the City of Stamford to support costs associated with implementation of the Body-Worn Camera Program.

NOW THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL:

1. That it is cognizant of the City's grant application to and contract with the **City of Stamford** for the purpose of the **2015 U.S Department of Justice Body Worn Camera Pilot Implementation Program**; and
2. That it hereby authorizes, directs and empowers the Mayor or his designee, the Director of Central Grants, to execute and file such application with the **City of Stamford** and to provide such additional information and to execute such other contracts, amendments, and documents as may be necessary to administer this program.



City of Bridgeport, Connecticut
CENTRAL GRANTS OFFICE

999 Broad Street
Bridgeport, Connecticut 06604
Telephone (203) 332-5662
Fax (203) 332-5657

ISOLINA DeJESUS
Administrative Manager
Central Grants

JOSEPH P. GANIM
Mayor

COMM. #164-17 Ref'd to Public Safety & Transportation Committee
on 09/04/2018

August 28, 2018

Office of the City Clerk
City of Bridgeport
45 Lyon Terrace, Room 204
Bridgeport, Connecticut 06604

Re: Resolution – U.S. Department of Justice Edward Byrne Memorial Justice Assistance Grant (JAG) FY 2018 Local Solicitation (#19312)

Attached, please find a Grant Summary and Resolution for the **U.S. Department of Justice Edward Byrne Memorial Justice Assistance Grant (JAG) FY 2018 Local Solicitation (#19312)** to be referred to the **Committee on Public Safety and Transportation** of the City Council.

Grant: U.S. Department of Justice Edward Byrne Memorial Justice Assistance Grant (JAG) FY 2018 Local Solicitation

If you have any questions or require any additional information, please contact me at 203-576-7134 or isolina.dejesus@Bridgeportct.gov.

Thank you,

Isolina DeJesus
Central Grants Office

RECEIVED
CITY CLERK'S OFFICE
AUG 29 PM 2:23
ISOLINA DEJESUS



GRANT SUMMARY

PROJECT TITLE: **U.S. Department of Justice Edward Byrne Memorial Justice Assistance Grant (JAG) FY 2018 Local Solicitation (#19312)**

NEW RENEWAL CONTINUING

DEPARTMENT SUBMITTING INFORMATION: **Central Grants Office**

CONTACT NAME: **Isolina DeJesus**

PHONE NUMBER: **203-576-7134**

PROJECT SUMMARY/DESCRIPTION: The City of Bridgeport Police Department is seeking funding to support costs associated with supporting and improving law enforcement response in the city. The funding will be used to support projects and acquire equipment that will improve law enforcement response.

CONTRACT PERIOD: October 1, 2018- September 30, 2022

FUNDING SOURCES (include matching funds):	
Federal:	\$ 158,426
State:	\$ 0
City:	\$ 0
Other:	\$ 0

GRANT FUNDED PROJECT FUNDS REQUESTED	
Salaries/Benefits:	\$ 0
Equipment:	\$ 75,261
Contractual:	\$ 30,000
Other:	\$ 53,165

MATCH REQUIRED		
	CASH	IN-KIND
Source:		
Salaries/Benefits:	\$ 0	\$ 0
Supplies:	\$ 0	\$ 0
Construction:	\$ 0	\$ 0
Other:	\$ 0	\$ 0

A Resolution by the Bridgeport City Council

Regarding the

U.S. Department of Justice
Edward Byrne Memorial Justice Assistance Grant (JAG) Program
FY 2018 Local Solicitation (#19312)

WHEREAS, the **U.S. Department of Justice** is authorized to extend financial assistance to municipalities in the form of grants; and

WHEREAS, this funding has been made possible through the **Edward Byrne Memorial Justice Assistance Grant (JAG) Program FY 2018 Local Solicitation**; and

WHEREAS, funds under this grant will be used to support and improve law enforcement response; and

WHEREAS, it is desirable and in the public interest that the City of Bridgeport submits an application to the **U.S. Department of Justice** to support projects and acquire equipment that will improve law enforcement response.

NOW THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL:

1. That it is cognizant of the City's grant application to and contract with the **U.S. Department of Justice** for the purpose of the **Edward Byrne Memorial Justice Assistance Grant (JAG) Program FY 2018 Local Solicitation**; and
2. That it hereby authorizes, directs and empowers the Mayor or his designee, the **Director of Central Grants**, to execute and file such application with the **U.S. Department of Justice Edward Byrne Memorial Justice Assistance Grant (JAG) Program FY 2018 Local Solicitation** and to provide such additional information and to execute such other contracts, amendments, and documents as may be necessary to administer this program.



City of Bridgeport
OFFICE OF PLANNING & ECONOMIC DEVELOPMENT

Margaret E. Morton Government Center
999 Broad Street, Bridgeport, Connecticut 06604

JOSEPH P. GANIM
Mayor

THOMAS F. GILL
Director

COMM. #165-17 Ref'd to ECD&E Committee
on 09/04/2018

WILLIAM J. COLEMAN
Deputy Director

Office of the City Clerk
45 Lyon Terrace
Bridgeport, CT 06605

August 29, 2018

Re: Acquisition of Allen Street Parcel

Dear City Clerk:

Attached please find a resolution that would authorize the City to acquire from Park City Communities (fka the Bridgeport Housing Authority) at fair market value an approximately 3.7 acre parcel located on Allen Street (Assessor's Block #507, Lot #14) in furtherance of the development of the regional sports and entertainment district downtown. This item is for referral to the Economic and Community Development and Environment Committee.

Sincerely,

Thomas F. Gill
Director

CC: Attorney Ron Pacacha, Esq.
Daniel Shamas, Chief of Staff
Tom Gaudett, Mayor Ganim's Office

RECEIVED
CITY CLERK'S OFFICE
18 AUG 29 PM 4:56
THOMAS F. GILL
CITY CLERK

Resolution

Concerning the Purchase of Bridgeport Housing Authority Property Located on Broad Street and Bounded by South Frontage Road, Lafayette Street and the Former Allen Street

WHEREAS, on July 29, 1997, the City Council adopted the Bridgeport Regional Sports and Entertainment Development Plan, as amended on July 13, 1999 (the "**Redevelopment Plan**") to provide for the creation of sports and entertainment venues, parking, and long-term redevelopment of the properties contained within the area covered by the Redevelopment Plan and the City assembled numerous parcels of real property in order to create the Bridgeport Regional Sports and Entertainment Complex (the "**Sports and Entertainment Complex**");

WHEREAS, the Housing Authority of the City of Bridgeport (the "**Housing Authority**") owns approximately 3.7 acres of vacant land within the area of the Redevelopment Plan (Assessor's Block # 507, Lot # 14) (the "**Housing Authority Property**");

WHEREAS, the Housing Authority agreed that the redevelopment of Housing Authority Property as part of the Sports and Entertainment Complex would create employment opportunities for the benefit of the residents of the South End community;

WHEREAS, for purposes of participating in the development of the Sports and Entertainment Complex, the Housing Authority and the City entered into that certain Lease Agreement dated January 1998 providing for the City's long-term lease of the Housing Authority Property as a parking facility for the Sports and Entertainment Complex (the "**BHA Lease**"), which has been in effect since 1997;

WHEREAS, the City believes that, in order to continue the development of the Sports and Entertainment Complex in the manner envisioned by the Redevelopment Plan, it requires permanent control of the Housing Authority Property to a greater degree than is provided in the BHA Lease;

WHEREAS, the City has had numerous discussions with representatives of the Housing Authority for the past several years concerning the City's desire to purchase the Housing Authority Property and has recently received indications that the Housing Authority is willing to sell the Housing Authority Property to the City for fair market value determined by appraisal with the expectation that a transfer of title will take place within a short period of time; and

WHEREAS, the City understands that the sale of the Housing Authority Property requires the approval of the Housing Authority, the United States Department of Housing and Urban Development, and other interested parties and is therefore subject to receipt of those approvals as well.

NOW, THEREFORE, BE IT RESOLVED:

THAT the City agrees to purchase the Housing Authority Property for fair market value as determined by appraisal with funds to make such purchase coming from existing City capital funds, subject to the receipt of approvals from all governmental agencies and authorities having jurisdiction and from any other parties having a role in the transaction, if any, for purposes of redeveloping such Housing Authority Property as part of the Sports and Entertainment Complex, and for that purpose authorizes the Mayor or the Director of the Office of Planning and Economic Development to execute all documents and to take all other actions and do all other things in furtherance of and consistent with this resolution in the best interests of the citizens of the City of Bridgeport.



CITY OF BRIDGEPORT, CONNECTICUT
BRIDGEPORT FIRE DEPARTMENT

30 CONGRESS STREET, BRIDGEPORT, CT 06604 • Telephone (203) 337-2070 • Fax (203) 576-8274

RICHARD E. THODE
Fire Chief

COMM. #166-17 Ref'd to Contracts Committee on 09/04/2018
(Off The Floor).

September 4, 2018

The Honorable Lydia Martinez
City Clerk
City of Bridgeport
45 Lyon Terrace
Bridgeport, CT 06604

RECEIVED
CITY CLERKS OFFICE
18 SEP -5 AM 9:54
ATTEST
CITY CLERK

Dear City Clerk and Members of the City Council,

Pursuant to and in accordance with *C.G.S. §7-430* and the collective bargain agreement between the City of Bridgeport and Fire Fighters Local 834, Zygmunt Mysliwicz of the Bridgeport Fire Department, now having attained or soon to attain the age of sixty-five years or more, is requesting approval of the Bridgeport City Council to remain in the employ of the Bridgeport Fire Department for another year.

We respectfully ask that this request be referred to the Contracts Committee, wherein the individual, as well as representatives of the Department and City, will be present for questioning, and appropriate information on the physical fitness of this individual to continue in his/her position will be furnished to the Council for consideration.

Should you have any questions, please do not hesitate to contact my office at 203-337-2070.

Sincerely,

Richard E. Thode
Fire Chief

MEMORANDUM OF UNDERSTANDING – Pension Plan - Working Beyond Age 65

The City agrees pursuant to C.G.S. §7-430 to provide any firefighter currently employed who has attained the age of sixty five (65) years, upon the request of the firefighter annual approval from the legislative body of the City to remain employed with the City to Seventy (70) years of age, provided the firefighter receives a medical exam from the City's physician each year that the employee is physically fit to continue performing his/her position.

During this period of temporary retention the firefighter shall receive no pension payments.

FOR THE CITY

Bruce J. ...
Date 11/13/15

FOR THE UNION

Robert Whitbread
Date 11-13-15

Connecticut General Statutes 7-430-Involuntary retirement; temporary retention.

Any member, other than an elective officer, shall be retired at any time after such member has become eligible for retirement upon recommendation of the legislative body of the municipality by which he is employed. Any member, except an elective officer, who has attained the age of sixty-five years if employed as a policeman or fireman shall be retired on the day following the attainment of such age, except that any such member, at his request and with the annual approval of the legislative body, may be retained in the employ of the participating municipality, but such person shall receive no pension payments during the period he is so retained; provided, for any member, except an elective officer, who at or before the end of three years after the effective date of participation has attained the age of sixty-five years if employed as a policeman or fireman, the compulsory retirement date shall be the end of such effective date, unless application for retirement is made before such compulsory date by the legislative body of the municipality.



OFFICE OF THE CITY CLERK RESOLUTION FORM

RECEIVED
CITY CLERKS OFFICE
18 AUG 22 AM 9:16

ATTEST _____
CITY CLERK

SECTION I CITY COUNCIL SUBMISSION INFORMATION

Log ID/Item Number: 159-17
Submitted by Councilmember(s): Nessah J. Smith
Co-Sponsors(s): Ernest E. Newton
District: 138TH
Subject: Warning Signs and Ordinance Enforcement Pets Defecating on Public Property
Referred to: Board of Police Commissioners
City Council Date: September 4, 2018

SECTION II RESOLUTION (PLEASE TYPE BELOW)

WHEREAS, the City Council desires to preserve the quality of life and ensure the health, safety and well-being of its citizens, inhabitants and all other persons in Bridgeport; and

WHEREAS, people not picking up after pets is a problem that can cause illness in humans; and

WHEREAS, Public Health officials know that pet waste that is not scooped up or is dumped down a catch basin can get flushed directly into storm drains contaminating the local water and environment and that is why allowing a pet to defecate on public property without properly disposing of the fecal deposit is unlawful in our city with a fine of \$150.00; and

WHEREAS, residents of Evers Street, between Regency Street and Sturtevant Place, have complained to their City Council representatives about a recurring problem with thoughtless pet owners that fail to clean up after and properly dispose of their pet's fecal waste; and

WHEREAS, violators will often claim ignorance or the lack of forewarning as a defense; and

NOW, THEREFORE, BE IT RESOLVED by the City Council requests that the Board of Police Commissioners have the Director of Public Facilities install appropriate signage on both sides of Evers Street at its intersection with Regency Street, Priscilla Street and Sturtevant Place that warns pet owners that they have to clean up pet waste properly or face a \$150 fine under Ordinance 6.04.040 for unlawfully allowing pets to defecate on public property and to have the Animal Control Officer pay added attention to these violations in that area.

- Screenshots and Ordinance Attached -



OFFICE OF THE CITY CLERK RESOLUTION FORM

SECTION III SUBSEQUENT REFERRALS/REPLIES AND DATE SENT/RECEIVED

DEPARTMENT	Referral date sent	Response Received	Date reply received
		<input type="checkbox"/> Yes <input type="checkbox"/> No	
		<input type="checkbox"/> Yes <input type="checkbox"/> No	
		<input type="checkbox"/> Yes <input type="checkbox"/> No	
		<input type="checkbox"/> Yes <input type="checkbox"/> No	
		<input type="checkbox"/> Yes <input type="checkbox"/> No	
		<input type="checkbox"/> Yes <input type="checkbox"/> No	
		<input type="checkbox"/> Yes <input type="checkbox"/> No	
		<input type="checkbox"/> Yes <input type="checkbox"/> No	
		<input type="checkbox"/> Yes <input type="checkbox"/> No	

SECTION IV PUBLIC HEARING INFORMATION

Public Hearing Required	Details	Date
<input type="checkbox"/> Yes <input type="checkbox"/> No	Public Hearing Ordered on: CT Post Publication Date(s): Public Hearing Held on:	

SECTION V AMENDMENTS/EXHIBITS

Choose an item:	<input type="checkbox"/> Yes <input type="checkbox"/> No	Date:
-----------------	--	-------

SECTION VI COMMITTEE ACTION/APPROVAL INFORMATION

Choose an item:	<input type="checkbox"/> Yes <input type="checkbox"/> No	Date:
Choose an item:	<input type="checkbox"/> Yes <input type="checkbox"/> No	Date:
Choose an item:	<input type="checkbox"/> Yes <input type="checkbox"/> No	Date:

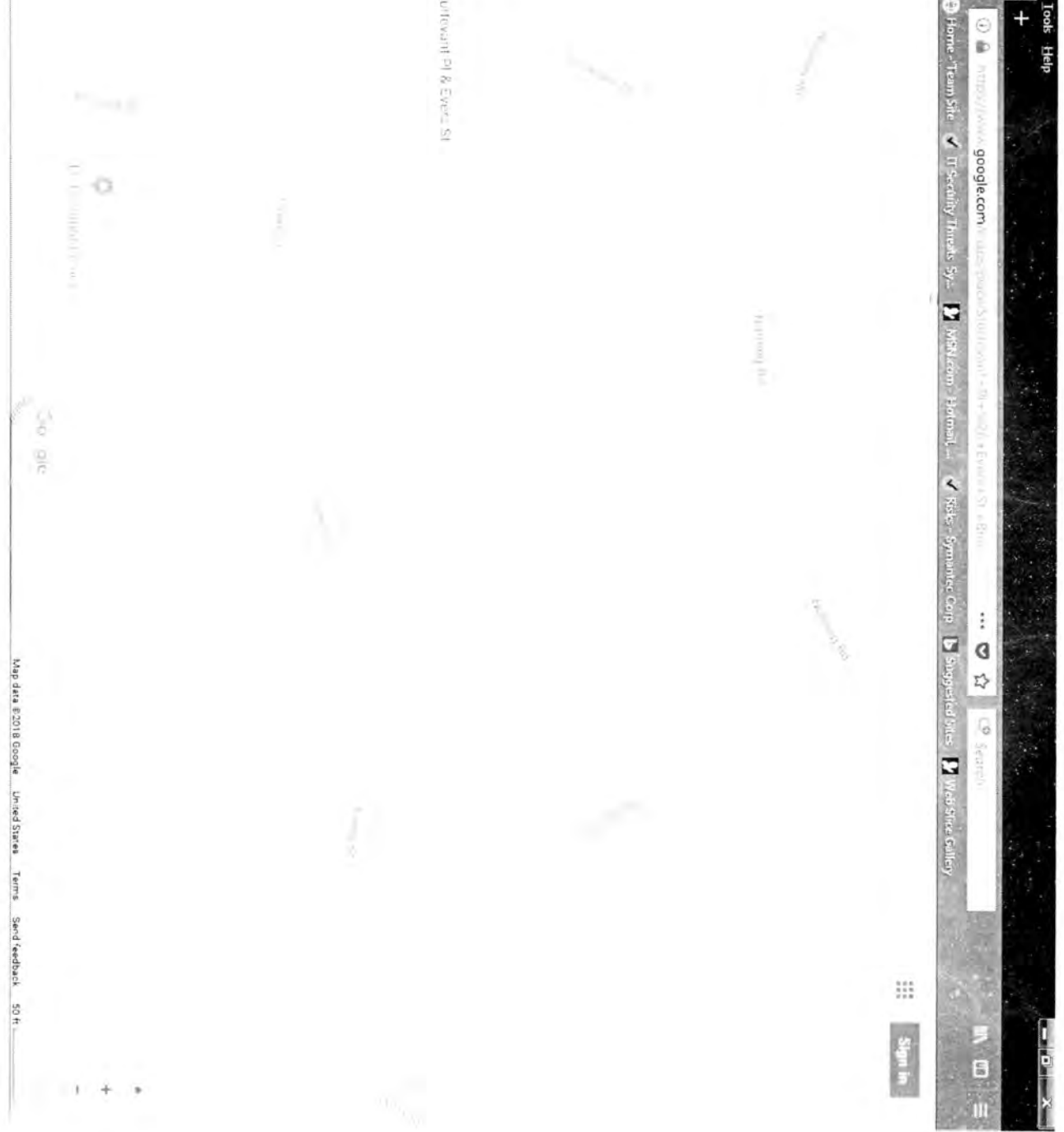
SECTION VII WITHDRAWN/SINE DIE INFORMATION

Choose an item:	<input type="checkbox"/> Yes <input type="checkbox"/> No	Date:
-----------------	--	-------

SECTION VIII DATE OF APPROVAL/DENIAL FROM CITY COUNCIL

City Council Approval Date:

SECTION IX COMMENTS (if any)













Google



415 Evers St
Bridgeport, Connecticut

Google, Inc.

Street View - Dec 2015



Google



Google

6.04.040 - Allowing pet to defecate on public property unlawful.

No person shall permit their pet to defecate upon public property, without properly disposing of the fecal deposit within the limits of the city. Properly disposing will be defined as removal of the same from public property. Persons who violate this section shall be subject to a one hundred and fifty dollars (\$150.00) fine.

(Ord. dated 1/2/01; prior code § 6-3)

(Ord. dated 2/2/09)



OFFICE OF THE CITY CLERK RESOLUTION FORM

RECEIVED
CITY CLERKS OFFICE

18 AUG 29 AM 8:41

ATTEST _____
CITY CLERK

SECTION I CITY COUNCIL SUBMISSION INFORMATION

Log ID/Item Number: 160-17
Submitted by Councilmember(s): Maria I. Valle
Co-Sponsors(s): Aidee Nieves
District: 137TH
Subject: All-Way Stop Kossuth Street and Jane Street
Referred to: Board of Police Commissioners
City Council Date: September 4, 2018

SECTION II RESOLUTION (PLEASE TYPE BELOW)

WHEREAS, the City Council desires to ensure the safety and well-being of all citizens, inhabitants, and others who may travel on Bridgeport's numerous streets and roads; and

WHEREAS, daily our streets and roads are heavily travelled by cars, large commercial trucks, emergency and public service vehicles, bicyclists, motorcyclists and pedestrians alike; and

WHEREAS, citywide an increase in vehicle accidents at intersections, or involving pedestrians in crosswalks or on sidewalks, has raised fears that our streets and roads need to be safer; and

WHEREAS, Kossuth Street at its intersection with Jane Street is a densely developed, multi-family residential street with a steady flow of cars, large trucks, emergency vehicles, school buses, and foot traffic made up of families, children, the disabled, and elderly residents; and

WHEREAS, neighborhood residents and the Pastor of the nearby church have complained to both their Councilmembers that vehicles speeding on Kossuth Street have increased the risk of a serious accident occurring between the speeders and vehicles entering from Jane Street; and

WHEREAS, often traffic entering or trying to cross Kossuth Street from Jane Street must pull out to get a clear view around parked cars and several fender benders have occurred where speeding vehicles on Kossuth Street have not seen them in time to slow down or stop; and

WHEREAS, an inherent danger in all intersectional accidents, especially in an urban setting such as the Kossuth Street and Jane Street intersection, is the risk that an out of control vehicle will hit a pedestrian crossing the street, in a crosswalk, or simply walking along the sidewalk; and

NOW, THEREFORE BE IT RESOLVED by the Bridgeport City Council that the Board of Police Commissioners designate the intersection of Kossuth Street and Jane Street as an "All-Way" stop intersection with appropriate signs erected and stop lines painted on the road surface.

-Attachments-



OFFICE OF THE CITY CLERK RESOLUTION FORM

SECTION III SUBSEQUENT REFERRALS/REPLIES AND DATE SENT/RECEIVED

DEPARTMENT	Referral date sent	Response Received	Date reply received
Choose an item		<input type="checkbox"/> Yes <input type="checkbox"/> No	
Choose an item		<input type="checkbox"/> Yes <input type="checkbox"/> No	
Choose an item		<input type="checkbox"/> Yes <input type="checkbox"/> No	
Choose an item		<input type="checkbox"/> Yes <input type="checkbox"/> No	
Choose an item		<input type="checkbox"/> Yes <input type="checkbox"/> No	
Choose an item		<input type="checkbox"/> Yes <input type="checkbox"/> No	
Choose an item		<input type="checkbox"/> Yes <input type="checkbox"/> No	
Choose an item		<input type="checkbox"/> Yes <input type="checkbox"/> No	

SECTION IV PUBLIC HEARING INFORMATION

Public Hearing Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Details Public Hearing Ordered on: CT Post Publication Date(s): Public Hearing Held on:	Date
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SECTION V AMENDMENTS/EXHIBITS

Choose an item	<input type="checkbox"/> Yes <input type="checkbox"/> No	Date:
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SECTION VI COMMITTEE ACTION/APPROVAL INFORMATION

Choose an item	<input type="checkbox"/> Yes <input type="checkbox"/> No	Date:
Choose an item	<input type="checkbox"/> Yes <input type="checkbox"/> No	Date:
Choose an item	<input type="checkbox"/> Yes <input type="checkbox"/> No	Date:

SECTION VII WITHDRAWN/SINE DIE INFORMATION

Choose an item	<input type="checkbox"/> Yes <input type="checkbox"/> No	Date:
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SECTION VIII DATE OF APPROVAL/DENIAL FROM CITY COUNCIL

City Council Approval Date:

SECTION IX COMMENTS (if any)

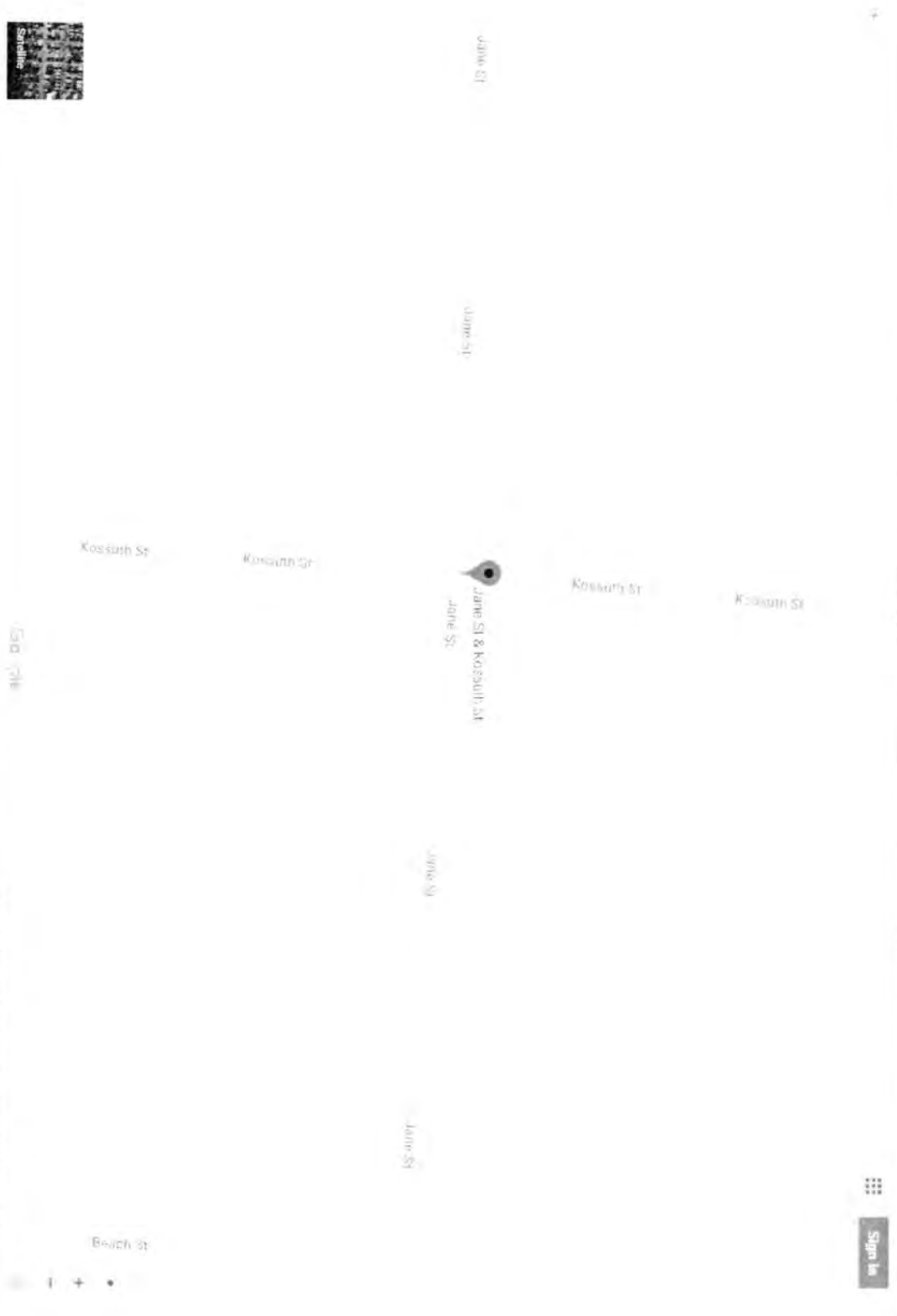
File Edit View History Bookmarks Tools Help

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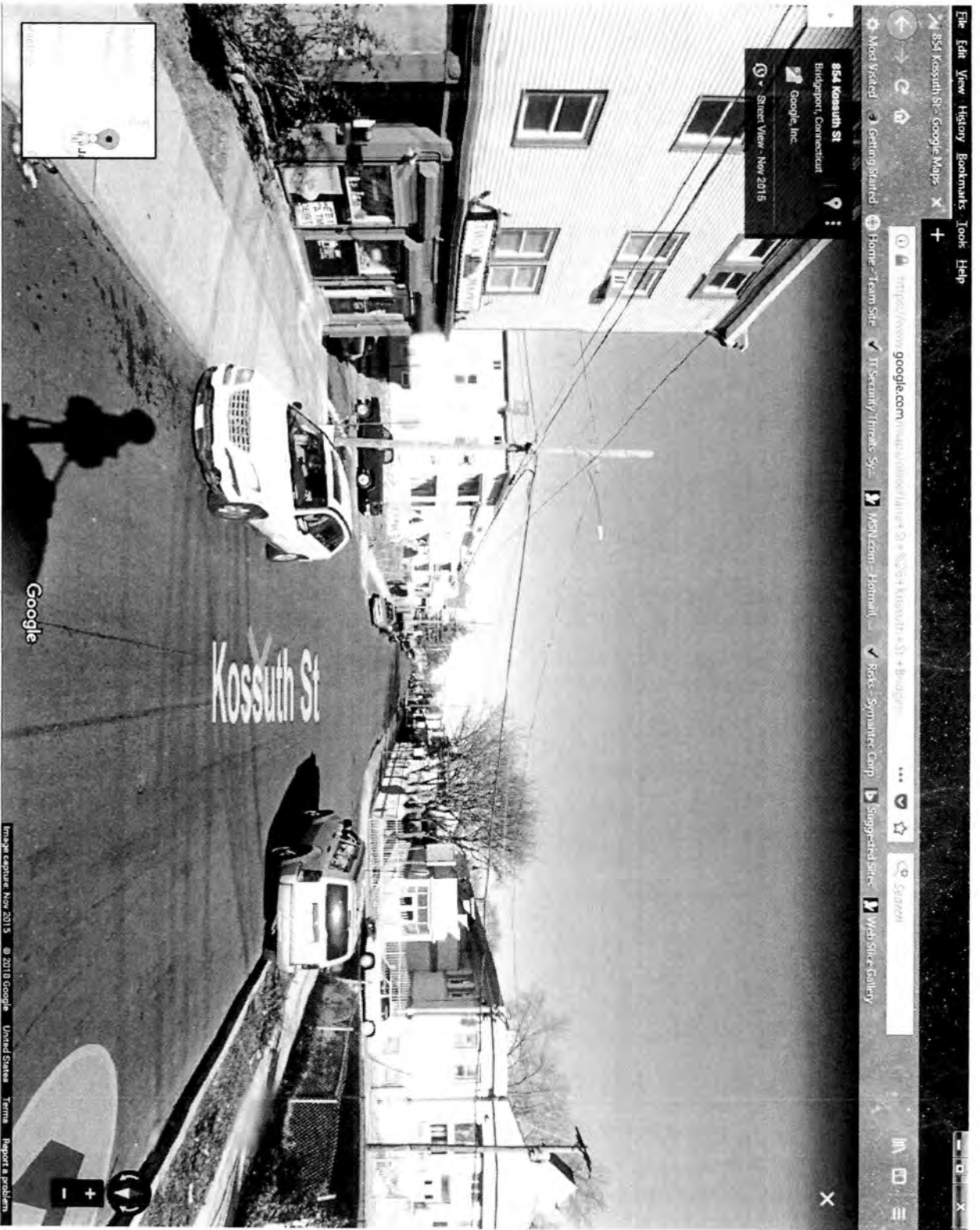
Home - Team Site IT Security Threats Sys... MSU.com - Home, ... State - Synumter Corp Suggested Sites Web Slice Gallery

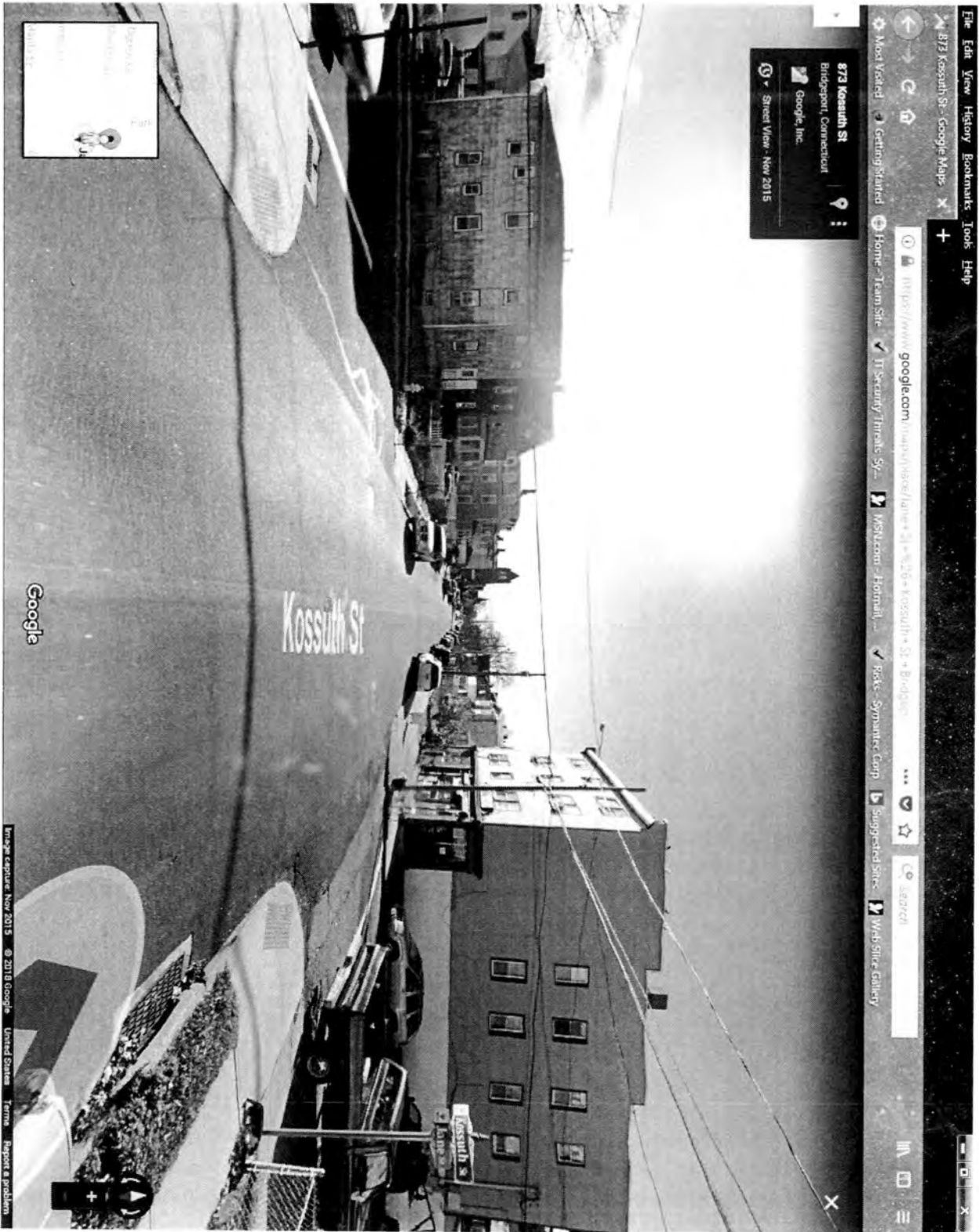
Search

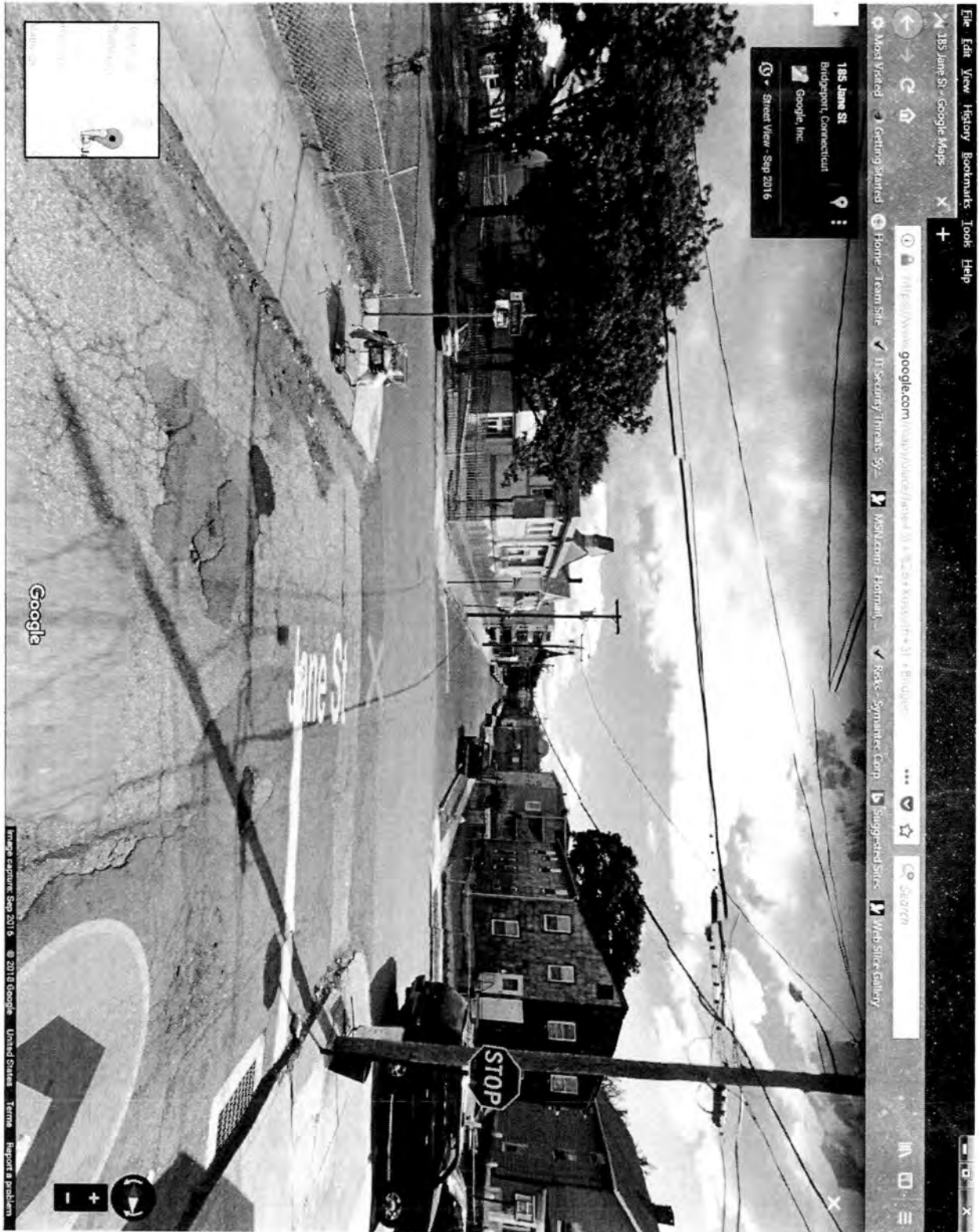
Sign In











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 Bridgeport, Connecticut
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 Street View - Sep 2016



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OFFICE OF THE CITY CLERK RESOLUTION FORM

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ATTEST

SECTION I CITY COUNCIL SUBMISSION INFORMATION

Log ID/Item Number: 161-17
Submitted by Councilmember(s): Kyle Langan
Co-Sponsors(s): Marcus A. Brown Denese Taylor-Moye Jeanette Herron Peter D. Spain
District: 132 ND
Subject: Proposed Amendments to the Municipal Code of Ordinances to add New Chapter 6.08 Titled Wild and Exotic Animal Acts, Rides, Performances, and Traveling Exhibitions Prohibited.
Referred to: Ordinance Committee
City Council Date: September 4, 2018

SECTION II RESOLUTION (PLEASE TYPE BELOW)

Additional Co-Sponsors: Michelle Lyons, Eneida Martinez, Karen Jackson

Whereas, the people of the city of Bridgeport desire to be human advocates for animals, to prevent the exhibition of wild and exotic animals who are often subjected to cruel or inhumane treatment as a result of traveling from place to place, being confined, and being exhibited on an itinerant basis; and

Whereas, Conn. Gen. Stat. §7-148(7)(D)(ii) empowers any municipality to “regulate and prohibit the keeping of wild or domestic animals...” and, per Conn. Gen. Stat. §7-148(7)(H)(i), to “Secure the safety of persons...” in Bridgeport; and

Whereas, wild and exotic animals are ill-suited to life in a circus or other similar businesses such as traveling carnivals; and

Whereas, on average, animals held in captivity in a circus or a traveling carnival spend less than 10% of their time performing and are otherwise confined in small cages or shackled, often in isolation or inappropriately confined with other species; and

Whereas, training and performance, as well as contained confinement can have extremely deleterious and adverse effects upon the health and welfare of wild and exotic animals in circuses and traveling carnivals, which lead to obesity and other health problems, as well as behavioral abnormalities which may lead to dangerous behavior, including attacks on other animals, trainers, or the public; and

Whereas, many circus companies or traveling carnivals are moving away from the use of wild or exotic animals in their business and shows.

Now, THEREFORE BE IT ORDAINED by the City Council of Bridgeport, CT that the below ordinance be adopted to protect wild and exotic animals from cruel and inhumane treatment, and to protect the public from dangers inherent to traveling exhibitions and acts featuring wild and exotic animals.

(NEW)

Chapter 6.08 Wild and Exotic Animal Acts, Rides, Performances, and Traveling Exhibitions Prohibited

6.08.010 PURPOSE:

The purpose of this ordinance is to protect wild and exotic animals from cruel and inhumane treatment, and to protect the public from dangers inherent to traveling exhibitions and acts featuring wild and exotic animals.



OFFICE OF THE CITY CLERK RESOLUTION FORM

6.08.020 DEFINITIONS:

- a. "Domestic companion animal" means any animal that is commonly kept as a pet in family households in Bridgeport, such as domestic dogs, domestic cats, guinea pigs, rabbits, and hamsters. This term includes service animals and working dogs. This term excludes exotic animals and wild animals.
- b. "Domestic livestock" means poultry, rabbits, horses, cattle, swine, and small ruminants. This term excludes exotic animals and wild animals.
- c. "Exotic animal" means any species of mammal, bird, reptile, or amphibian not indigenous to Connecticut, and hybrids of such animals, whether wild-borne or captive-bred, including but not limited to the following: nonhuman primates, ursidae, felidae (nondomestic cats), elephantidae, cetacea, crocodilia, marsupialia, perissodactyla (rhinoceroses, tapirs, zebras, but not horses, donkeys, or mules), artiodactyla (hippopotamuses, giraffes, camels, but not cattle, swine, sheep, or goats), hyaenidae, procynidae, edentate, viverridae, pinnipedia, struthioniformes, spheniscidae, and casuariiformes. This term does not include domestic companion animals or domestic livestock as defined herein.
- d. "Mobile or traveling housing facility" means a transporting vehicle such as a truck, trailer, or railway car, used to house animals while traveling for exhibition or public education purposes.
- e. "Performance" means any public showing, presentation, display, exposition, fair, act, circus, ride, trade show, petting zoo, carnival, parade, race, exhibition, or similar undertaking in which animals are required to perform tricks, fight, give rides, or participate as accompaniments for the entertainment, amusement, or benefit of an audience.
- f. "Person" means any individual, establishment, firm, association, organization, partnership, trust, corporation, or company, and shall include *exhibitors* regulated under Connecticut Fisheries & Game, §§ 26-55-6(a)(8-9).
- g. "Wild Animal" means any wild mammal, bird, reptile, or amphibian indigenous to Connecticut, and hybrids of such animals, whether wild-borne or captive-bred. This term does not include domestic companion animals or domestic livestock as defined herein.

6.08.030 PROHIBITION:

It shall be unlawful for any Person to cause or provide a Performance of any Wild Animal or Exotic Animal on any public or private property within Bridgeport, Connecticut.

6.08.040 EXEMPTIONS:

The following are exempt from the prohibition in section III:

- h. Exhibitions at a non-mobile, permanent institution or facility endorsed or accredited by the *Association of Zoos and Aquariums* or the *Global Federation of Animal Sanctuaries*.
- i. Outreach programs for educational or conservation purposes by a facility accredited by the *Association of Zoos and Aquariums*, if the animal used for such purposes is not kept in a mobile or traveling housing facility for more than 12 hours a day.
- j. University, college, laboratory, or other research facilities registered by the United States Secretary of Agriculture.

6.08.050 IMPLEMENTATION AND ENFORCEMENT

Section III shall be implemented and enforced by Bridgeport Animal Control, with the support of the Bridgeport Police Department in the exercise of its ordinary law enforcement duties, and the support of other agencies as appropriate.

6.08.060 PENALTIES

- k. Any person who violates section III shall be fined \$150 for each offense. Each animal and each performance constitutes a separate offense.



OFFICE OF THE CITY CLERK RESOLUTION FORM

- l. The City Attorney may maintain an injunction action to enforce section III, to correct any such violation, and to assess and recover the applicable penalties. The City Attorney also may seek recovery of attorneys' fees and costs incurred in bringing an action for injunction or civil penalties pursuant to this section.**
- m. No person shall obstruct, hinder, delay, or interfere with, by force or otherwise, the performance by the City or its personnel of any duty under the provisions of this ordinance, or refuse to permit such personnel to perform their duties by refusing them, upon proper identification or presentation of a written order of the City, entrance to any premises at reasonable hours.**

Item# *118-17 Consent Calendar

Municipal Suspense Tax Book.



**Report
of
Committee
on
Budget & Appropriations**

City Council Meeting Date: September 4, 2018

Attest: *Lydia N. Martinez*
Lydia N. Martinez, City Clerk

Approved by: *[Signature]*
Joseph P. Ganim, Mayor

Date Signed: 9/18/18

RECEIVED
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18 SEP 19 PM 3:23
ATTEST
CITY CLERK



City of Bridgeport, Connecticut Office of the City Clerk

To the City Council of the City of Bridgeport:

The Committee on Budget and Appropriations begs leave to report; and recommends for adoption the following resolution:

Item No. *118-17 Consent Calendar

RESOLVED, That City Council of the City of Bridgeport hereby approve, as directed by the State Tax Commission under Section 12-165, a copy of Municipal Suspense Tax Book for fiscal year ending June 30, 2018; and be it further

RESOLVED, That this Manual represents Grand List 2002 through 2016, which consist of Analyzed Personal Property and Motor Vehicle Taxes at the close of the fiscal year ending June 30, 2018 for the total amount of \$956,370.43.

RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
BUDGET AND APPROPRIATIONS

Denese Taylor-Moye, Co-Chair

Maria Zambrano Viggiano, Co-Chair

Jeanette Herron

Mary A. McBride-Lee

Michael A. Defilippo

Christina B. Smith

Nessah J. Smith

City Council Date: September 4, 2018

Bill #	Unique ID	Name	Prop Loc	AMT SUSP	Reason
2002-03-3607571	711HER	PORTER JAMES	964 NOBLE AVE	\$ 147.78	BK - BANKRUPTCY
2002-03-5982394	693637	GONZALEZ HECTOR M	1032 MARLIN LAKES CIR #1227	\$ 11.04	BK - BANKRUPTCY
2002-03-6285063	736NFA	CINTRON EDWIN A	1307 MAHOGANY DR	\$ 199.96	BK - BANKRUPTCY
2002-03-6320365	1CE457	GONZALEZ HECTOR M	1032 MARLIN LAKES CIR #1227	\$ 151.64	BK - BANKRUPTCY
2002-03-6331227	836PMD	HULL RACHEL	40 STILLWATER AVE 11H	\$ 350.64	BK - BANKRUPTCY
2002-03-6626758	527RWP	BOOKER JOHN P III	140 OLIVE ST	\$ 50.24	BK - BANKRUPTCY
2002-03-6665001	434RYD	FISHER KERRY L	21 BEDFORD AVE	\$ 94.76	BK - BANKRUPTCY
2002-03-6665010	785RVH	FISHER KERRY L	21 BEDFORD AVE	\$ 154.56	BK - BANKRUPTCY
2002-03-6686980	594RJG	HULL RACHEL	40 STILLWATER AVE 11H	\$ 389.28	BK - BANKRUPTCY
2002-03-6718938	374RLM	MOISE MICHELINE	112 HERKIMER ST	\$ 605.66	BK - BANKRUPTCY
2002-03-6768552	175RRY	SMIKLE BRIDGETTE	80 YALE ST	\$ 433.72	BK - BANKRUPTCY
2002-03-6768561	174RRY	SMIKLE BRIDGETTE H	80 YALE ST 9	\$ 811.44	BK - BANKRUPTCY
2002-03-6790205	596RWC	WIGGINS GILL BRENDA A	41 PATRICIA RD D	\$ 597.82	BK - BANKRUPTCY
2002-03-6791651	826RGO	WILLIAMS TERRI Y	45 WOODLAWN AVE	\$ 679.08	BK - BANKRUPTCY
2002-03-6804176	818NFN	TYNER DEIRDRE	PO BOX 11209H	\$ 47.14	BK - BANKRUPTCY
2002-03-7941333	469TAX	ZOR MISHA	393 LAUREL AVE	\$ 790.20	BK - BANKRUPTCY
2002-04-6961841	477RZM	SMIKLE BRIDGETTE H	80 YALE ST APT 9	\$ 451.76	BK - BANKRUPTCY
2002-04-6961859	449SLS	SMIKLE BRIDGETTE H	80 YALE ST 9	\$ 120.94	BK - BANKRUPTCY
2002-04-6973202	741SLB	TYNER DEIRDRE M	36 LOUISIANA AVE	\$ 241.67	BK - BANKRUPTCY
2002-04-6981141	596RWC	WIGGINS GILL BRENDA A	41 PATRICIA RD D	\$ 336.72	BK - BANKRUPTCY
2003-02-5476545	P-8000935	BLUE SKY BAR ICE CREAM INC	325 CHERRY ST	\$ 3,142.36	OB - OUT OF BUSINESS
2003-03-5982394	693637	GONZALEZ HECTOR M	1032 MARLIN LAKES CIR #1227	\$ 7.80	BK - BANKRUPTCY
2003-03-6285063	736NFA	CINTRON EDWIN A	1307 MAHOGANY DR	\$ 197.88	BK - BANKRUPTCY
2003-03-6285071	81703C	CINTRON EDWIN A	24 EVERGREEN ST	\$ 85.98	BK - BANKRUPTCY
2003-03-6626758	527RWP	BOOKER JOHN P III	140 OLIVE ST	\$ 35.48	BK - BANKRUPTCY
2003-03-6665001	434RYD	FISHER KERRY L	21 BEDFORD AVE	\$ 59.34	BK - BANKRUPTCY
2003-03-6665010	785RVH	FISHER KERRY L	21 BEDFORD AVE	\$ 75.72	BK - BANKRUPTCY
2003-03-6686980	594RJG	HULL RACHEL	40 STILLWATER AVE 11H	\$ 197.18	BK - BANKRUPTCY
2003-03-6689890	416RHW	JANKOWSKI SHERRY M	166 MELBA ST	\$ 56.62	BK - BANKRUPTCY
2003-03-6693447	513RTJ	JOUZA MARIA R	430 CONNECTICUT AVE	\$ 78.46	BK - BANKRUPTCY
2003-03-6718938	374RLM	MOISE MICHELINE	112 HERKIMER ST	\$ 354.82	BK - BANKRUPTCY
2003-03-6768561	174RRY	SMIKLE BRIDGETTE H	80 YALE ST 9	\$ 451.00	BK - BANKRUPTCY
2003-03-6791651	826RGO	WILLIAMS TERRI Y	45 WOODLAWN AVE	\$ 274.76	BK - BANKRUPTCY
2003-03-7155222	477RZM	SMIKLE BRIDGETTE H	80 YALE ST APT 9	\$ 248.38	BK - BANKRUPTCY
2003-03-7155231	449SLS	SMIKLE BRIDGETTE H	80 YALE ST 9	\$ 183.54	BK - BANKRUPTCY
2003-03-7168251	957SEU	TYNER DEIRDRE	BOX 11209H	\$ 186.30	BK - BANKRUPTCY
2003-03-7168260	337SGF	TYNER DEIRDRE M	P O BOX 11209H	\$ 55.26	BK - BANKRUPTCY
2003-03-7168278	741SLB	TYNER DEIRDRE M	36 LOUISIANA AVE	\$ 315.24	BK - BANKRUPTCY
2003-03-7941333	469TAX	ZOR MISHA	393 LAUREL AVE	\$ 435.32	BK - BANKRUPTCY
2003-04-6508089	826RGO	WILLIAMS TERRI Y	103 CORNHILL ST	\$ 25.46	BK - BANKRUPTCY
2003-04-7285214	746SXO	JANKOWSKI SHERRY	274 ELM ST	\$ 149.92	BK - BANKRUPTCY
2003-04-7294885	799SZR	MOREIRA PAUL J	96 SPRING ST APT 4	\$ 35.40	BK - BANKRUPTCY
2003-04-7359251	8CM824	WILLIAMS TERRI AKA	45 WOODLAWN AVE	\$ 35.83	BK - BANKRUPTCY
2003-04-7359260	906SXJ	WILLIAMS TERRI Y	103 CORNHILL ST	\$ 88.27	BK - BANKRUPTCY
2004-02-5476545	P-8000935	BLUE SKY BAR ICE CREAM INC	325 CHERRY ST	\$ 116.94	OB - OUT OF BUSINESS
2004-03-6285063	736NFA	CINTRON EDWIN A	1307 MAHOGANY DR	\$ 184.14	BK - BANKRUPTCY
2004-03-6665010	785RVH	FISHER KERRY L	21 BEDFORD AVE	\$ 68.42	BK - BANKRUPTCY
2004-03-6791651	826RGO	WILLIAMS TERRI Y	45 WOODLAWN AVE	\$ 70.56	BK - BANKRUPTCY
2004-03-7137216	922SKH	RKABI IHSAN	7340 CENTRAL AVE 1101	\$ 850.96	BK - BANKRUPTCY
2004-03-7168260	337SGF	TYNER DEIRDRE M	P O BOX 11209H	\$ 51.50	BK - BANKRUPTCY
2004-03-7168278	741SLB	TYNER DEIRDRE M	36 LOUISIANA AVE	\$ 285.76	BK - BANKRUPTCY
2004-03-7401118	694THA	COBB TAMMIE M	56 PRINCE ST	\$ 223.66	BK - BANKRUPTCY
2004-03-7454769	746SXO	JANKOWSKI SHERRY	274 ELM ST	\$ 172.86	BK - BANKRUPTCY
2004-03-7488809	799SZR	MOREIRA PAUL J	96 SPRING ST APT 4	\$ 51.50	BK - BANKRUPTCY
2004-03-7537303	692TFK	SIMMONS IATISHA L	29 PARK ST	\$ 49.40	BK - BANKRUPTCY
2004-03-7563495	8CM824	WILLIAMS TERRI	45 WOODLAWN AVE	\$ 80.44	BK - BANKRUPTCY
2004-03-7563509	906SXJ	WILLIAMS TERRI Y	45 WOODLAWN AVE	\$ 125.60	BK - BANKRUPTCY

Bill #	Unique ID	Name	Prop Loc	AMT SUSP	Reason
2004-03-7940256	180THB	HAUPTMAN CHRISTOPHER J.	108 PERRY AVE	\$ 119.96	BK - BANKRUPTCY
2004-03-7941333	469TAX	ZOR MISHA	393 LAUREL AVE	\$ 400.06	BK - BANKRUPTCY
2005-02-5476545	P--8000935	BLUE SKY BAR ICE CREAM INC	325 CHERRY ST	\$ 191.58	OB - OUT OF BUSINESS
2005-03-6275017	950PZA	BULLEN ROBERT G	39 GLENBROOK RD APT 2L	\$ 52.52	BK - BANKRUPTCY
2005-03-6665010	785RVH	FISHER KERRY L	21 BEDFORD AVE	\$ 67.32	BK - BANKRUPTCY
2005-03-6791651	826RGO	WILLIAMS TERRI Y	103 CORNHILL ST	\$ 74.00	BK - BANKRUPTCY
2005-03-7401118	694THA	COBB TAMMIE M	56 PRINCE ST	\$ 219.02	BK - BANKRUPTCY
2005-03-7454769	746SXO	JANKOWSKI SHERRY	274 ELM ST	\$ 165.74	BK - BANKRUPTCY
2005-03-7488809	799SZR	MOREIRA PAUL J	96 SPRING ST APT 4	\$ 54.00	BK - BANKRUPTCY
2005-03-7537290	305THB	SIMMONS LATISHA	29 PARK ST	\$ 127.26	BK - BANKRUPTCY
2005-03-7537303	692TFK	SIMMONS LATISHA L	29 PARK ST	\$ 51.80	BK - BANKRUPTCY
2005-03-7563495	8CM824	WILLIAMS TERRI	103 CORNHILL ST	\$ 82.88	BK - BANKRUPTCY
2005-03-7563509	906SXJ	WILLIAMS TERRI Y	103 CORNHILL ST	\$ 115.42	BK - BANKRUPTCY
2005-03-7893053	142TVQ	ROSE NAILS AND SPA INC	4569 MAIN ST	\$ 263.41	BK - BANKRUPTCY
2005-03-7940256	180THB	HAUPTMAN CHRISTOPHER J.	108 PERRY AVE	\$ 109.52	BK - BANKRUPTCY
2005-03-7941333	469TAX	ZOR MISHA	393 LAUREL AVE	\$ 367.76	BK - BANKRUPTCY
2005-04-7632411	200TVK	GARRETT BENNY I	180 HOUSTON AVE	\$ 109.93	BK - BANKRUPTCY
2005-04-8019980	894UDE	GARRETT BENNY I	180 HOUSTON AVE	\$ 71.24	BK - BANKRUPTCY
2005-04-8096160	524UEK	ROSE NAIL AND SPA INC	4569 MAIN ST	\$ 461.70	BK - BANKRUPTCY
2006-02-5476545	P--8000935	BLUE SKY BAR ICE CREAM INC	325 CHERRY ST	\$ 1,209.38	OB - OUT OF BUSINESS
2006-02-6797269	P--2102765	DEREKTOR SHIPYARDS	837 SEAVIEW AVE	\$ 159.65	BK - BANKRUPTCY
2006-02-8716814	PPF05142	SALMON ANNETT A	DA6954 DODGE INTREP 2002	\$ 270.01	OB - OUT OF BUSINESS
2006-03-0559938	JY3034	FOX ETHEL B	4637 GOLDEN APPLES TR	\$ 132.18	BK - BANKRUPTCY
2006-03-7006341	244SLD	BERKOWITZ MIRIAM	11801 4TH ST N APT 1805	\$ 417.56	BK - BANKRUPTCY
2006-03-7807084	200TVK	GARRETT BENNY I	180 HOUSTON AVE	\$ 148.82	BK - BANKRUPTCY
2006-03-8289758	632KOJ	SMITH BETIE	424 CHOPSEY HILL RD	\$ 477.50	BK - BANKRUPTCY
2006-04-8446896	941TJZ	MCCULLOUGH STAFFORD	3 ROCKRIDGE CIR	\$ 241.28	BK - BANKRUPTCY
2006-04-8492731	300UYC	SARGEANT WINSTON C	45 ALPINE ST	\$ 82.44	BK - BANKRUPTCY
2006-04-8516517	321UWD	WHITTAKER WARREN O	41 ASTORIA AVE	\$ 575.73	BK - BANKRUPTCY
2007-02-1054508	P--0035700	CENTURY 21/SCALA & CLARK	3850 MAIN ST	\$ 3,687.18	OB - OUT OF BUSINESS
2007-02-5476545	P--8000935	BLUE SKY BAR ICE CREAM INC	325 CHERRY ST	\$ 3,831.12	OB - OUT OF BUSINESS
2007-02-6797269	P--2102765	DEREKTOR SHIPYARDS	837 SEAVIEW AVE	\$ 20,122.03	OB - OUT OF BUSINESS
2007-02-7747014	P--2107950	ATLANTIC GRANITES & MARBLE LLC	310 SMITH ST	\$ 6,220.16	OB - OUT OF BUSINESS
2007-02-8707525	P--2117450	JOHNSON ARTS	2281 EAST MAIN ST	\$ 473.66	OB - OUT OF BUSINESS
2007-02-8717714	PPF05142	SALMON ANNETT A	DA6954 DODGE INTREP 2002	\$ 229.19	OB - OUT OF BUSINESS
2007-03-7478935	941TJZ	MCCULLOUGH STAFFORD	3 ROCKRIDGE CIR	\$ 237.18	BK - BANKRUPTCY
2007-03-8193963	797675	GARRETT BENNY I	180 HOUSTON AVE	\$ 82.83	BK - BANKRUPTCY
2007-03-8193971	715UFO	GARRETT BENNY I	180 HOUSTON AVE	\$ 71.77	BK - BANKRUPTCY
2007-03-8289758	632KOJ	SMITH BETIE	424 CHOPSEY HILL RD	\$ 471.98	BK - BANKRUPTCY
2007-03-8556608	345WAN	CORDERO AGUSTIN	3848 WINDING PATH	\$ 122.49	BK - BANKRUPTCY
2007-03-8590393	138WHY	GREY JAMEL	43 LAUREL CT	\$ 1,962.86	BK - BANKRUPTCY
2007-03-8699760	321UWD	WHITTAKER WARREN O	41 ASTORIA AVE	\$ 528.94	BK - BANKRUPTCY
2007-04-0089628	799WLM	LINDSAY CHRISTINA	75 AVON ST	\$ 342.15	BK - BANKRUPTCY
2007-04-0091985	755VVSJ	MYERS ICYLIN	2365 E MAIN ST	\$ 731.20	BK - BANKRUPTCY
2008-02-0040468	P--2107950	ATLANTIC GRANITES & MARBLE LLC	310 SMITH ST	\$ 4,867.14	OB - OUT OF BUSINESS
2008-02-0040694	P--8000935	BLUE SKY BAR ICE CREAM INC	325 CHERRY ST	\$ 3,329.24	OB - OUT OF BUSINESS
2008-02-0041036	P--0035700	CENTURY 21/SCALA & CLARK	3850 MAIN ST	\$ 3,204.16	OB - OUT OF BUSINESS
2008-02-0042677	P--2117450	JOHNSON ARTS	2281 EAST MAIN ST	\$ 411.62	OB - OUT OF BUSINESS
2008-03-0063344	51332400	CORDERO AGUSTIN	3848 WINDING PATH	\$ 181.70	BK - BANKRUPTCY
2008-03-0064863	51484300	D B B TRUCKING LLC	87 PALMER ST	\$ 528.38	BK - BANKRUPTCY
2008-03-0068506	51847400	DUNN CHRISTOPHER K	PO BOX 305	\$ 117.38	BK - BANKRUPTCY
2008-03-0068507	51847500	DUNN CHRISTOPHER KEITH	PO BOX 305	\$ 19.37	BK - BANKRUPTCY
2008-03-0076641	52658100	GREY JAMEL	43 LAUREL CT	\$ 1,535.16	BK - BANKRUPTCY
2008-03-0082440	53237000	JONES GEORGE N	190 DENVER AVE	\$ 1,239.30	BK - BANKRUPTCY
2008-03-0086212	53613200	LINDSAY CHRISTINA	75 AVON ST	\$ 274.68	BK - BANKRUPTCY
2008-03-0094796	54470100	MYERS ICYLIN	2366 E MAIN ST	\$ 734.12	BK - BANKRUPTCY
2008-03-0104994	55485300	RIVERA CARMEN	74A ARBNER CT	\$ 114.87	BK - BANKRUPTCY

Bill #	Unique ID	Name	Prop Loc	AMT SUSP	Reason
2008-03-0104997	55485600	RIVERA CARMEN I	74 A ABNER L I	\$ 55 21	BK - BANKRUPTCY
2008-03-0113558	56340500	STEEN VALERIE	16 SE 24TH AVE	\$ 27 93	BK - BANKRUPTCY
2009-02-0040468	P--2107950	ATLANTIC GRANITES & MARBLE LLC	310 SMITH ST	\$ 2,163 44	OB - OUT OF BUSINESS
2009-02-0040694	P--8000935	BLUE SKY BAR ICE CREAM INC	325 CHERRY ST	\$ 3,406 58	OB - OUT OF BUSINESS
2009-02-0041036	P--0035700	CENTURY 21/SCALA & CLARK	3850 MAIN ST	\$ 3,278 58	OB - OUT OF BUSINESS
2009-02-0041488	P--2102765	DERECKTOR SHIPYARDS	837 SEAVIEW AVE	\$ 28,065 80	OB - OUT OF BUSINESS
2009-02-0042677	P--2117450	JOHNSON ARTS	2281 EAST MAIN ST	\$ 495 50	OB - OUT OF BUSINESS
2009-02-0042844	P--7005075	LA ABUELITA RESTARAUNT	2810 FAIRFIELD AVE	\$ 758 37	OB - OUT OF BUSINESS
2009-02-0045405	P--9990800	ATLANTIC GRANITE & MARBLE	310 SMITH ST	\$ 1,040 56	OB - OUT OF BUSINESS
2009-02-0045494	P--2170150	2 BROTHERS LANDSCAPING	371 PLATT ST	\$ 495 50	OB - OUT OF BUSINESS
2009-03-0014840	39631A	D B B TRUCKING LLC	67 PALMER ST	\$ 66 99	BK - BANKRUPTCY
2009-03-0016354	386WST	DELGADO DOMINGO JR	7821 43RD ST APT 1 C	\$ 134 78	BK - BANKRUPTCY
2009-03-0016355	769XOV	DELGADO DOMINGO JR	7821 43RD ST APT 1 C	\$ 466 18	BK - BANKRUPTCY
2009-03-0016356	985XNO	DELGADO DOMINGO JR	7821 43RD ST APT 1 C	\$ 127 64	BK - BANKRUPTCY
2009-03-0018360	41CR34	DUNN CHRISTOPHER K	PO BOX 305	\$ 145 88	BK - BANKRUPTCY
2009-03-0018361	82CF42	DUNN CHRISTOPHER KEITH	PO BOX 305	\$ 19 82	BK - BANKRUPTCY
2009-03-0044321	755WSJ	MYERS ICYLIN	2366 E MAIN ST	\$ 626 32	BK - BANKRUPTCY
2009-03-0044629	574WME	NEAL TERRIE L	288 TRUMAN ST	\$ 417 82	BK - BANKRUPTCY
2009-03-0051947	732SDK	PULLIAM JOE E SR	613 BROAD STREET	\$ 145 08	BK - BANKRUPTCY
2009-03-0060093	174WWY	SEMIDEY JOSE L	265 WASHINGTON AV C9	\$ 48 48	BK - BANKRUPTCY
2009-03-0069983	696XFB	WHITMORE JAMES JR	110 QUINCE ST	\$ 43 60	BK - BANKRUPTCY
2009-04-0091690	91690	NEW STAR CLEANING DR	1211 NORMAN ST #1	\$ 516 75	BK - BANKRUPTCY
2009-04-0092551	92551	PAPARO SAMIRA	PO BOX 667	\$ 52 48	BK - BANKRUPTCY
2009-04-0093416	93416	PULLIAM JOE E	613 BROAD STREET	\$ 142 82	BK - BANKRUPTCY
2010-02-0040694	P--8000935	BLUE SKY BAR ICE CREAM INC	325 CHERRY ST	\$ 2,725 26	OB - OUT OF BUSINESS
2010-02-0041488	P--2102765	DERECKTOR SHIPYARDS	837 SEAVIEW AVE	\$ 257,015 26	OB - OUT OF BUSINESS
2010-02-0042677	P--2117450	JOHNSON ARTS	2281 EAST MAIN ST	\$ 396 40	OB - OUT OF BUSINESS
2010-02-0042844	P--7005075	LA ABUELITA RESTARAUNT	2810 FAIRFIELD AVE	\$ 990 60	OB - OUT OF BUSINESS
2010-02-0045405	P--9990800	ATLANTIC GRANITE & MARBLE	310 SMITH ST	\$ 1,040 56	OB - OUT OF BUSINESS
2010-02-0045662	P--2160885	BLACKROCK SPORTS CAFE	3425 FAIRFIELD AVE	\$ 754 76	OB - OUT OF BUSINESS
2010-03-0004932	548WWE	BEAKOI GLOWIN	1455 PARK AVE	\$ 453 88	BK - BANKRUPTCY
2010-03-0004933	988XNO	BEAKOI GLOWIN	231 RIDGE AVE	\$ 109 80	BK - BANKRUPTCY
2010-03-0006147	550XUR	BLAKE ANTHONY E	156 ST STEPHENS RD	\$ 100 70	BK - BANKRUPTCY
2010-03-0012044	965SXH	CLARK JERMAINE	16 SE 24TH AVENUE	\$ 290 16	BK - BANKRUPTCY
2010-03-0012086	950XHF	CLARK VALERIE ANNE	16 SE 24TH AVENUE	\$ 425 34	BK - BANKRUPTCY
2010-03-0016449	769XOV	DELGADO DOMINGO JR	7821 43RD ST APT 1 C	\$ 457 06	BK - BANKRUPTCY
2010-03-0016450	985XNO	DELGADO DOMINGO JR	4705 S CLOCKWOOD AVE	\$ 118 14	BK - BANKRUPTCY
2010-03-0017636	MARECI	DITROIA TINA M	566 WILCOXON AVE	\$ 59 26	BK - BANKRUPTCY
2010-03-0035755	343XUZ	LINDSAY CHRISTINA M	57 ALDER ST	\$ 218 42	BK - BANKRUPTCY
2010-03-0044629	574WME	NEAL TERRIE L	288 TRUMAN ST	\$ 409 88	BK - BANKRUPTCY
2010-03-0047503	AE6426	OSTROSKY SARAH	325 FAIRVIEW AVE	\$ 80 07	BK - BANKRUPTCY
2010-03-0048281	249YEX	PAPARO SAMIRA	PO BOX 667	\$ 67 39	BK - BANKRUPTCY
2010-03-0048282	617WGB	PAPARO SAMIRA	PO BOX 667	\$ 61 05	BK - BANKRUPTCY
2010-03-0048750	788WAS	PAVIA WILLIAM F	96 CHATHAM TER	\$ 276 30	BK - BANKRUPTCY
2010-03-0051975	162PTJ	PULLIAM JOE E	613 BROAD ST	\$ 208 90	BK - BANKRUPTCY
2010-03-0051976	435PWH	PULLIAM JOE E	613 BROAD STREET	\$ 201 78	BK - BANKRUPTCY
2010-03-0051979	732SDK	PULLIAM JOE E SR	613 BROAD ST	\$ 286 60	BK - BANKRUPTCY
2010-03-0055253	428TRW	ROBERTSON DALE E	495 WESTFIELD AVE	\$ 292 94	BK - BANKRUPTCY
2010-03-0070408	696XFB	WHITMORE JAMES JR	110 QUINCE ST	\$ 26 16	BK - BANKRUPTCY
2010-04-0081227	988XNO	BEAKOI GLOWIN	231 RIDGE AVE	\$ 162 13	BK - BANKRUPTCY
2010-04-0081557	595YHE	BLAKE ANTHONY E	156 ST STEPHENS RD	\$ 115 75	BK - BANKRUPTCY
2010-04-0092563	979YKX	PAPARO SAMIRA	PO BOX 667	\$ 131 09	BK - BANKRUPTCY
2011-02-0040587	P--2160885	BLACKROCK SPORTS CAFE	3425 FAIRFIELD AVE	\$ 696 40	OB - OUT OF BUSINESS
2011-02-0041367	P--2102765	DERECKTOR SHIPYARDS	837 SEAVIEW AVE	\$ 266,546 35	BK - BANKRUPTCY
2011-02-0042586	P--7005075	LA ABUELITA RESTARAUNT	2810 FAIRFIELD AVE	\$ 1,027 34	OB - OUT OF BUSINESS
2011-02-0043675	P--9002505	PUNTO DEL SABOR	2430 MAIN STREET	\$ 770 82	OB - OUT OF BUSINESS
2011-03-0054952	546WWE	BEAKOI GLOWIN	1455 PARK AVE	\$ 471 12	BK - BANKRUPTCY

Bill #	Unique ID	Name	Prop Loc	AMT SUSP	Reason
2011-03-0054953	988XNO	BEAKOI GLOWIN	231 RIDGE AVE	\$ 267.64	BK - BANKRUPTCY
2011-03-0056120	550XUR	BLAKE ANTHONY E	156 ST STEPHENS RD	\$ 94.96	BK - BANKRUPTCY
2011-03-0056121	595YHE	BLAKE ANTHONY E	156 ST STEPHENS RD	\$ 87.98	BK - BANKRUPTCY
2011-03-0061820	965SXH	CLARK JERMAINE	16 SE 24TH AVE	\$ 72.48	BK - BANKRUPTCY
2011-03-0061860	950XHF	CLARK VALERIE ANNE	16 SE 24TH AVENUE	\$ 100.44	BK - BANKRUPTCY
2011-03-0067292	MAREC1	DITROIA TINA M	566 WILCOXSON AVE	\$ 118.82	BK - BANKRUPTCY
2011-03-0081671	590HCZ	JONES JULIA	PO BOX 3	\$ 240.50	BK - BANKRUPTCY
2011-03-0085223	343XUZ	LINDSAY CHRISTINA M	57 ALDER ST	\$ 208.02	BK - BANKRUPTCY
2011-03-0086369	37957C	LUCIUK STANLEY	1475 MADISON AVE	\$ 369.18	BK - BANKRUPTCY
2011-03-0086372	749071	LUCIUK STANLEY	1475 MADISON AV	\$ 57.97	BK - BANKRUPTCY
2011-03-0089447	401AHN	MCCRARY THERRON	207 REMINGTON ST	\$ 94.96	BK - BANKRUPTCY
2011-03-0092383	547RGR	MOORE JOHN W	317 GRANDFIELD AVE 12	\$ 166.08	BK - BANKRUPTCY
2011-03-0092384	596YST	MOORE JOHN W	317 GRANDFIELD AV 12A	\$ 594.86	BK - BANKRUPTCY
2011-03-0094037	574WME	NEAL TERRIE L	288 TRUMAN ST	\$ 388.50	BK - BANKRUPTCY
2011-03-0098185	788WAS	PAVIA WILLIAM F	96 CHATHAM TER	\$ 300.94	BK - BANKRUPTCY
2011-04-0082720	82720	CARO DANIEL	311 GARFIELD AVE	\$ 99.08	BK - BANKRUPTCY
2011-04-0082721	82721	CARO DANIEL	319 GARFIELD AVE	\$ 63.72	BK - BANKRUPTCY
2011-04-0089238	89238	JOHNSON JUDITH	615A TRUMBULL AVE	\$ 128.06	BK - BANKRUPTCY
2011-04-0092421	92421	MORALES ELIAS	534 NOBLE AVE	\$ 81.07	BK - BANKRUPTCY
2012-02-0001209	P-2102755	DERECKTOR SHIPYARDS	837 SEAVIEW AVE	\$ 271,376.74	BK - BANKRUPTCY
2012-02-0002986	P-9002505	FONDA BAKERY	2430 MAIN STREET	\$ 784.78	OB - OUT OF BUSINESS
2012-02-0004023	P-2160885	BLACKROCK SPORTS CAFE	3425 FAIRFIELD AVE	\$ 837.10	OB - OUT OF BUSINESS
2012-03-0052790	486SXH	APONTE CARMEN L	129A KAREN CT	\$ 147.34	BK - BANKRUPTCY
2012-03-0053482	789SET	ARTHUR ROBERT E	275 CENTRAL PARK W APT 5A	\$ 45.62	BK - BANKRUPTCY
2012-03-0054390	655YNC	BANKS CELINA R	59 HARRAL AVE	\$ 118.04	BK - BANKRUPTCY
2012-03-0055101	988XNO	BEAKOI GLOWIN	231 RIDGE AVE	\$ 260.76	BK - BANKRUPTCY
2012-03-0056269	595YHE	BLAKE ANTHONY E	156 ST STEPHENS RD	\$ 84.13	BK - BANKRUPTCY
2012-03-0059865	100ZGE	CARO DANIEL	319 GARFIELD AVE	\$ 118.88	BK - BANKRUPTCY
2012-03-0081946	125XOY	JOHNSON JUDITH	615A TRUMBULL AVE	\$ 166.16	BK - BANKRUPTCY
2012-03-0088147	9979CD	MALLON PATRICK DBA	2033 FAIRFIELD AVE	\$ 76.18	BK - BANKRUPTCY
2012-03-0090679	687JVM	MCREYNOLDS FREDDIE J	BOX 5104	\$ 145.24	BK - BANKRUPTCY
2012-03-0093753	940S2T	MORRISON EVA B	33 CRESTWOOD ST	\$ 39.76	BK - BANKRUPTCY
2012-03-0093967	369XRE	MOYA NIKOLE E	1071 PEMBROKE ST 3A	\$ 91.66	BK - BANKRUPTCY
2012-03-0098936	788WAS	PAVIA WILLIAM F	96 CHATHAM TER	\$ 246.94	BK - BANKRUPTCY
2012-03-0099431	728669	PERALDO UGO	115 SAVOY ST	\$ 90.41	BK - BANKRUPTCY
2012-03-0100133	166RPE	PETERDI DAISY	11 VALLEY CIR	\$ 97.52	BK - BANKRUPTCY
2012-03-0102172	928EHY	QUARANTA PHILOMENA	344 CAMBRIDGE ST	\$ 52.74	BK - BANKRUPTCY
2012-03-0106627	WT9026	ROJAS JORGE	138 GURDON ST	\$ 136.88	BK - BANKRUPTCY
2012-03-0116418	501YOT	TUMBA AMISI E	258 SALEM ST	\$ 104.64	BK - BANKRUPTCY
2012-03-0122042	490MYC	ZAMIR ANN	21663 COUNTY ROAD #265	\$ 94.59	BK - BANKRUPTCY
2012-04-0081198	408ZSR	BANKS CELINA R	59 HARRAL AVE	\$ 146.58	BK - BANKRUPTCY
2012-04-0082655	807ZNT	CARO DANIEL	319 GARFIELD AVE	\$ 85.80	BK - BANKRUPTCY
2012-04-0083149	740WPO	CHRISTIANO RICHARD F	21 DAVIS AVE APT B6	\$ 14.73	BK - BANKRUPTCY
2012-04-0087716	802ZTB	HARRISON CATHERINE	350 EAST AVE	\$ 325.30	BK - BANKRUPTCY
2012-04-0090852	9763CP	MALLON PATRICK M DBA	2033 FAIRFIELD AVE	\$ 15.70	BK - BANKRUPTCY
2012-04-0092427	119ZUY	MOYA NIKOLE E	1071 PENBROOKE ST	\$ 237.02	BK - BANKRUPTCY
2012-04-0100268	1ABGF2	WILLIS-SMITH BETIE	2209 MAIN STREET	\$ 59.02	BK - BANKRUPTCY
2013-02-0004159	P-9003655	CW PRICE OPERATING LLC	156 BOSTON AVENUE	\$ 2,485.72	OB - OUT OF BUSINESS
2013-03-0052850	52835	APONTE CARMEN L	129A KAREN CT	\$ 139.68	BK - BANKRUPTCY
2013-03-0053528	53513	ARTHUR ROBERT E	275 CENTRAL PARK W APT 5A	\$ 37.98	BK - BANKRUPTCY
2013-03-0054434	54418	BANKS CELINA R	59 HARRAL AVE	\$ 174.28	BK - BANKRUPTCY
2013-03-0056253	56233	BLACKWELL JIMI	116 RAINBOW RD	\$ 119.00	BK - BANKRUPTCY
2013-03-0056575	56555	BOLLING GEORGE M	1300 RESERVOIR AVE	\$ 21.10	BK - BANKRUPTCY
2013-03-0058138	58114	BRYANT MALCOLM E JR	154 GLEN ARDEN DR	\$ 165.42	BK - BANKRUPTCY
2013-03-0059906	59875	CARO DANIEL	319 GARFIELD AVE	\$ 113.10	BK - BANKRUPTCY
2013-03-0059907	59876	CARO DANIEL	319 GARFIELD AVE	\$ 84.82	BK - BANKRUPTCY
2013-03-0061744	61702	CHRISTIANO RICHARD F	170 TURNEY RD	\$ 111.40	BK - BANKRUPTCY

Bill #	Unique ID	Name	Prop Loc	AMT SUSP	Reason
2013-03-0064679	64627	CUMMINGS DIANE	140 MILL ST	\$ 486 54	BK - BANKRUPTCY
2013-03-0065825	65768	DAVIS TISHANA	75 WHEELER AVE 409	\$ 256 44	BK - BANKRUPTCY
2013-03-0085979	85856	LEMDON SHARON D	10 ASIA CIRCLE	\$ 561 24	BK - BANKRUPTCY
2013-03-0088466	88332	MAJEWSKI MIROSLAW	440 SUCCESS AVE	\$ 127 02	BK - BANKRUPTCY
2013-03-0088467	88333	MAJEWSKI MIROSLAW	440 SUCCESS AVE 86 18	\$ 80 60	BK - BANKRUPTCY
2013-03-0094628	94482	MOYA NIKOLE E	1071 PENBROOKE ST	\$ 313 12	BK - BANKRUPTCY
2013-03-0098392	98223	ORTIZ YOLANDA C	302 WILMOT AVE	\$ 265 91	BK - BANKRUPTCY
2013-03-0100214	100041	PERALDO UGO	115 SAVOY ST	\$ 84 82	BK - BANKRUPTCY
2013-03-0109423	109227	SALMON ANNETT A	41 MONROE ST	\$ 56 97	BK - BANKRUPTCY
2013-03-0109424	109228	SALMON ANNETT A	41 MONROE ST	\$ 497 94	BK - BANKRUPTCY
2013-03-0113347	113143	SOTO MARIA J	430 CONNECTICUT AV	\$ 7 89	BK - BANKRUPTCY
2013-03-0113348	113144	SOTO MARIA J	430 CONNECTICUT AVE	\$ 173 44	BK - BANKRUPTCY
2013-03-0122037	121816	WILLIAMS MARGARET A	63 AMERIDGE DR	\$ 274 72	BK - BANKRUPTCY
2013-03-0122257	122034	WILLIS SMITH BETIE	2209 MAIN STREET	\$ 205 50	BK - BANKRUPTCY
2013-03-0123246	123017	ZAMIR ANN	240 PRISCILLA ST	\$ 88 62	BK - BANKRUPTCY
2013-04-0081358	408ZSR	BANKS CELINA R	59 HARRAL AVE	\$ 186 05	BK - BANKRUPTCY
2013-04-0081365	8ALGT6	BANKSDELVALLE CELINA R	59 HARRAL AVENUE	\$ 171 16	BK - BANKRUPTCY
2013-04-0081927	0AGHB0	BLACKWELL JIMI	116 RAINBOW RD	\$ 812 40	BK - BANKRUPTCY
2013-04-0081928	4AHBK1	BLACKWELL JIMI	116 RAINBOW RD	\$ 486 63	BK - BANKRUPTCY
2013-04-0087137	9AHAM6	GARRETT BENNY I	180 HOUSTON AVE	\$ 57 30	BK - BANKRUPTCY
2013-04-0087138	9AHAM6-1	GARRETT BENNY I	180 HOUSTON AVE	\$ 9 54	BK - BANKRUPTCY
2013-04-0091977	7AKHA3	MCCULLOUGH STAFFORD C	3015 MAIN ST APT 101	\$ 80 39	BK - BANKRUPTCY
2013-04-0100064	5AELK4	UMPIERRE AMADOR	147 DEACON ST 2FL	\$ 96 68	BK - BANKRUPTCY
2014-03-0054557	408ZSR	BANKS CELINA R	59 HARRAL AVE	\$ 367 98	BK - BANKRUPTCY
2014-03-0054576	8ALGT6	BANKSDELVALLE CELINA R	59 HARRAL AVENUE	\$ 454 90	BK - BANKRUPTCY
2014-03-0056423	0AGHB0	BLACKWELL JIMI	116 RAINBOW RD	\$ 892 92	BK - BANKRUPTCY
2014-03-0056424	4AHBK1	BLACKWELL JIMI	116 RAINBOW RD	\$ 444 78	BK - BANKRUPTCY
2014-03-0065103	4AGHU8	CUMMINGS DIANE R	140 MILL ST	\$ 428 32	BK - BANKRUPTCY
2014-03-0066284	844YUM	DAVIS TISHANA	75 WHEELER AVE 409	\$ 249 69	BK - BANKRUPTCY
2014-03-0074405	9AHAM6	GARRETT BENNY I	180 HOUSTON AVE	\$ 110 14	BK - BANKRUPTCY
2014-03-0080700	941ZTO	HOWARD TANISHA	120 PENNSYLVANIA AVE	\$ 501 32	BK - BANKRUPTCY
2014-03-0083140	653ZRF	JOHNSON JAY MERLIN	626 COLORADO AVE	\$ 112 26	BK - BANKRUPTCY
2014-03-0084910	6AAXD2	KIRCHON FAITH M	93 GLENBROOK ROAD	\$ 123 64	BK - BANKRUPTCY
2014-03-0086657	476ZGT	LEMDON SHARON D	10 ASIA CIRCLE	\$ 473 46	BK - BANKRUPTCY
2014-03-0123559	1ABGF2	WILLIS SMITH BETIE	2209 MAIN STREET	\$ 167 54	BK - BANKRUPTCY
2014-04-0091507	7ATNK4	LUKACHIK LUCIA J	123 OVERLAND AVE	\$ 63 51	BK - BANKRUPTCY
2014-04-0091508	7ATNK4-1	LUKACHIK LUCIA J	123 OVERLAND AVE	\$ 6 63	BK - BANKRUPTCY
2014-04-0091509	9ALGW5	LUKACHIK LUCIA J	123 OVERLAND AVE	\$ 51 73	BK - BANKRUPTCY
2014-04-0091510	9ALGW5-1	LUKACHIK LUCIA J	123 OVERLAND AVE	\$ 20 93	BK - BANKRUPTCY
2014-04-0093534	6ARTG8	MOSS SAYIDAH M	10 ASIA CIR	\$ 40 09	BK - BANKRUPTCY
2014-04-0093535	6ARTG8-1	MOSS SAYIDAH M	390 CHARLES ST A114	\$ 503 72	BK - BANKRUPTCY
2015-02-0004537	P-9010890	LAND OF JOPPA LODGE #1	650 PARK AVENUE	\$ 679 64	OB - OUT OF BUSINESS
2015-03-0086574	0ATLD3	LANGLOIS MIREILLE	66 BENEDICT RD	\$ 320 06	BK - BANKRUPTCY
2015-03-0087390	476ZGT	LEMDON SHARON D	10 ASIA CIR	\$ 155 22	BK - BANKRUPTCY
2015-03-0096121	6ARTG8	MOSS SAYIDAH M	10 ASIA CIR	\$ 554 26	BK - BANKRUPTCY
2015-03-0096615	9ABSD9	MUSE JAMES E JR	1768 E MAIN ST	\$ 409 22	BK - BANKRUPTCY
2015-03-0097962	1AGRP2	NISH JEROME A	612 WILLIAM ST	\$ 170 20	BK - BANKRUPTCY
2015-04-0087972	0AVVL1	GIERULA DAVID A	40 GLENVALE CIR	\$ 154 29	BK - BANKRUPTCY
2015-04-0094987	AA92616	NISH JEROME A	612 WILLIAM ST	\$ 341 03	BK - BANKRUPTCY
2015-02-0004296	P-9008075	TITO S ARK MARKET	857 KOSSUTH STREET	\$ 286 00	OB - OUT OF BUSINESS
2016-03-0063235	842SOX	CHRISTY PAULA	2773 FAIRFIELD AVE APT 3	\$ 141 96	BK - BANKRUPTCY
2016-03-0071059	AB41220	EDMISTON JAMES A	41 EDGEWOOD PLACE	\$ 572 14	BK - BANKRUPTCY
2016-03-0074047	476XNV	FLORES ANA	14 ORIENT LN	\$ 120 24	BK - BANKRUPTCY
2016-03-0074437	AET3805	FORD ERIL M	123 ROOSEVELT ST	\$ 186 55	BK - BANKRUPTCY
2016-03-0076826	0AVVL1	GIERULA DAVID A	40 GLENVALE CIR	\$ 141 18	BK - BANKRUPTCY
2016-03-0080744	AC29293	HEALY WILLIAM T JR	2415 SHEPARD AVE APT 80	\$ 78 39	BK - BANKRUPTCY
2016-03-0087202	295WBS	KING BERYL V	235 MARILYN DR	\$ 317 46	BK - BANKRUPTCY

Bill #	Unique ID	Name	Prop Loc	AMT SUSP	Reason
2016-03-0087206	232ZMO	KINSELLA MARY E	160 ANTON ST APT A3	\$ 251.95	BK - BANKRUPTCY
2016-03-0097945	372ZSR	MORELLI LAWRENCE D	241 PLEASANTVIEW AVE	\$ 112.72	BK - BANKRUPTCY
TOTAL	294			\$ 956,370.43	

Item # *146-17 (Ref. #67-13 & 69-16) Consent
Calendar

Addendum to the Current Bargaining Unit Contract with
the Bridgeport Firefighters IAFP Local 834.



**Report
of
Committee
on
Contracts**

City Council Meeting Date: September 4, 2018

Attest:

Lydia N. Martinez

Lydia N. Martinez, City Clerk

Approved by:

Joseph P. Ganin
Joseph P. Ganin, Mayor

Date Signed:

9/11/18

RECEIVED
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18 SEP 19 PM 3:23
ATTEST
CITY CLERK



City of Bridgeport, Connecticut

Office of the City Clerk

To the City Council of the City of Bridgeport:

The Committee on **Contracts** begs leave to report; and recommends for adoption the following resolution:

Item No. *146-17 (Ref. #67-13 & 69-16) Consent Calendar

A Resolution by the Bridgeport City Council

Regarding the Addendum to Current Bargaining Unit Contract

Between City of Bridgeport and Bridgeport Firefighters IAFF Local 834

WHEREAS, the City of Bridgeport ("City") and Bridgeport Firefighters IAFF Local 834 ("Firefighters Union") entered into a Union Contract for the term of January 1, 2017 Until June 30, 2020 as approved by the City Council on May 27, 2017 ("Union Contract").

WHEREAS, the City's Labor Relations Department and the Firefighter's Union have agreed to submit to Council for approval an Addendum to the Union Contract as set forth in Exhibit A attached hereto and made a part hereof.

NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL:

1. That it hereby authorizes the City to amend the Union Contract as set forth in Exhibit A; and
2. That it hereby authorizes, directs and empowers the Mayor or his designee to execute all documents necessary to facilitate the Addendum to the Union Contract consistent with the terms set forth in Exhibit A with the approval of the Office of the City Attorney.




City of Bridgeport, Connecticut
Office of the City Clerk

Report of Committee on Contracts
Item No. *146-17 (Ref. #67-13 & 69-16) Consent Calendar


-2-


RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
CONTRACTS


Jeanette Herron, D-133rd, Co-Chair


Ernest K. Newton II, D-139th, Co-Chair


Jack O. Banta, D-131st


Alfredo Castillo, D-136th


Michael A. Defilippo, D-133rd


Maria Zambrano Viggiano, D-136th


Amy Marie Vizzo-Paniccia, D-134th

City Council Date: September 4, 2018

EXHIBIT A

ADDENDUM TO CURRENT BARGAINING UNIT CONTRACT BETWEEN CITY OF BRIDGEPORT AND BRIDGEPORT FIREFIGHTERS IAFF LOCAL 834 RE: CLARIFICATION OF WHEN RETIRED MEMBERS ARE ELIGIBLE FOR MEDICAL BENEFITS-TO BE ADDED TO ARTICLE 17 OF THE COLLECTIVE BARGAINING AGREEMENT

1. Normal Retirement, 25 years of service to the City, regardless of age, employees hired prior to January 1, 2014 receive full medical benefits.
2. Employees hired prior to January 1, 2014, who have completed 15 years of service to the City and are at least 55 years old, may retire and receive full medical benefits.
3. Add the following to Section 17.9(e) after the first sentence replacing sentence two: However, any employee, current and new hires, regardless of date of hire, who is approved by CMERS for a service connected disability pension, a non-service connected disability pension or a death benefit, shall receive post-employment medical benefits in accordance with the terms of Section 17.9 of this collective bargaining agreement.

Item # *147-17 Consent Calendar

Resolution regarding the Utilization of Approved Capital Funding to Hire Federal Engineering, Inc. for the City's Land, Mobile and Radio (LMR) Infrastructure Project.



**Report
of
Committee
on
Contracts**

City Council Meeting Date: September 4, 2018

Attest:

Lydia N. Martinez
Lydia N. Martinez, City Clerk

Approved by:

Joseph P. Ganim
Joseph P. Ganim, Mayor

Date Signed:

9/18/18

RECEIVED
CITY CLERKS OFFICE
18 SEP 19 PM 3:23
ATTEST
CITY CLERK



City of Bridgeport, Connecticut

Office of the City Clerk

To the City Council of the City of Bridgeport.

The Committee on **Contracts** begs leave to report; and recommends for adoption the following resolution:

Item No. *147-17 Consent Calendar

**A Resolution by the Bridgeport City Council
Regarding the City of Bridgeport Office of Emergency Management
to utilize approved Capital Funding to hire Federal Engineering, INC
for the Land, Mobile and Radio (LMR) Infrastructure Project**

WHEREAS, the City of Bridgeport's current Land, Mobile and Radio (LMR) Infrastructure and equipment are coming to their end of life; and

WHEREAS, between the Fire Department, Police Department, Board of Education, Emergency Communications Center, the Department of Public Facilities and American Medical Response (a contractor to the City), the City currently operates approximately 640 portal radios, 215 mobile radios, 30 base type radios and 5 radio antennas on its LMR system that was purchased and installed in 2009 and 2010, respectively; and

WHEREAS, the City approved Capital funding for the upgrade of ECOC Infrastructure and radios; and

WHEREAS, the City advertised a Request for Proposals and Request for Qualifications on February 21, 2018 for a professional analysis of the City's current radio system and recommendations based on the results of said analysis (the "Project");

WHEREAS, the Contractor submitted its proposal dated March 21, 2018; and

WHEREAS, the City selected the Contractor based upon its qualifications and price proposal and further based upon the Contractor's statements and representations made therein.



City of Bridgeport, Connecticut

Office of the City Clerk

Report of Committee on Contracts
Item No. *147-17 Consent Calendar

-2-

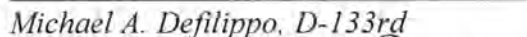
NOW THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL:

1. That it is cognizant of the City's pending contract with Federal Engineering, Inc and authorizes the parties to enter into Agreement for the purposing of engaging the Contractor to perform all duties normally and customarily performed by a Land Mobile Radio Analysis (the "Services").
2. That it hereby authorizes, directs and empowers the Mayor or his designee, the Director of Emergency Management, utilize approved funds to administer the Project and to execute a contract substantially in the form attached hereto, with the approval of the Office of the City Attorney, and other documents as may be necessary to facilitate the Project.

RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
CONTRACTS

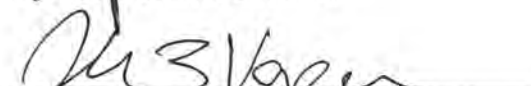

Jeanette Herron, D-133rd, Co-Chair


Jack O. Banta, D-131st


Michael A. Defilippo, D-133rd


Ernest E. Newton II, D-139th, Co-Chair


Alfredo Castillo, D-136th


Maria Zambrano Viggiano, D-136th


Amy Marie Vizzo Daniccia, D-134th

City Council Date: September 4, 2018

**A Resolution by the Bridgeport City
Council Regarding the
City of Bridgeport Office of
Emergency Management to utilize
approved Capital Funding to hire
Federal Engineering, INC for the
Land, Mobile and Radio (LMR)
Infrastructure Project**

WHEREAS, the City of Bridgeport's current Land, Mobile and Radio (LMR) Infrastructure and equipment are coming to their end of life; and

WHEREAS, between the Fire Department, Police Department, Board of Education, Emergency Communications Center, the Department of Public Facilities and American Medical Response (a contractor to the City), the City currently operates approximately 640 portal radios, 215 mobile radios, 30 base type radios and 5 radio antennas on its LMR system that was purchased and installed in 2009 and 2010, respectively; and

WHEREAS, the City approved Capital funding for the upgrade of ECOC Infrastructure and radios; and

WHEREAS, the City advertised a Request for Proposals and Request for Qualifications on February 21, 2018 for a professional analysis of the City's current radio system and recommendations based on the results of said analysis (the "Project");

WHEREAS, the Contractor submitted its proposal dated March 21, 2018; and

WHEREAS, the City selected the Contractor based upon its qualifications and price proposal and further based upon the Contractor's statements and representations made therein.

NOW THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL:

1. That it is cognizant of the City's pending contract with Federal Engineering, Inc and authorizes the parties to enter into Agreement for the purposing of engaging the Contractor to perform all duties normally and customarily performed by a Land Mobile Radio Analysis (the "Services").
2. That it hereby authorizes, directs and empowers the Mayor or his designee, the Director of Emergency Management, utilize approved funds to administer the Project and to execute a contract substantially in the form attached hereto, with the approval of the Office of the City Attorney, and other documents as may be necessary to facilitate the Project.

PROFESSIONAL SERVICES AGREEMENT

(Radio System Consultant)

THIS AGREEMENT between the parties dated the ___ day of June, 2018 (the "**Agreement**") is hereby entered into between **FEDERAL ENGINEERING, INC.**, with offices at 10600 Arrowhead Drive, Fairfax, Virginia 22030 (the "**Contractor**") and **the City of Bridgeport**, located at 45 Lyon Terrace, Bridgeport, Connecticut 06604, with offices at 999 Broad Street, Bridgeport, Connecticut (the "**City**") on the following terms and conditions:

WHEREAS, between the Fire Department, Police Department, Board of Education, Emergency Communications Center, the Department of Public Facilities and American Medical Response (a contractor to the City), the City currently operates approximately 640 portal radios, 215 mobile radios and 30 base type radios on its system that was purchased and installed in 2009 and 2010, respectively; and

WHEREAS, the City advertised a Request for Proposals and Request for Qualifications on February 21, 2018 for a professional analysis of the City's current radio system and recommendations based on the results of said analysis (the "Project") (see **Exhibit A** attached);

WHEREAS, the Contractor submitted its proposal dated March 21, 2018 (see **Exhibit B** attached);

WHEREAS, the City selected the Contractor based upon its qualifications and price proposal and further based upon the Contractor's statements and representations made therein for purposes of entering into negotiation of a contract for professional consulting services for the Project;

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties mutually agree as follows:

1. General Undertaking. The parties are entering into this Agreement for the purposing of engaging the Contractor to perform all duties normally and customarily performed by a Land Mobile Radio Analysis (the "**Services**"). Such Services are set forth and described in **Exhibit B**. This Project is being funded by capital funding for interruptability upgrades

2. Term of Engagement. This Agreement shall commence within five (5) business days of the date last below written and shall continue in full force and effect until the Services are completed according to the timeline established in the **Project Schedule** attached hereto as **Exhibit C**, or until the earlier termination of this Agreement as provided

herein, whichever occurs first ("**Term**"). Termination shall have no effect on the City's obligation to pay for Services rendered through such earlier termination for work that has been completed in accordance with the terms of this Agreement and which has been accepted in due course by the City.

3. Record of Activities; Retention of Records. The Contractor shall, if requested, maintain contemporaneous daily time records of hours and tasks performed in sufficient detail, which records shall be submitted to the City at requested intervals during the Term. Unless otherwise stated, all work schedules shall be considered a material part of this Agreement. Financial records, supporting documents and all other records pertinent to the Services shall be retained for a period of three (3) years except if any litigation, claim or audit is started before the expiration of the three (3) year period, the records shall be retained until all litigation, claims or audit findings involving the records have been resolved. The retention period starts from the date of submission of the final invoice.

4. Source of Funds Requirements; Price; Payment.

(a) Source of Funds Requirements. The Contractor's activities under this Agreement will be funded from the City fund identified above.

(b) Price. Contractor will provide its Services for the fee ("**Fee**") set forth in **Exhibit D** attached hereto and made a part hereof.

(c) Payment. Upon the verification of the completion of the specified work, the Contractor will submit invoices for its Fee not to exceed Forty-Five Thousand Three Hundred Fifty Two Dollars (\$45,352.00), the amount the total bid price listed in Exhibit B, referencing a purchase order with all backup documentation, including hours, activities and, if applicable, reimbursable expenses with receipts, and the like, to the City on a monthly basis for the prior month's Services rendered, and the City shall pay such invoices within 45 days after receipt of a complete invoice.

5. Acceptability of Information and Reports Supplied by the Contractor. Any and all information and reports, whether supplied orally or in writing by the Contractor, shall be based upon consistent and reliable data-gathering methods and the City may rely upon such information and reports.

6. Proprietary Rights. The City does not anticipate that the Contractor will develop or deliver anything other than Services and certain written reports or recommendations. Nevertheless, the City shall own all right, title and interest in such the Contractor's work under this Agreement to the extent such work provides analyses, findings, or recommendations uniquely related to the Services to be rendered. The Contractor expressly acknowledges and agrees that its work constitutes "work made for hire" under Federal copyright laws (17 U.S.C. Sec. 101) and is owned exclusively by the

City and, alternatively, the Contractor hereby irrevocably assigns to the City all right, title and interest in and irrevocably waives all other rights (including moral rights) it might have in its work under this Agreement. The Contractor shall, at any time upon request, execute any documentation required by the City to vest exclusive ownership of such work in the City (or its designee). The Contractor retains full ownership of any underlying techniques, methods, processes, skills or know-how used in developing its Services under this Agreement and is free to use such knowledge in future projects.

7. Confidential Information.

(a) Acknowledgment of Confidentiality. Each party hereby acknowledges that it may be exposed to confidential and proprietary information belonging to the other party or relating to its affairs, including materials expressly designated or marked as confidential ("**Confidential Information**"). Confidential Information does not include (i) information already known or independently developed by the recipient; (ii) information in the public domain through no wrongful act of the party, (iii) information received by a party from a third party who was free to disclose it or (iv) information required to be disclosed under the Connecticut Freedom of Information Act.

(b) Covenant Not to Disclose. Each party hereby agrees that during the Term and at all times thereafter it shall not use, commercialize or disclose the other party's Confidential Information to any person or entity, except to its own employees who have a "need to know," to such other recipients as the other party may approve in writing in advance of disclosure, or as otherwise required by court order, statute or regulation. Each party shall use at least the same degree of care in safeguarding the other party's Confidential Information as it uses in safeguarding its own Confidential Information, but in no event shall a party use less than reasonable care and due diligence. Neither party shall alter or remove from any software, documentation or other Confidential Information of the other party (or any third party) any proprietary, copyright, trademark or trade secret legend.

(c) Injunctive Relief. The parties acknowledge that violation by one party of the provisions of this Agreement relating to violation of the other party's Proprietary Rights or Confidential Information rights would cause irreparable harm to the other party not adequately compensable by monetary damages. In addition to other relief, it is agreed that preliminary and permanent injunctive relief may be sought without the necessity of the moving party posting bond to prevent any actual or threatened violation of such provisions.

8. Representations and Warranties.

The Contractor represents and warrants, as of the date hereof and throughout the Term of this Agreement, as follows:

(a) The Contractor represents that it has full right, power and legal capacity to enter into this Agreement, the execution and delivery of this Agreement has been duly authorized by the Contractor's governing body, and no further consents or approvals of any person or entity are necessary in connection with the execution of this Agreement by Contractor

(b) The Contractor represents that it has the requisite experience to undertake and complete the Services pursuant to the requirements of this Agreement and has in its employ, or will hire qualified and trained, personnel to perform the Services and it also has all necessary tools and equipment to perform the Services.

(c) The Contractor represents that it can commence the Services promptly within five (5) days of the receipt of a notice to proceed and will complete the Services in a timely manner on a schedule to be approved by the City.

(d) The Contractor represents that it is financially stable and has adequate resources and personnel to commence and complete the Services required in a timely fashion.

(e) The Contractor's performance of the Services described herein, and its representation of the City, will not result in a conflict of interest, will not violate any laws or contractual obligations with third parties, and is an enforceable obligation of the Contractor.

(f) The Contractor will not subcontract any of the work to third parties without prior written notice to the City and receipt of the City's prior written consent.

(g) The Contractor represents that neither it, nor any of its officers, directors, owners, employees or permitted subcontractors, have committed a criminal violation of or are under indictment of a federal or state law arising directly or indirectly from its business operations or reflects on its business integrity or honesty that resulted or may result in the imposition of a monetary fine, injunction, criminal conviction or other penal sanction, and further represents that the Contractor, its officers, directors, owners, employees, agents and subcontractors shall comply with the requirements of all laws, rules and regulations applicable to the conduct of its business or the performance of the Services under this Agreement.

(h) The Contractor represents that it will perform the Services in a good and workmanlike manner and will diligently pursue the completion of same in accordance with the terms of this Agreement.

(i) The Contractor represents that it possesses all licenses and permits that may be required to perform the Services required by this Agreement.

(j) The Contractor represents and warrants that the performance of the Services will not infringe upon or misappropriate any United States copyright, trademark, patent, or the trade secrets or other proprietary material of any third persons. Upon being notified of such a claim, the Contractor shall (i) defend through litigation or obtain through negotiation the right of the City to continue using the Services of the Contractor; (ii) rework the Services to be rendered so as to make them non-infringing while preserving the original functionality, or (iii) replace the Services with the functional equivalent. If the City determines that none of the foregoing alternatives provide an adequate remedy, the City may terminate all or any part of this Agreement and, in addition to other relief, recover the amounts previously paid to the Contractor hereunder.

(k) The Contractor represents that, while work is in process, it shall be the Contractor's responsibility to safely control pedestrian and vehicular traffic flow and maintain the safety of the site.

9. Remedies & Liabilities.

(a) Remedies. In addition to other remedies expressly acknowledged hereunder and except as expressly limited herein, the City shall have the full benefit of all remedies generally available to a purchaser of goods under the Uniform Commercial Code.

(b) Liabilities. THE CITY SHALL NOT BE LIABLE TO THE CONTRACTOR FOR ANY CLAIM ARISING OUT OF THIS AGREEMENT IN AN AMOUNT EXCEEDING THE TOTAL CONTRACT PRICE FOR THE DELIVERABLE AT ISSUE. EXCEPT FOR VIOLATIONS OF SECTION 6 ("PROPRIETARY RIGHTS") OR SECTION 7 ("CONFIDENTIAL INFORMATION"), NEITHER PARTY SHALL BE LIABLE HEREUNDER FOR ANY INDIRECT, INCIDENTAL, EXEMPLARY OR CONSEQUENTIAL DAMAGES (INCLUDING LOST SAVINGS OR PROFIT) SUSTAINED BY THE OTHER PARTY OR ANY OTHER INDIVIDUAL OR ENTITY FOR ANY MATTER ARISING OUT OF OR PERTAINING TO THE SUBJECT MATTER OF THIS AGREEMENT. THE PARTIES HEREBY EXPRESSLY ACKNOWLEDGE THAT THE FOREGOING LIMITATION HAS BEEN NEGOTIATED BY THE PARTIES AND REFLECTS A FAIR ALLOCATION OF RISK.

10. Notices. Notices sent to either party shall be effective on the date delivered in person by hand or by overnight mail service or on the date received when sent by certified mail, return receipt requested, to the other party or such other address as a party may give notice of in a similar fashion. The addresses of the parties are as follows:

If to the City:

City of Bridgeport
Director of Emergency Management & Homeland Security

581 N. Washington Avenue
Bridgeport, Connecticut 06604

with a copy to:

City Attorney
Office of the City Attorney
999 Broad Street, Second Floor
Bridgeport, Connecticut 06604

If to the Contractor:

At the address specified above.

11. Termination For Default; Termination For Convenience.

(a) This Agreement shall terminate upon expiration of the Term or upon the earlier termination by one of the parties in accordance with the terms hereof. In addition to other relief, either party may terminate this Agreement if the other party breaches any material provision hereof and fails after receipt of written notice of default to advise the other party in writing within five (5) business days of its intentions with respect to such default and in any event corrects or cures such default within ten (10) business days of the receipt of notice of default. If such default cannot be cured or corrected within such 10-day period and the defaulting party details in writing to the other the reasons why such default cannot be so corrected or cured, the other party shall give an additional thirty (30) day period to correct or cure such default and the defaulting party shall with best efforts and due diligence promptly commence and consistently pursue corrective or curative action reasonably acceptable to the aggrieved party to completion. Either party shall be in default hereof if it becomes insolvent, makes an assignment for the benefit of its creditors, or if a receiver is appointed or a petition in bankruptcy is filed with respect to the party and is not dismissed within thirty (30) days. Termination shall have no effect on the parties' respective rights or obligations under Section 7 ("Confidential Information"), Section 9 ("Injunctive Relief") or Section 10 ("Warranties").

(b) The Contractor may not terminate for convenience. The City may terminate for convenience upon giving written notice of termination.

12. Resolution of Disputes and Choice of Law.

The parties agree that all disputes between them arising under this Agreement or involving its interpretation, if they cannot be first resolved by mutual agreement, shall be

resolved in a court of competent jurisdiction over the parties located in Fairfield County, Connecticut.

13. Independent Contractor Status. The Contractor and its approved subcontractors are independent contractors in relation to the City with respect to all matters arising under this Agreement. Nothing herein shall be deemed to establish a partnership, joint venture, association or employment relationship between the parties. The Contractor shall remain responsible, and shall indemnify and hold harmless the City, from and against liability for the withholding and payment of all Federal, state and local personal income, wage, earnings, occupation, social security, worker's compensation, unemployment, sickness and disability insurance taxes, payroll levies or employee benefit requirements (under ERISA, state law or otherwise) now existing or hereafter enacted and attributable to the Contractor, its subcontractors and their respective employees. THE CONTRACTOR REPRESENTS THAT IT RETAINS WIDE DISCRETION IN THE TIME, MANNER AND DETAILS OF PERFORMANCE, IS NOT UNDER THE CITY'S DIRECT SUPERVISION OR CONTROL, HAS THE SKILLS AND TOOLS TO PERFORM THE WORK, HOLDS ITSELF OUT GENERALLY AS AN INDEPENDENT CONTRACTOR AND HAS OTHER SUBSTANTIAL SOURCES OF INCOME.

14. Security, No Conflicts. Each party agrees to inform the other of any information made available to the other party that is classified or restricted data, agrees to comply with the security requirements imposed by any state or local government, or by the United States Government, and shall return all such material upon request. Each party warrants that its participation in this Agreement does not conflict with any contractual or other obligation of the party or create any conflict of interest prohibited by the U.S. Government or any other government and shall promptly notify the other party if any such conflict arises during the Term.

15. Indemnification; Insurance.

(a) Indemnification. The Contractor agrees to defend, indemnify and hold harmless the City, its elected officials, officers, department heads, employees and agents from and against any and all claims, liabilities, obligations, causes of action for damages arising out of the Contractor's negligence or misconduct, including direct damage to the City's property, and costs of every kind and description arising from Contractor's work or activities under this agreement and alleging bodily injury, personal injury, property damage regardless of cause, except that the Contractor shall not be responsible or obligated for claims arising out of the sole proximate cause of the City, its elected officials, officers, department heads, employees or agents.

A. Insurance requirements: (1) The following insurance coverage is required of the Contractor who shall ensure that the City is named as additional insured by policy endorsement with notice of cancellation by policy endorsement in the same manner The Contractor shall procure, present to the City, and maintain in effect for the Term without

interruption the insurance coverages identified below with insurers licensed to conduct business in the State of Connecticut and having a minimum Best's A + 15 financial rating or rating otherwise acceptable to the City.

Professional Liability insurance (claims made form) with minimum limits of \$1,000,000, or as otherwise required by the City.

Commercial General Liability (occurrence form) insuring against claims or suits brought by members of the public alleging bodily injury or personal injury or property damage and claimed to have arisen out of operations conducted under this agreement. Coverage shall be broad enough to include premises and operations, contingent liability, contractual liability, completed operations (24 months), broad form property damage, care, custody and control, with limitations of a minimum \$1,000,000 per occurrence and \$300,000 property damage.

Business Automobile insuring against claims or suits brought by members of the public alleging bodily injury or personal injury or property damage and claimed to have arisen out of the use of owned, hired or non-owned vehicles in connection with business. Coverage will be broad enough to include contractual liability, with limitations of \$1,000,000 combined primary and excess coverage for each occurrence/aggregate with a combined single limit for bodily injury, personal injury and property damage.

Workers' Compensation insuring in accordance with statutory requirements in order to meet obligations towards employees in the event of injury or death sustained in the course of employment. Liability for employee suits shall not be less than \$500,000 per claim.

(b) General requirements. All policies shall include the following provisions:

Cancellation notice—The City shall be entitled to receive from the insurance carriers **BY POLICY ENDORSEMENT** not less than 30 days' written notice of cancellation or non-renewal or reduction in coverage on all policies except for nonpayment or for Workers' Compensation to be given to the City at: Purchasing Agent, City of Bridgeport, Margaret E. Morton Government Center, 999 Broad Street, Bridgeport, Connecticut 06604.

Certificates of Insurance—All policies will be evidenced by an original certificate of insurance delivered to the City and authorized and executed by the insurer or a properly-authorized agent or representative reflecting all coverage required, such certificate required to be delivered to the City prior to any work or other activity commencing under this agreement.

Additional insured—The Contractor will arrange with its insurance agents or brokers to name the City, its elected officials, officers, department heads, employees and agents on all liability policies of primary and excess insurance coverages as additional insured parties **BY POLICY ENDORSEMENT** and as loss payee with respect to any damage to property of the City, as its interest may appear. The undersigned shall submit to the City upon commencement of this agreement and periodically thereafter, but in no event less than once during each year of this agreement, evidence of the existence of such insurance coverages in the form of original Certificates of Insurance. Such certificates shall designate the City in the following form and manner:

“The City of Bridgeport, its elected officials, officers, department heads, employees, agents, servants, successors and assigns ATIMA
Attention: Purchasing Agent
Margaret E. Morton Government Center
999 Broad Street, 2nd Floor Bridgeport,
Connecticut 06604”

16. Non-discrimination. The Contractor agrees not to discriminate, nor permit discrimination, against any person in its employment practices, in any of its contractual arrangements, in all services and accommodations it offers the public, and in any of its other business operations on the grounds of race, color, national origin, religion, sex, disability or veteran status, marital status, mental retardation or physical disability, unless it can be shown that such disability prevents performance of the work involved, in any manner prohibited by the laws of the United States or of the State of Connecticut, and further agrees to provide the Commissioner of Human Rights and Opportunities with information which may be requested from time to time by the Commission concerning the employment practices and procedures of both parties as they relate to the provisions of Section 4-114a of the Connecticut General Statutes and any amendments thereto. This agreement is subject to the provisions of the Governor's Executive Order No. 3 promulgated June 16, 1971, and, as such, this Agreement may be canceled, terminated, or suspended by the State Labor Commission for violation of, or noncompliance with, Executive Order No. 3, or any State or Federal law concerning nondiscrimination, notwithstanding that the Labor Commissioner is not a party to this agreement. The parties to this agreement, as part of the consideration hereof, agree that Executive Order No. 3 is incorporated herein and made a part hereof. The parties agree to abide by Executive Order No. 3 and agree that the State Labor Commissioner shall have continuing jurisdiction in respect to performance in regard to nondiscrimination, until the agreement is completed or terminated prior to completion. The parties agree as part of the consideration hereof that this agreement is subject to the Guidelines and Rules issued by the State Labor Commissioner to implement Executive Order No. 3 and that they will not discriminate in employment practices or policies, will file reports as required, and will fully cooperate with the State of Connecticut and the State Labor Commissioner.

17. Communications. All communications shall be made orally or in writing to the City's Program Manager or his/her respective designee. Any written report prepared by or requested from the Contractor shall be sent in draft form to the City Attorney for review prior to finalization.

18. Miscellaneous.

(a) Entire Agreement. This document and the identified exhibits, schedules and attachments made a part hereof or incorporated herein, constitute the entire and exclusive agreement between the parties with respect to the subject matter hereof and supersede all other communications, whether written or oral.

(b) Modifications. This Agreement may be modified or amended only by a writing signed by the party against whom enforcement is sought.

(c) Prohibition Against Assignment. Except as specifically permitted herein, neither this Agreement nor any rights or obligations hereunder may be transferred, assigned or subcontracted by the Contractor without the City's prior written consent and any attempt to the contrary shall be void.

(d) Force Majeure. The parties hereto, respectively, agree that the other party shall not be in default of this Agreement if such party is unable to fulfill, or is delayed in fulfilling, any of its obligations hereunder in spite of its employment of commercially reasonable efforts and due diligence as a result of events beyond the reasonable control of such party caused by severe weather conditions, natural disasters, catastrophic events, labor unrest, severe shortages of key materials, or delays of contractors or subcontractors due to any such causes, casualties to persons or Property, war, governmental preemption in a national emergency, enactment of law, rule or regulation or change in existing laws, rules or regulations which prevent any party's ability to perform its respective obligations under this Agreement, or actions taken by other persons beyond the exclusive control of the party claiming hindrance or delay (any of the foregoing being referred to as "**Force Majeure**"). If a party believes that a hindrance or delay has occurred, it shall give prompt written notice to the other party of the nature of such hindrance or delay, its effect upon such party's performance under this Agreement, the action needed to avoid the continuation of such hindrance or delay, and the adverse effects that such hindrance or delay then has or may have in the future on such party's performance. Notwithstanding the receipt of notice of a claimed hindrance or delay by one party, such request shall not affect, impair or excuse the other party hereto from the performance of the non-requesting party's obligations hereunder unless its performance is impossible, impractical or unduly burdensome or expensive, or cannot effectively be accomplished without the cooperation of the party claiming hindrance or delay.

(e) Partial Invalidity. Any provision hereof found by a tribunal of competent jurisdiction to be illegal or unenforceable shall be deleted and the balance of the Agreement shall be automatically conformed to the minimum requirements of law and all other provisions shall remain in full force and effect.

(f) Partial Waiver. The waiver of any provision hereof in one instance shall not preclude enforcement thereof on future occasions.

(g) Headings. Headings are for reference purposes only and have no substantive effect.

(h) Survival. All representations, warranties and indemnifications contained herein shall survive the performance of this Agreement or its earlier termination.

(i) Precedence of Documents. In the event there is any conflict between this agreement or its interpretation and any exhibit, schedule or attachment, this Agreement shall control and take precedence.

(j) Property Access. The parties understand that it is the City's obligation to obtain legal access to City property where the Contractor's Services are to be performed. The Contractor shall not be held liable for any unlawful entry onto any property where such entry has been ordered, requested or directed by the City in writing.

IN WITNESS WHEREOF, for adequate consideration and intending to be legally bound, the parties hereto have caused this agreement to be executed by their duly authorized representatives.

CITY OF BRIDGEPORT

By: _____

Name: Joseph P. Ganim

Title: Mayor

CONTRACTOR

By: _____

Name: Wade Walker

Title: Vice President,

as duly-authorized

**CITY OF BRIDGEPORT
BRIDGEPORT LMR (Land Mobile Radio)
ANALYSIS
REQUEST FOR QUALIFICATIONS**

I. INTENT AND GENERAL INFORMATION

The City of Bridgeport is seeking proposals for Professional Consulting Services for an analysis of our current radio system and prepare recommendations based on the results of the analyses. The successful Consultant will enter into a Contract that incorporates both the RFQ along with the submitted proposal.

II. BACKGROUND

The City of Bridgeport is the largest municipality in the State of Connecticut with approximately 16 square miles and a population of 145,000. Bridgeport operates a Digital VHF radio system which provides service to the public safety agencies (Police and Fire). The Department of Public Facilities/Parks Department, American Medical Response and the School system operate on separate systems. The public safety agencies are comprised of the Bridgeport Police Department, the Bridgeport Fire Department and the American Medical Response (a contractor to the City). The City departments operating on the system include: the department of public works, recreation, and emergency management. Also, the school system utilizes a Motorola Moto Turbo with 8 school buildings, a BOE office and building maintenance.

The City of Bridgeport operates approximately 640 portable radios, 215 mobile radios and 30 base type radios on the system. The current system was purchased in 2009. It was installed and became operational in early 2010.

QUALIFICATIONS

Proposals shall be from qualified, independent Consultants who can provide direct assistance with assessing, planning, design and implementation oversight of the specific elements described in this RFQ. Qualified consultants must demonstrate that the firm has expertise in the following areas:

1. A minimum of five (5) years of verifiable experience with similar projects.
2. Previous system design, replacement or upgrade experience that is similar in both size and scope to that requested in this RFP.
3. Demonstrated experience with trunked radio systems.
4. Complete familiarity with all aspects of Project 25 systems
5. Demonstrated experience with assisting customers in developing system life cycle costs analysis for similar communications systems.
6. Experience with conducting, supervising and/or analyzing in-building RF coverage surveys to ensure that a proposed system will meet expectations.
7. Experience with coordinating and working between multiple agencies to ensure coordination and support by all parties.
8. Experience with construction supervision in projects of similar size and scope.

TERM OF CONTRACT

The term of the contract to perform these consulting services will be as negotiated between the City of Bridgeport and the selected Consultant. The anticipated time to complete the analysis is 30 days from the date the contract is awarded. The anticipated time to complete the recommendations is 60 calendar days from the date the contract is awarded. Our City timeline for entire project completion will be July 1, 2018.

III. SUBMISSION AND DEADLINE

Proposals must be **received by 2:00 P.M. Wednesday, March 21, 2018**. Three copies of the proposal shall be submitted to:

Department of Public Purchases
Margaret Morton Government Center
999 Broad Street
Bridgeport, CT 06604

Questions regarding this RFQ may be directed to Scott Appleby, CEM at scott.appleby@bridgeportct.gov or asked on www.bidsync.com and they will be responded to directly on there.

IV. SCOPE OF SERVICES

The City of Bridgeport is seeking proposals to provide professional consulting services from a qualified consulting team to conduct a review of the City's existing communications system and to evaluate the future LMR radio needs of the City based on two (2) potential options. The first, to maintain the current infrastructure and to upgrade accordingly, or to align our infrastructure onto the State's backbone. The selected firm must be familiar with public safety police, fire and emergency medical communications systems, operations and systems methodologies with an extensive track record in communication system operations, design and implementation. It is the City's intentions to evaluate the proposals received based on the qualifications, requirements and need described herein and identify the firms that best meet these needs. The City reserves the rights to invite firms for follow up interviews in order to make a final selection that we believe will best support our specific goals and requirements.

SCOPE OF WORK

Existing Conditions Analysis Consultant shall become familiar with the City's existing voice radio system infrastructure including the site controllers, base stations, antennas, transmission lines, transmitter combiners, receiver multi-couplers and microwave site connectivity. Consultant shall make a determination that the infrastructure operating as designed. Consultant shall also review the existing system radio frequency coverage to assess how well the portable in-building coverage provided by the existing system meets user requirements.

Upon completion of the review of the existing infrastructure the Consultant shall be able to complete the following:

- a. Provide a comprehensive review of the existing radio system and provide any recommended changes.
- b. Assess the life cycle costs of the present radio system compared to the alignment with the State infrastructure. Review and provide recommendations.
- c. Review a coverage acceptance test plan and note any recommended changes.
- d. Evaluate the future radio communications infrastructure, radio equipment needs, and operational capabilities of the City of Bridgeport FD, PD, and ECC.

Optional Bid Item – Construction Supervision As an option to the base bid, consultants shall provide assistance with the supervision of construction of any infrastructure development required based on final system design. Consultant will also review all pay requests and change orders.

V. CONTRACT MANAGEMENT

The selected firm will assign one qualified individual, who will be the firm's contact person responsible for directing and coordinating the activities of the firm's personnel and subcontractors in all aspects of the project.

VI. PROPOSALS

The City of Bridgeport will not be liable for costs incurred in the preparation of the response to this RFQ or in connection with any presentation before a Selection Committee.

Respondents shall submit as their proposal the following:

- An original and five (5) printed copies of the proposal shall be submitted for review. An electronic copy shall be submitted via hard media or thumb drive.

- A letter of transmittal addressed to Scott Appleby, which includes a statement by the respondent accepting all terms and conditions and requirements contained in this RFP and draft agreement.
- Brief statement as to the firm's/team's particular abilities and qualifications related to this project; state in detail the firm's/team's understanding of the requirements presented in this RFP.
- Description of project approach/methodology.
- Resumes of key personnel assigned to this project.
- Anticipated schedule with project milestones.
- Additional information, not included above, which you feel may be useful and applicable to this project.
- A cost proposal addressing the elements of the work to be performed. This proposal shall be in sufficient detail to include the task, number of hours, unit hourly rates and total proposal. The consultant shall indicate any and all costs that are considered necessary for the completion of the project. One cost proposal shall be submitted. It shall be submitted in a separate sealed envelope, included with your RFQ submission.
- Proposals must be signed by an Officer of the Consulting Firm. Unsigned proposals will not be considered.

VII. **CONSULTANT SELECTION PROCESS**

The consultant will be selected on the basis of the following criteria:

- Recent, relevant experience of the firm **(15%)**
- The background, education, qualifications, and relevant experience of key personnel to be assigned to this contract **(15%)**
- References provided by the firm **(5%)**
- Past performance for the City of Bridgeport **(5%)**
- The consultant's proposed schedule for completion **(20%)**
- Competitiveness of proposed fees and costs **(40%)**

The City of Bridgeport may elect to meet with any, all, or none of the consultants prior to selection.

The City of Bridgeport reserves the right to reject any or all of the proposals submitted. The City of Bridgeport reserves the right to negotiate the cost of this proposal and to award the work to other than the firm with the lowest cost, if it is in the best interest of the City.

The Selection Team will consist of members from the various agencies:

ECOC Director or designee

Police ECOC Liaison or designee

IT Director or designee

Fire ECOC Liaison or designee

VIII. INSURANCE AND INDEMNIFICATION

INSURANCE

CONSULTANT agrees to secure and protect itself and shall secure and indemnify the CITY OF BRIDGEPORT directors, officers and employees from any liability, claim of liability, expense, cause of action, loss or damage whatsoever for any injury including death to any person or property in the performance of this Agreement to the extent caused by the negligent acts, errors or omissions of CONSULTANT. CONSULTANT agrees to carry as a minimum the following insurance in such form and with such carriers as are satisfactory to the CITY OF BRIDGEPORT covering all Services to be performed under this Agreement:

After executing this Agreement, but prior to starting the Services, the CONSULTANT shall furnish Certificates of Insurance, including Automobile, Commercial General Liability, Umbrella Liability, and Worker's Compensation insurance in the following amounts:

1. Commercial General Liability Insurance:

The CONSULTANT shall provide Commercial General Liability insurance with a combined single limit of \$1,000,000 per occurrence, \$1,000,000 aggregate for bodily injury and property damage.

The CGL shall be written on ISO occurrence form CG 00 01 10 93 (or a substitute form providing equivalent coverage) and shall cover liability arising from premises, operations, independent contractors, products-completed operations, personal injury and advertising injury, and liability assumed under an insured contract (including the tort liability of another assumed in a business contract)

2. Commercial Automobile Liability Insurance

The CONSULTANT shall provide Commercial Automobile Liability insurance with a combined single limit of \$1,000,000 per occurrence, \$1,000,000 aggregate, and shall include coverage for all owned, hired, and non-owned vehicles.

3. Worker's Compensation Insurance

The CONSULTANT shall provide Worker's Compensation Insurance in the required amount as applies to the State of Connecticut and Employers Liability Insurance as follows:

- Bodily Injury by Accident - \$100,000 each accident
- Bodily Injury by Disease - \$500,000 policy limit
- Bodily Injury by Disease - \$100,000 each employee

4. Umbrella Liability Insurance

The CONSULTANT shall provide Commercial Umbrella Liability insurance with a combined single limit of \$1,000,000 per occurrence, \$1,000,000 aggregate for bodily injury and property damage.

Each Policy of Insurance shall include a waiver of subrogation in favor of the CITY OF BRIDGEPORT and the CONSULTANT shall provide no less than thirty (30) days notice to the CITY OF BRIDGEPORT in the event of a cancellation or change in conditions or amounts of coverage. The Commercial General Liability, Automobile and Umbrella Liability shall name the CITY OF BRIDGEPORT as an additional insured.

Certificates of Insurance, acceptable to the CITY OF BRIDGEPORT shall be delivered to the CITY OF BRIDGEPORT prior to the commencement of the Services and kept in force throughout the term hereof.

The above insurance requirements shall also apply to all Subcontractors and the CONSULTANT shall not allow any Subcontractor to commence work until the Subcontractor's insurance has been so obtained and approved.

INDEMNIFICATION

The CONSULTANT shall indemnify and hold harmless the CITY OF BRIDGEPORT and its agents and employees from and against all claims, damages, losses and expenses, including reasonable attorney's fees to the extent caused by the negligent acts, errors or omissions of CONSULTANT, or those for whom CONSULTANT is legally responsible in the performance of the work.

COMPLIANCE WITH THE CITY OF BRIDGEPORT CODE OF ETHICS

No former City employee in administrative pay grade 3 or above and no former board of education employee in a cabinet level position or above shall work for a private firm who has a contract with the City any time within six months after terminating service with the City. If this occurs, the vendor could be subject to penalties up to and including contract termination. (Chapter 2, Article IV, Section 11. Sec. 2-30.)

Bridgeport is an affirmative action/equal employment opportunity employer.

WBE/MBE/SBE's and Section 3 Contractors are encouraged to participate.

THIS IS NOT A REQUEST FOR BIDS AND THE CITY RESERVES THE RIGHT TO NEGOTIATE AND CONTRACT WITH ANYONE OR NO ONE IN THE BEST INTERESTS OF THE CITY OF BRIDGEPORT.

EXHIBIT B



"Unleashing the Power of Technology"

**Federal
Engineering®**

Federal Engineering, Inc.

10600 Arrowhead Drive
Fairfax, VA 22030
703-359-8200

March 21, 2018

Mr. Scott Appleby, CEM
Department of Public Purchases
Margaret Morton Government Center
999 Broad Street
Bridgeport, CT 06604

Dear Mr. Appleby:

Federal Engineering, Inc. (**FE**) is pleased to provide our response to the City of Bridgeport's LMR-RFQ/RFP (EOB40183) for a Land Mobile Radio Analysis, as amended via questions and answers posted by the City on Bidsync, dated March 6 and March 8, 2018.

Our company began 35 years ago and has a rich history of providing system analysis and design for public safety communications technology. Public safety communications consulting is our core business. Our founder Ronald F. Bosco continues to lead the firm and has kept his vision steady to improve the functionality and cost-effectiveness of public safety communications. This consistency in ownership translates into consistency in performance as evidenced by the fact that our earliest government clients remain clients today, over a quarter of a century later.

FE has over 50 consultants, engineers, specialists, and former first responders dedicated to helping achieve your goals for the City's public safety communications systems. We have developed the tools, methodologies, and toolsets necessary to deliver practical, affordable solutions that meet your needs at the lowest cost.

We have worked on multiple radio system upgrade projects for municipalities in Connecticut and the Northeast, including the Cities of Avon and Bristol. Our staff brings extensive applied experience with solutions for public safety radio communications systems, upgrades of legacy vendor equipment including digital VHF systems, system design and specifications, project management, cost benefit analysis, and RFP development.



FE's philosophy to "exceed client expectations to retain that client for life" has resulted in client retention and repeat business since the firm's inception.



"Unleashing the Power of Technology"

**Federal
Engineering®**

Federal Engineering, Inc.

10600 Arrowhead Drive
Fairfax, VA 22030
703-359-8200

Federal Engineering provides consulting services for the full life cycle of public safety radio system and 9-1-1 system projects, as highlighted below.

Federal Engineering Consulting Services	
• LMR technologies and systems	• Strategic planning
• Total communications network design	• Needs assessment and analysis
• Trunked, simulcast, and conventional LMR	• Coverage and capacity analyses
• Spectrum planning and licensing	• Broadband/LTE
• P25 technology	• Interoperability analyses
• PSAP design, site planning and selection	• RFP development and specifications
• PSAP regionalization / efficiency studies	• Procurement support
• Next Generation 9-1-1 and E9-1-1	• Program management
• Governance and policy analysis	• Implementation management
• Data management services	• Independent validation/verification
• Cyber security	• Transition planning
• CAD/RMS	• FCC license applications

FE's proposal is complete and compliant with the requirements in the RFP. We possess the permits, licenses, and professional credentials necessary to perform services as specified in the RFP. In addition, we accept the terms and conditions and requirements contained in this RFP and draft agreement.

Our senior management team is actively involved in our projects, providing both technical and operational guidance as well as executive management of the team and our high-quality deliverables. As the founder of *FE*, I will be your contact regarding this proposal and will participate in the negotiation of contractual issues. By my signature below, I authorize submission of this proposal and bind Federal Engineering, Inc. to the terms and conditions of this proposal for a period of 90 days, beginning on the due date for proposals.

FE looks forward to working with the City of Bridgeport on this project.

Sincerely,

Ronald F. Bosco
President and Chief Executive Officer
Federal Engineering, Inc.



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1 EXPERIENCE AND QUALIFICATIONS

FE's in-depth knowledge of public safety radio technologies provides a solid foundation to the project's success. **FE** consultants have worked on practically every type of system and in hundreds of operational situations. From developing long-term strategic roadmaps and defining system architectures to developing transition plans, we provide a wide variety of services for public safety systems. A sampling of our team's technology expertise includes the following:

Land Mobile Radio Systems

- Trunked
- Simulcast
- Multicast
- Analog
- Digital

Frequency Bands

- Low band
- T-band
- VHF
- UHF
- 700/800 MHz
- 900 MHz
- 2.4, 4.9, 5.8 GHz
- Other licensed and unlicensed bands

Land Mobile Radio Technologies

- APCO TIA P25
- MPT1327
- TETRA
- DMR
- SCADA

Manufacturers' Systems and Equipment

- Harris (M/A-COM)
- Motorola
- Tait
- Airbus DS (Cassidian)
- EF Johnson
- Raytheon
- DataRadio
- Others

Broadband/Advanced Wireless Technologies

- LTE
- WiMAX
- WiFi
- Integrated voice and data

Backhaul Systems

- Microwave
- T-carrier
- Optical fiber

"We have been very satisfied with FE's work. The firm has consistently exceeded our expectations and we will be relying upon them to assist the County as this project moves forward."

– Mr. Jim Davis, Interoperability Program Director, Pittsylvania County, Virginia

Because of our certified independence, the City of Bridgeport will receive a fully objective analysis, free from the influences of hardware vendors, software suppliers, or service providers. Our designs embody practical, cost-effective solutions that are customized to the specific needs of the City.¹

FE has demonstrable knowledge and experience as it relates to P25 public safety radio systems, with many of our recent projects involving upgrades from legacy Motorola or Harris systems and supporting our clients as they decide whether to invest in new equipment or join existing regional systems. The table below highlights just a few of our projects in which we

¹ **FE** subscribes to the strict code of ethics of IEEE, Society for Technical Communication (STC), and Independent Computer Consultants Associate (ICCA), which explicitly forbid any conflict of interest in our consulting activities.





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

provided the services typically involved in a project such as the one being undertaken by the City of Bridgeport, showing that **FE** has the expertise in the required areas listed in the RFP. We include a more comprehensive list of our project experience in Appendix A.

Federal Engineering Public Safety Consulting Qualifications							
Key Tasks in a Legacy Radio System Upgrade Project	City of Bristol, CT	Collier County, FL	Henry County, GA	City of Lakeland, FL	City of Albuquerque, NM	Dane County, WI	Mills County, IA
Conduct radio system operational needs assessments/ user requirements with multiple agencies	X	X	X	X	X	X	X
Gain consensus and support among multiple agencies for radio system upgrade path	X	X	X	X	X	X	X
Conduct technical needs assessments, i.e., facilities, system capabilities, and coverage	X	X	X	X	X	X	X
Perform radio frequency coverage and radio system capacity analyses including developing system performance requirement goals	X	X	X	X	X		X
Perform frequency planning, coordination, and licensing for public safety radio and microwave systems	X	X	X		X		X
Perform cost analysis (including total cost of ownership) of system upgrade alternatives	X	X	X	X	X	X	X
Perform radio site/facility planning and implementation	X					X	X
Design and implement P25 networks based on technologies from multiple major LMR vendors	X	X	X	X	X		
Develop radio system designs and specifications; evaluate proposals, make recommendations to committees; contract negotiations	X	X	X	X	X		
Develop procurement documents (RFPs, sole source equipment contracts, etc.)	X	X	X	X	X	X	
Evaluate vendor proposals for technical areas including design, implementation, and acceptance test plans	X		X	X	X	X	
Project management and implementation oversight (construction management) of P25 radio system implementations	X	X	X	X	X		
Knowledge of funding methodologies and options for government radio systems	X	X	X	X		X	X





City of Bridgeport, Connecticut Land Mobile Radio Analysis

Leveraging Our Industry Reputation

FE is a corporate affiliate of leading industry groups, and our consultants are heavily involved in the organizations below:

- Association of Public-Safety Communications Officials (APCO)
- National Emergency Number Association (NENA)
- National Association of State Telecommunications Directors (NASTD)
- Project 25 Technology Interest Group (PTIG)
- P25 Phase 2 Industry Roundtables and Best Practices Workshops
- Radio Club of America (RCA)
- National Fire Protection Association (NFPA)
- Alliance for Telecommunication Industry Solutions-Emergency Service Interconnection Forum (ATIS-ESIF)
- Telecommunications Industry Association (TIA)
- Internet Engineering Task Force (IETF).
- National Public Safety Telecommunications Council (NPSTC)
- Federal Partnership for Interoperable Communications (FPIC)
- Institute of Electrical and Electronic Engineers (IEEE)

Our team is recognized by their peers; our consultants chair national technical committees and have had papers published by many professional organizations. Our consultants serve on the APCO Commercial Advisory Council and MissionCritical Communications magazine's editorial advisory board, and **FE's** chief consultant currently serves on the NG9-1-1 Institute Board of Directors.



We regularly present at APCO and NENA national and regional conferences, as well as the International Wireless Communications Expo (IWCE). **FE's** interactive coverage methodology tool, **FECoverage™**, has set the industry standard and we were invited by IWCE in 2016 to deliver a real-time workshop highlighting the effectiveness of it, and a workshop in modeling both LMR and LTE coverage. Our team was given repeat invites to IWCE in 2017 and 2018. Over the past two years our experts have presented in over 14 sessions at IWCE, including:

- Technology choices; How and where emerging technologies fit in your communications planning. Evaluating P25, DMR, TETRA, WiFi, and LTE in meeting your agencies' needs
- Differences Between LMR and LTE Coverage Modeling, Testing and Analysis
- Planning a New or Upgraded Radio System
- Pick Me! Choosing the Right Digital PTT Technology for Your Needs
- Measuring Performance: Get the Network You Need; Get the Network You're Paying For
- P25 New Products and Services for APCO 2017

This investment of time and energy by our staff into monitoring current LMR trends allows us to stay abreast of and anticipate upcoming developments in radio system technologies.





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

FE applies rigorous quality assurance (QA) measures throughout our project activities. Our QA program supports the successful execution of the project plan by applying specific and rigorous QA measures to not only each project phase, but also to FE's recruiting, administrative, accounting, and business development practices. Through our industry contacts, client feedback, and use of subject matter experts (SME), we have developed a comprehensive deliverable review program, managed by our Quality Assurance Review Board, shown in Exhibit 1.

"Federal Engineering was selected because their proposal demonstrated a wealth of successful experience and the best value for ESCO.

FE's industry reputation and references served to confirm our selection."

~Margie Moulin, ESCO Director, Oregon



Exhibit 1—Quality Assurance Review Board

FE's quality assurance review process takes advantage of best practices, SMEs, and client feedback to assure the highest quality in our project deliverables.

The Quality Assurance Review Board manages our peer review process to assure that our internal procedures and delivered documentation and reports are of the highest quality. Peer reviewers are individuals with skill sets directly applicable to the program. They are typically not involved in the day-to-day aspects of the program but, rather, serve in a "red team" capacity *challenging the program team so all decisions have been well thought-out.*





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

Because of our proven quality assurance methodologies, **FE** has consistently exceeded clients' expectations. The first contract a consultant receives is, typically, based upon the quality of their proposal, while subsequent contracts are based upon the quality of their work. **FE** enjoys the loyalty of clients that have continued to use our services for decades; this is a true testament to the dedication of our staff and the quality of their work.

"Federal Engineering has produced and delivered on everything they said they would and actually has gone above and beyond what the RFP asked for by assisting our county with our system and operation which required immediate assistance... Bottom line they are a great company that has the interest of the CLIENT set as NUMBER 1, no exceptions."

~Kevin Whitney, Cortland County, New York

Motorola Experience

Federal Engineering recognizes that the City purchased a Motorola Astro 25 conventional VHF radio system in 2010, and the City plans on working with the vendor if an upgrade process is chosen as the desired alternative.

FE's proposed team members have provided services for dozens of clients with Motorola systems including assessments, system upgrades or replacements, and procurement and/or implementation oversight services; a sampling of those projects are shown in the following table. The table below is a sampling of recent projects where our project managers and technical subject matter experts have assisted our clients in working with Motorola on successful upgrades. In addition, many of our consultants have, in past careers, worked for Motorola and other public safety radio system vendors, providing our team with an inherent understanding of system vendor products and practices.

Project Name	Experience Area(s)	Additional Information about FE's Support and Client's System/Goals
Gainesville Regional Utilities, Gainesville and Alachua County, Florida	Motorola Upgrades	Astro 7.11 core, with P25 and SmartZone subsystems serving City/County users, as well as the University of Florida
Nassau County, Florida Radio System Upgrade Implementation Support	Motorola Upgrades	Upgraded from 7.4 to 7.11; project included upgrade of CentraCom gold Elite consoles to MCC7500 consoles. Also, upgraded Astrotac 9600 comparators to GCM8000 IP comparators.
State of New Mexico LMR Needs Assessment, Gap Analysis and Strategic Planning	Motorola Upgrades	Deployed new 7.15 Motorola M3 core to support console replacements at state police dispatch centers and centralized dispatch center in Santa Fe
El Paso City, Texas Public Safety Backhaul Network Evaluation	Microwave Upgrades for ASTRO 25 System	Evaluated proposed Motorola system upgrades for El Paso Metropolitan Statistical Area Communications System. Recommended all-IP 10 Gigabit backbone of digital microwave and fiber-optic links, based on MPLS technology, to support Astro system upgrades.





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

San Diego City	Motorola Upgrades	Evaluated upgrades from Motorola SmartZone 4.1 to Motorola Astro 7.9
City of Portland, Oregon Radio System Replacement	Motorola Upgrades	Evaluated whether to replace or upgrade a 7.x (not yet 7.14) system. City decided to upgrade the existing Astro25 Master Site, add geographically redundant Master Site, expand P25 simulcast cells, and migrate from CENTRACOM Gold Elite to MCC7500 consoles
Calgary Transit, City of Calgary Radio System Replacement	Motorola Upgrades	City of Calgary currently has an Astro 7.14 core running SmartZone multicast sites, Calgary Transit will be migrating to that system
Mayo Clinic Medical Transport, Minnesota	Motorola Upgrades	Deployed MCC7500 consoles connected to State of Minnesota Astro25 7.9 core
City and County of San Francisco	Existing Motorola System	Evaluating options to replace current voice and HPD system and subscribers
Hampton Roads/ORION, Virginia	Motorola Upgrades	Multi-phased upgrades to Motorola Astro25 700 MHz regional system
City of Newport News, Virginia	Motorola Upgrades	Alternative analysis and recommendations for upgrade of Motorola SmartNet II simulcast trunked 800 MHz system
Henderson County, Kentucky	Motorola Upgrades	Astro25 700 MHz P25 TDMA with P25 Master Core and MCC7500 consoles
York County, South Carolina Radio System Assessment, Procurement, Implementation	Motorola Upgrade	Worked with County to implement a new 9-site, 15 channel 800 MHz trunked network which included one of the first deployments of Motorola High Performance Data (HPD)

FE has also evaluated solutions that replace legacy dispatch consoles, real-time reporting systems, base station/repeater radios, controllers, and workforce applications. Many resources on the team are well-versed in mobile workforce and dispatch operations, having previously worked for utility companies, mobile data system manufacturers, and integrators.

On the following pages, **FE** proudly presents references and examples of previous public safety radio systems consulting projects. These references showcase our experience with projects of similar scope and with similar technology to that of Bridgeport. These are just a brief example of our experience providing high-quality consulting services that are on-time and on-budget, resulting in full client satisfaction.

"FE's technical expertise in dealing with our vendor was outstanding. Their vendor negotiation experience proved invaluable, resulting in a significant savings for the City over the course of the project. In one case alone, they saved us over \$150,000!"

– City of Newport News, Virginia





CITY OF BRISTOL, CONNECTICUT Communications Systems Analysis & Implementation of Systems Replacement



Project Dates

2014 - 2017

Previous System: Motorola

New System: Motorola

Relevant Technologies

- Motorola ASTRO
- P25
- 800 MHz
- Trunked radio
- SCADA
- Microwave backhaul

Project Contact

Lieutenant Mark Morello
Bristol Police Department,
Communications Division
131 North Main Street
Bristol, CT 06010
860-584-3010
markmorello@bristolct.com

Project Snapshot

- Assess current system architecture
- Make recommendations for improving system performance and capabilities
- Provide full integration plan of key system features from legacy system to the P25 system during migration, including replacement of mobile and portable radios
- Develop technical specifications for replacement system
- Support procurement and implementation

Project Description

FE was contracted to assess City of Bristol's existing state of radio architecture and provide options for system replacement to enhance public safety and public service operable and interoperable communications, including benefits and liabilities, and cost estimates of each option.

FE provided a plan for full integration of key system features between the legacy system and the P25 system during migration, up to and beyond the anticipated end of life date to provide both day-to-day and interoperable communications between agencies. The project also requires a phased plan for replacement of mobile and portable radios through the integration of the legacy and P25 systems. *FE* was also tasked with preparing and presenting expert materials and opinions to constituents and stakeholders, including the City's elected officials.

In addition, the contract stipulated that *FE* would develop mapping, signaling, and technical specifications, as well as solicitation specifications and evaluation criteria, and provide support throughout the procurement process.

The final phase of the contract was for implementation support and oversight of the replacement system irrespective of the selected methodology, design, or model.





CITY OF AVON, CONNECTICUT Radio System Consulting Services



Project Dates

2016 - 2018

Existing System: Motorola

Relevant Technologies

- 800 MHz
- P25 digital
- VHF / UHF
- Microwave

Project Contact

Mark Rinaldo
Chief of Police
60 West Main Street
Avon, CT 06001
860-409-4213
mrinaldo@avonct.gov

Project Snapshot

- Existing system review
- Site surveys
- Needs assessment and user interviews
- Alternatives analysis and recommendations
- Coverage analysis
- RFP development and general procurement support
- Implementation support

Project Description

The current City of Avon radio system infrastructure consists of three repeater sites in a non-simulcast analog mode, shared by multiple City Departments, each with their own frequencies, portables and mobiles. The sites are manually selected from the radio dispatch console, portable and mobile units. Selection is made by different CTCSS tones for each repeater receiver (West, Main or East). Only one transmitter is active at one time and all three repeaters transmit the same CTCSS tone. A total of approximately 200 mobile and portable radios are currently in use by City departments.

FE was selected by the City of Avon to complete an assessment of their existing public safety communications network, determine the future needs by interviewing system users/subscribers, performing radio site surveys and infrastructure assessments, complete an analysis of alternatives, present recommendations to City officials, and assist with procurement and implementation. Procurement tasks include developing of technical specifications for an RFP, draft and publish a vendor RFP, and aid with proposal evaluations and contract negotiations.





HENRY COUNTY, GEORGIA Radio Systems Consulting

Project Dates

2014 - 2018

Previous System: Harris

New System: Harris



Relevant Technologies

- 800 MHz
- P25 digital
- Simulcast
- VHF / UHF
- RF coverage

Project Contact

Don Ash
E911/EMA Director
Henry County Emergency Center
526 Industrial Blvd
McDonough, GA 30253
770-288-7870
dash@co.henry.ga.us

Project Snapshot

- Evaluate existing facilities
- Determine radio coverage
- Determine interoperability requirements
- Conceptual design
- Develop short- and long-term communications plan
- Develop specifications and RFP
- Assist with creation of RFP evaluation criteria
- Review vendor proposals
- Conduct vendor negotiations
- Provide implementation support and technical support

Project Description

Henry County had an 800 MHz Simulcast radio system. Their desire was to transition into a P25 800 MHz public safety radio system with improved coverage. The overall program is structured into three phases: Phase I—System Assessment and Conceptual Design; Phase II—Procurement Support; Phase III—Implementation Support.

FE evaluated existing facilities, determined radio coverage before and after FCC mandated narrowbanding, determined interoperability requirements, and explored funding opportunities for expansion. **FE** developed three conceptual designs with mitigation strategies and budgetary estimates. **FE** assisted the county in preparing RFP documents and aided with developing evaluation criteria and provided support during the evaluation and negotiation periods.

FE is contracted to provide implementation support during the final phase of the project by supervising the construction of the infrastructure, the receiving of all specified equipment, the quality and adherence to the stipulated standards for all work performed and the approval of all pay requests and change orders.





CITY OF COLLIERVILLE, TENNESSEE Public Safety Radio Communications Consulting



Project Dates
2011 - 2014

Existing System: Motorola ASTRO
New System: Motorola

Relevant Technologies

- 800 MHz
- P25 digital
- LMR
- Mobile data
- Trunked
- Microwave

Project Contact

Lt. David Citysend
City of Collierville Police Dept.
500 Poplar View Parkway
Collierville, TN 38017
901-457-2563
dCitysend@ci.collierville.tn.us

Project Snapshot

- Conduct site surveys
- Conduct personnel interviews
- Identify existing issues
- Develop and analyze alternatives
- Prepare cost estimates and assessment and recommendations report
- RFP and procurement support
- Implementation oversight

Project Description

The City of Collierville selected **FE** to identify issues with the existing system, determine field and dispatch user needs, assess and recommend a replacement radio system, develop a strategy for near- and long- term improvements, and procure and oversee implementation. **FE** compiled desired radio system features and functions, which included a mix of LMR, mobile data, and information services requests. Based on the selected solution, **FE** developed an RFP for a public safety radio system and assisted with the procurement, including vendor proposal review and contract negotiations. We then supervised the implementation of the new Motorola 800 MHz P25 multisite system.

FE prepared a report to provide recommendations for LMR and dispatch console solutions to address the City's wireless requirements and satisfy interoperability needs, while also meeting future growth trends. Additionally, the report provided strategic short- and long-term solutions necessary for the City to develop comprehensive plans to improve and/or replace the LMR and radio dispatch console systems, which led to the selection of a solution and subsequent procurement and implementation of an upgraded P25 digital communications system.





DINWIDDIE COUNTY, VIRGINIA Public Safety Communications System Consulting Services

Project Dates

2016 - 2017

Existing System: Motorola Astro



Relevant Technologies

- 700/800 MHz
- VHF & UHF
- Fire alerting

Project Contact

Denice Crowder
Project Manager
13910 Courthouse Road
Dinwiddie, VA 23841
804-469-5388
dcrowder@dinwiddieva.us

Project Snapshot

- Existing system assessment and documentation review
- Site visits and interviews
- Alternatives evaluation
- Conceptual design
- Make recommendations for upgrade or replacement of the existing system
- Identify funding sources or grants
- Develop technical specifications for procurement
- Analyze projected costs
- Assist with procurement and implementation

Project Description

Dinwiddie County sought the services of a qualified Public Safety Communications System Consultant to provide analysis and review of the current radio system and its elements, make recommendations, and provide direction for the County-wide Public Safety radio system that will, eventually, be fully interoperable in the region.

The County requires a public safety radio system to fully cover the varying topography of the region. The system shall be interoperable during emergencies with the public safety agencies in surrounding localities, to include Amelia, Chesterfield, City of Petersburg, Prince George, Sussex, and Brunswick. These localities currently operate public safety radio systems in multiple areas of the radio spectrum including VHF, UHF, and 700/800 MHz. A collaborative system expansion of neighboring systems should be explored, as well as a stand-alone system. The system should also provide alerting for Fire/EMS stations and volunteer Fire/EMS personnel. *FE* evaluated the existing system and provided the most practicable and best solution and options for Dinwiddie County.





2 PROJECT APPROACH / METHODOLOGY

Federal Engineering recognizes that the City of Bridgeport’s project requires effective project management to secure the quality, functionality, economic feasibility, and usability of the City’s radio communications. *FE’s* project management approach aligns closely with the Project Management Institute’s (PMI) methodologies documented in the *Project Management Body of Knowledge (PMBOK)*. *FE’s* adherence to these methodologies facilitates timely deliverables that are within budget, and compliant with requirements.

FE applies continuous project management that supports the entire system lifecycle, completing each phase to our clients’ satisfaction before opening the ‘gate’ to the next phase. Our services cover each phase of a system’s lifecycle, from needs assessment and strategic planning through independent validation and verification of an installed system. We will work closely with the City to complete this project within 60 business days, evaluating the future LMR radio needs based on two alternatives: upgrade the existing infrastructure or align the City’s infrastructure onto the State of Connecticut Telecommunications System (CTS).

Our project manager will coordinate activities with the City’s project manager, involving other stakeholders as needed, and serve as a primary resource to the City. He will **focus on the City’s needs**, establishing a baseline project management process that centers on the discovery and minimization of risk, collaboration, open communications, and consensus building.

FE will document the following activities to assess the existing systems and develop an understanding of the public safety communications needs of the City. As we go through this assessment process, we will gather data that will be useful in preparing a cost-effective plan and will help guide the City to a decision regarding whether to upgrade or join the State’s system.

2.1 Needs Assessment and Requirements Discovery Phase

Project Initiation

To best meet the project’s 60-day schedule, *FE* will begin with a project planning teleconference with designated officials from the City to plan the project and the data gathering site visits. Held on a mutually agreed upon date following contract signing, this initial meeting will establish a common understanding of the project goals, objectives, and vision, items best understood through a close working relationship between our respective management teams and staffs. We will also use this meeting as the first opportunity to establish the foundation for our ongoing relationship. The adjacent text box summarizes key topics discussed during the project initiation meeting.

Project Initiation

- Introductions
- Clarify roles
- Review project objectives and expectations
- Review key issues
- Review key milestones and schedule
- Review and clarify deliverables
- Plan interviews and identify interview participants
- Determine site visit schedule
- Review status reporting methodologies
- Determine progress review meeting schedule
- Resolve immediate issues
- Build relationships





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

Following this initial meeting, we will request and review system documentation, including previous studies, FCC licenses, as-built documentation, site information (including any available structural analysis), equipment and subscriber inventories, and other documents to begin assessing the City's existing system and to evaluate feasibility of aligning the City's infrastructure onto the State Connecticut Telecommunications System (CTS). Performing a detailed review of the current documentation provides us with a common starting point and a foundation for a complete understanding of the status of the City's system.

User Interviews and Requirements Identification

After the preliminary kick-off call between the **FE** project manager and City's stakeholders, the **FE** team will begin the project with three days onsite for user interviews.

The requirements assessment task is one of the most important efforts because it establishes the foundation for systems' analyses. This task has the following four objectives:

- Identify and document current and future user needs
- Solicit users' perceptions of current system performance including gaps that do not meet their needs
- Educate users as to what is practical and affordable
- Begin to build consensus and eventual "ownership" in the recommendations

The focus of this task is the collection, compilation and analysis of key information obtained from a broad spectrum of system management and users and that maximum effectiveness must be made of the time spent with each interview subject. Our interview approach will include face-to-face meetings with each identified stakeholder group and, as a last resort, follow-up telephone interviews. Interviews are envisioned to last approximately one to two hours each. Detailed notes will be captured by our interviewers. Interviews will include key decision makers and radio users from the following organizations:



- Police Department
- Fire Department
- Emergency Communications Operations Center
- Public Facilities/Parks
- Water Pollution Control Authority
- Board of Education representatives

To facilitate this interview and data collection process, we will prepare advance correspondence to send to each proposed interview participant to emphasize the need to be prepared and actively contribute to this process.

Our subject matter expert will develop a customized questionnaire that will form the basis for the interviews and submit for review. The interview approach will generally follow the questionnaire but will also allow for additional areas of the interviewee's choice to be





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

discussed. Functional, performance, and interoperability needs will all be addressed, as well as stakeholder perspectives regarding joining the State's CTS as a potential solution.

The City of Bridgeport does not need a study to put on the shelf. Clearly this program must "hit the mark" and deliver practical solutions that the City can afford. User groups within the City have different needs. As this study incorporates the needs of a broad spectrum of users, the challenges grow exponentially. The true "art" in this process is to develop system recommendations that will be embraced by all users.

This methodology reflects our strong belief that the City's infrastructure should be user driven, as opposed to technologically or politically driven, to best serve user needs. To achieve this goal, **FE** will carefully analyze the requirements of the relevant departments and stakeholders to establish a baseline of system capabilities, functionality and services. Common needs will be identified as will those unique to specific organizations. Where needs diverge or conflict, we will use our expertise and experience to recommend an approach to resolving the differences.

Existing System Analysis

As part of our review of existing documentation, **FE** will review inventory records of the existing system. Leveraging our experience surveying over 1,000 radio sites across the country, **FE** will review the status of the radio sites in the City. To provide a cost-effective plan for the City, **FE** will rely on data collected from the City during the needs assessment interviews to develop an assessment of the conditions and equipment at each of the City's radio sites. Based on information provided in the Addendum, we assume the existing system documentation will provide the information we require to analyze the existing system.



As an option, we can conduct physical site surveys. During site visits, our team confirms the coordinates of each site including latitude, longitude, and elevation, and collects information about the sites, typically including the following:

- Access road conditions
- General site conditions
- HVAC (i.e., environmental)
- Antennas and mounts
- Physical availability of surrounding land
- Perimeter security
- Equipment shelter
- Nearby obstructions that may impact paths or coverage
- Transmission line support structures
- Waveguide and dry air systems
- AC and/or DC power
- Emergency power
- Electronics, both radio and microwave
- Service history
- Grounding/variances from standards





Review of Requirements with City

Following the user interviews and analysis of system documentation, **FE** will develop a set of high-level requirements based on the results of the needs assessment findings. We will review and validate the high-level requirements with the City's project team via a teleconference to gain consensus and acceptance before analyzing system upgrade alternatives. The requirements will be included in the final *System Analysis and Recommendations* report.

2.2 Alternatives Analysis and Recommendations Phase

FE will analyze two radio system alternatives for the City of Bridgeport: upgrade the existing City-owned system or join the State's CTS. **FE** will assess the pros and cons of each alternative and provide guidance to the City regarding our recommendation of the most appropriate replacement/upgrade alternative to best meet the City's requirements.

We help our clients determine what's right for them whether it be joining a regional or statewide system, implementing a stand-alone system, procuring a system via competitive bid, or procuring from a sole source.

The **FE** project team will conduct the following specific tasks for each of the alternatives.

Existing System Coverage Assessment

Coverage is the single most important characteristic of a mobile radio network. An advanced digital network is of little value if the users cannot get to it due to unreliable coverage. Recognizing this years ago, Federal Engineering made major investments and developed

FEPerformancePro™, a powerful toolset used to accurately model radio network performance.



FEPerformancePro™ is based upon the ICS Telecom software engine used by the Department of Defense (DoD), Federal Communication Commission (FCC), National Telecommunications and Information Administration (NTIA), and Association of Public Safety Communications Officials (APCO) for radio network analysis. Its accuracy has been confirmed by the Federal Government, drive testing by **FE**, and numerous network implementations.

FEPerformancePro™ includes the following network analysis tools:

- **FECoverage™** - complete coverage analysis tool
- **FEMapper™** - high-resolution mapping tool
- **FENetwork™** - network capacity analysis tool
- **FEMitigate™** - system-wide interference analysis tool (optional)
- **FETeamCoverage™** - interactive user coverage workshop

FE will use **FEPerformancePro™** to develop a preliminary analysis of each alternative. Our integrated set of tools provides our consultants with state-of-the-art network modeling technology to analyze the performance of a system.





City of Bridgeport, Connecticut Land Mobile Radio Analysis

Our coverage expert will work with the City's project manager to determine how coverage plots should be depicted, including color schemes, topology, roads, patrol zones, and other characteristics unique to Bridgeport. He will then load the existing transmitter locations and other relevant information into the **FECoverage™** model and generate coverage maps of the City's current public safety radio system using **FEMapper™**. As shown in Exhibits 2 and 3 below, and later in this section, maps will include mobile and portable coverage areas, noting both talk-out and talk-in, with both indoor and outdoor coverage areas defined. This will serve as the baseline to begin analyzing network alternatives required and to identify any specific buildings that are of special concern.



Exhibit 2—Sample City of Bridgeport Coverage Map

This sample propagation map demonstrates the capabilities of FEMapper™.

FE will analyze the current in-building coverage for portable radios throughout the City. Based on the outdoor coverage prediction and, using a calculated signal loss (related to a mutually agreeable number of building types) that effectively simulate the signal attenuation that occurs when radio signals pass through walls, windows, or other building characteristics, our coverage expert will generate a coverage map detailing areas where a user can expect to successfully communicate using their portable radio within the building. This proven methodology has been developed over numerous similar projects and accurately reflects expected performance.





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

FE will create maps with areas color coded to predict portable coverage within buildings that create a 10db signal loss. We can change the signal loss according to the City's requirements to show the coverage impact.

Per the Addendum, we understand that the City has coverage issues with ten particular buildings. During needs assessment activities, we will work with the City to develop a list of mutually agreeable number of building types for computer coverage analysis.

As an option, **FE** can analyze the coverage inside a specific building. To conduct the specific building coverage analyses, we will use the outdoor coverage prediction, information about the makeup of the buildings, and research available data from satellite and aerial imagery to develop a worst-case attenuation profile for each of the building types. Profiles are based on the following information:

- Where users expect to use their radios within the building
- What type of materials were used in the building's construction
- An estimated thickness of external and internal walls
- An estimate of the window-to-wall ratio of the building exterior
- The number of walls that a portable radio's signal may need to penetrate to exit the building



Exhibit 3—Sample In-Building Signal Strength Map

This sample propagation map demonstrates our in-building coverage analysis capabilities for a single building.

Each of these in-building prediction methods greatly assist in determining which buildings may require supplemental coverage options such as distributed antenna systems (DAS), bi-directional amplifiers (BDA), or micro cell deployments. For example, **FE** conducted specific in-building analysis for the Iowa Department of Corrections to determine coverage gaps. We





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

then developed alternative solutions that included coverage enhancement mechanisms such as different antenna patterns, height, and/or azimuth, BDAs, and other transmission augmentation technologies.

Field Testing—*FE* can also provide, as an option, field coverage testing of both outdoor and in-building propagation throughout the City. We use proven equipment to measure signal strength and other properties in sectors and buildings and analyze the results.

Of note to the City, history has shown that conducting in-building and/or field testing analyses of existing networks is of minimal value. These measurements tend to reflect the performance of the existing system and do not, typically, reflect the performance of the envisioned system, which will have newer technology radios with different transmission characteristics. Therefore, if the City intends to upgrade the current system, the money for field testing the old system would be better spent elsewhere.

As an option, *FE* can also perform in-building coverage measurements. Again, history has shown that although this generates more money for consultants, it is of minimal value. These measurements tend to reflect the performance of the existing system and do not, typically, reflect the performance of the envisioned system which will have newer technology radios with different transmission characteristics.

Alternatives Coverage Analysis

We are thoroughly prepared to guide the City of Bridgeport in its decision to maintain the current infrastructure and upgrade accordingly or to align the City's infrastructure onto the State's backbone. During the alternatives coverage assessment, we use ***FETeamCoverage™***, an innovative approach to network design that involves City personnel in the process.

FE pioneered the concept of a coverage workshop over a decade ago. Our coverage experts have delivered the ***FETeamCoverage™*** experience to over 50 clients, the majority similar to the City of Bridgeport. Our interactive coverage methodology has set the standard and we were recently invited by IWCE to deliver a real-time workshop, highlighting the effectiveness of our ***FETeamCoverage™*** workshop in modeling both LMR and LTE coverage parameters.

We will conduct an interactive coverage workshop with the City to depict the coverage based on upgrading the existing system or if it joins the State's CTS. This hands-on session allows City participants to confirm the current system coverage and to immediately see the impacts of adding and/or deleting transmitter sites. In the process, we will incorporate knowledge about existing sites (and potential future sites) and reported coverage issues, targeting those areas where gaps have been identified. The benefits of the ***FETeamCoverage™*** workshop include the following:

- Visual demonstration of areas of coverage requirements
- Visual depiction of selected sites in the system
- Visual representation of coverage for each site
- ***Fast, interactive system site, technology, and spectrum impact decisions***





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

The **FETeamCoverage™** experience will build consensus and facilitate “buy-in” of the eventual system. As radio coverage is modeled and gaps are indicated, our subject matter expert will interactively, and in real-time, manipulate the model and display the effects of changing site equipment or placing additional sites in the network. Workshop attendees will immediately be able to evaluate the impact of these changes and determine what needs to be done to meet user coverage needs. Our project plan assumes **FETeamCoverage™** will be presented via the internet. As an option, it can be presented on site.

Our coverage analysis will yield coverage maps as image files that can be viewed using Word or a PDF viewer. The raw data can be manipulated either in a GIS program (such as ArcGIS) or Google Earth application. We can provide coverage footprints in Google Earth format (KML or KMZ files) to make viewing coverage interactive, allowing clients to zoom in to street and building level. In addition to the sample City of Bridgeport coverage map shown above, Exhibit 3 below provides additional examples of the type of maps we can create with **FECoverage™**.

Vendor Coverage Test Plan Analysis

FE will conduct an independent, unbiased review of the vendor-provided Coverage Test Plan, researching compliance to the City’s needs as defined in the above needs assessment task. We will assess the vendors’ coverage and capacity claims. We will develop a summary report, noting the results of our analysis and our recommendations for changes to the Coverage Test Plan.

Capacity Analysis

As stated in the Addendum, we acknowledge the City’s goal of merging the Department of Public Facilities/Parks Department’s existing VHF System and the BOE’s Motorola Turbo System with the City’s Public Safety Radio System, thereby creating one citywide system, and to have the ability to interface with the American Medical Response UHF radio system. During this study, we will evaluate the City’s existing system’s ability to add these additional users and meet their requirements.



We will use **FENetwork™** to determine the number of channels needed to support the City’s anticipated traffic load at each facility as defined during the requirements validation activities. Using **FENetwork™**, our staff can analyze the distribution of available frequencies among the radio sites, establishing a viable frequency and channel plan that meets capacity requirements.

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City of Bridgeport, Connecticut Land Mobile Radio Analysis

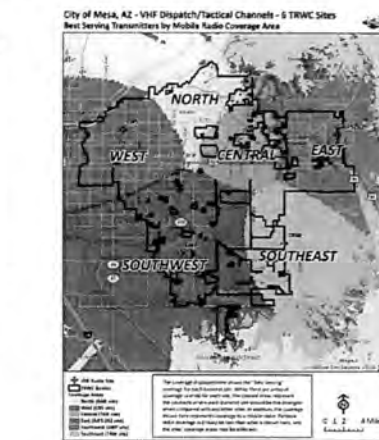
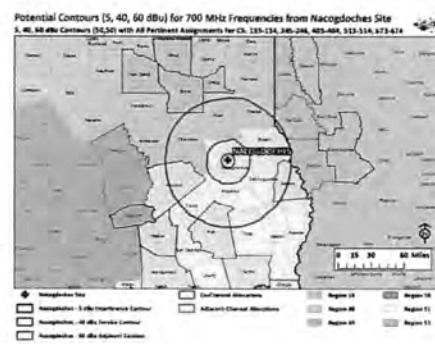
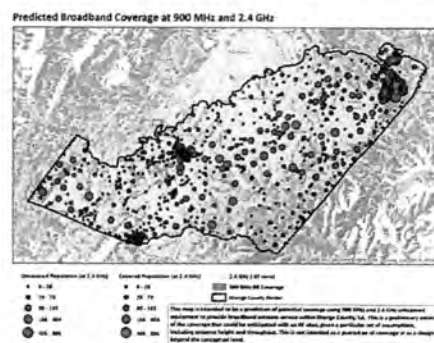
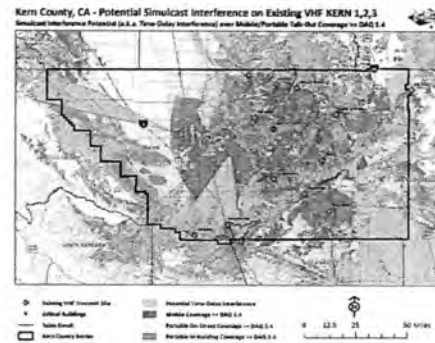
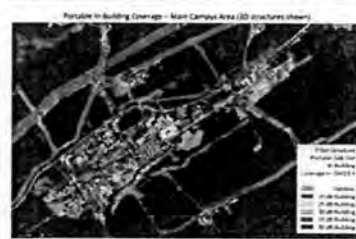
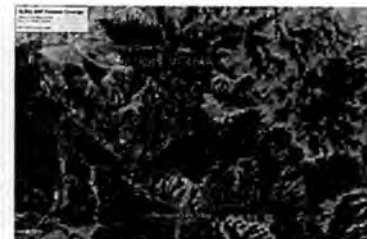


Exhibit 4—Sample Coverage Maps





Cost Analysis

Using our in-house *FECostPro*[™] tool, we will estimate the cost of each alternative under consideration, based on its coverage design, our experience with systems comparable to the City's and the State's CTS, and publicly available industry information. *FECostPro*[™] is a database of the cost of network elements developed from billions of dollars of procurements and our knowledge of acquisition and ownership costs including operations and maintenance estimates. The analysis will consider the anticipated life cycle of the alternatives as well as total cost of ownership for support and maintenance costs over 5 and 10 years. ***This high-level, quantitative analysis relies on our team's knowledge base, which spans numerous similar projects.*** Our cost estimates will be conservative to ensure the cost to implement does not exceed the estimates.



Recommendations Report

FE will prepare a draft *City of Bridgeport Alternatives Analysis and Recommendations Report* based upon the tasks described in previous sections, outlining the results of our user interviews, site visits, existing system assessment, coverage and capacity analysis of both alternatives, cost analyses, review of the vendor-provided Coverage Test Plan, and recommended alternative for the City's

public safety radio system. We will present the results of our analysis to the City in an on-site session. After the meeting, we will revise the report based on City stakeholders' comments and recommendations and issue the final *City of Bridgeport Alternatives Analysis and Recommendations Report*.

2.3 Implementation Support and Construction Management

We understand, as stated in the Addendum, that the City plans on working with the current vendor for upgrades to the current system, if that is the recommended alternative. As an option, the City may ask Federal Engineering to assist with the supervision of construction of any infrastructure development required based on final system design.

FE can provide unbiased and objective implementation management services including oversight of delivery, installation, and testing of the new system as described below. Our services include implementation coordination and management, preparation and submittal of monthly status reports, review of vendor pay requests and change orders, and site visits to oversee infrastructure construction, equipment delivery, installation, and vendor coverage testing. Below we summarize the services we can offer the City of Bridgeport as an option.

Detailed System Design and Acceptance Test Plan Reviews/Modifications per Review

- Detailed system design and ATPs (vendor produces and presents; *FE* reviews)
- Shop drawings including structures (vendor produces; *FE* reviews)
- Test plans (vendor develops; *FE* reviews)
- Cutover/migration plans (vendor develops; *FE* reviews)





- System backup and failure plans (vendor develops, *FE* reviews)
- Requirements Tracking Matrix and punch list (*FE* maintains)

Regulatory Management

- FCC licensing
- NEPA/environmental impact reporting (if applicable)
- Site leasing and local zoning/planning (if applicable)

Equipment Inspections

- Equipment list (vendor produces, *FE* reviews)
- System component delivery (vendor orders, *FE* verifies)
- Requirements Tracking Matrix and punch list (*FE* maintains)

Installation Inspections

- Site installation inspections (vendor executes; *FE* observes and/or verifies)
- Site inspections-workmanship, structural and civil work (vendor executes; *FE* observes and/or verifies)
- Requirements Tracking Matrix and punch list (*FE* maintains)

Factory Testing

- Factory testing (vendor tests; *FE* observes and reviews test results)
- Requirements Tracking Matrix and punch list (*FE* maintains)

Field and Coverage Testing

- Backhaul system path testing (vendor tests; *FE* participates and reviews test results)
- Network management system performance testing (vendor tests; *FE* participates and reviews test results)
- System integration testing (vendor tests; *FE* participates and reviews test results)
- Rework unaccepted tests (vendor tests; *FE* participates and reviews test results)
- Requirements Tracking Matrix and punch list (*FE* maintains)

System Acceptance Testing

- Final system acceptance test inspection and certification (vendor tests; *FE* participates, reviews, evaluates, and provides recommendation)
- Requirements Tracking Matrix and punch list (*FE* maintains)

Other Activities

- Training (vendor develops plan; *FE* reviews and facilitates execution)
- System documentation (vendor develops; *FE* reviews and checks for proper location placement)

Independent Validation and Verification (optional)

- Conduct independent path testing to validate vendor results (*FE* conducts and compares to vendor results)
- Conduct other independent system testing to validate vendor results (*FE* conducts and compares to vendor results)





3 KEY PERSONNEL AND RESUMES

FE’s team, shown in Exhibit 5, brings a wealth of knowledge and understanding to the City of Bridgeport’s project, with staff able to perform the work in the City’s preferred timeframe of project completion by June 30, 2018.

Each has significant experience working with Motorola systems as well as other relevant technologies, including analog and digital VHF, UHF, and 700/800 MHz, trunked, simulcast, P25 Phases 1 & 2, and more. In addition to the technical familiarity, each team member has extensive history in completing existing system and infrastructure assessments, cost analyses, frequency coverage assessments, alternatives analyses, and providing recommendations.



Exhibit 5—Project Organization Chart

The FE team brings a wealth of public safety communications experience to the City’s project.

Our proposed project team is familiar with public safety, police, fire, and emergency medical communications systems, operations and systems methodologies, and possess an extensive track record in communications system upgrades and replacements, operations, design, and implementation. Radio system design activities include user needs assessments, product lifecycle evaluation, radio coverage analysis, and cost estimates.

Each member of our team brings vast experience regionally and locally, including Project Manager Mike Manning who served as a Vermont State Police Lieutenant, a Statewide Interoperability Coordinator for Vermont, and has also managed the Vermont Emergency Operations Center. He previously worked with Avon and Bristol, Connecticut, who were also upgrading from Motorola legacy systems. He has in-depth experience managing projects for city, county, and state governments, and has developed strategies and milestones for the replacement of public safety communications systems, including assessments, risk management, planning, cost analysis, and procurement documents.





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

Our coverage expert Adam Nelson specializes in both computer-modeled propagation studies and field coverage testing. For example, he conducted signal strength, Bit Error Rate (BER), and subjective audio quality testing (DAQ testing) as part of the Coverage Acceptance Test Plan for the City of Phoenix, Arizona 800 MHz P25 radio system. His duties included performing testing using handheld radios and test equipment in a variety of different in-building environments, analyzing the results of the tests, and determining if the results were sufficient to pass the system's coverage requirement. On a similar project in Vail, Colorado, Mr. Nelson conducted signal strength and throughput testing for a 4G LTE test system operating in Band 14 (public safety band), as well as in commercial LTE bands. Upon completion of tests performed in outdoor and indoor locations, he analyzed test results and presented a report to DHS' Office of Emergency Communications.

Additional details about and resumes for each team member are provided on the following pages.

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TRAVIS LEPAGE, PMP, PMI-ACP

Director of Consulting



EDUCATION

- Master of Business Administration, Technology Management, State University of New York, 2006, Senator’s Scholar
- Bachelor of Science, Telecommunications Engineering, State University of New York, 2002, with Honors

AREAS OF EXPERTISE

- Program and project management
- Public safety communication systems analysis, design, and implementation
- RF spectrum planning and management
- System integration project management

GENERAL BACKGROUND

Mr. LePage is a highly talented and accomplished director on the **FE** team with a demonstrated track record of successfully leading and managing complex multi-million-dollar programs and enterprise/agency-wide projects for state and municipal governments and for public and private organizations. Travis has several years of experience delivering project results to meet the unique needs, requirements, and expectations of stakeholders. Mr. LePage is an expert in program and project management; stakeholder requirements analysis; land mobile radio (LMR), microwave radio; radio site development (civil works); interoperable communications plan development; public safety communications systems; RF spectrum management; and voice/data network engineering.

RELEVANT PROJECT EXPERIENCE

City of Avon, Connecticut, Radio System Replacement, Project Director/Consulting Engineer

- Provided leadership and technical support for the City’s radio communications system replacement project, including the implementation of a new tower site at the Police Department’s Headquarters
- The Replacement radio communications and dispatch console systems along with the new tower site provide police and fire responders with high-quality, reliable communications

Westchester County, New York, Radio System Replacement and Evolution Project, Project Manager/Consulting Engineer

- Developed roadmap to replace the existing radio communications systems
- Performed alternatives analyses, and developed budgetary cost estimates and conceptual designs
- Developed technical specifications for vendor RFP
- Directed, managed, and controlled the project cost, scope, quality, resources, risks, and results

Dutchess County, New York, Radio System Assessment, Project Director

- Assessed VHF and UHF police, fire, and EMS radio systems
- Directed a stakeholder needs analysis to determine infrastructure and subscriber replacement requirements
- Provided support concerning migrating users from conventional systems to a UHF or 700 MHz trunked radio system
- Developed a strategic plan for the County to maintain, replace, and evolve their radio communications systems

PROFESSIONAL ORGANIZATIONS

- Association of Public Safety Communications Officials (APCO)
- Project Management Institute (PMI)

CERTIFICATIONS

- Project Management Professional (PMP)
- Project Management Institute-Agile Certified Practitioner (PMI-ACP)





MIKE MANNING

Project Manager



EDUCATION

- Associates Degree, General Business, Champlain College

AREAS OF EXPERTISE

- Program and project development and management
- Stakeholder outreach and engagement
- Strategy and milestone development
- Risk management and planning
- Federal grants management

GENERAL BACKGROUND

Mr. Manning is senior consultant with more than 30 years of public safety experience. As a retired Vermont State Police Lieutenant, he has extensive training and experience in leadership, program development and management, as well as project management. His experience includes consultation and stakeholder outreach and engagement, strategies and milestones, risk management, planning, and federal grants management.

As a Statewide Interoperability Coordinator, he worked on multiple local, state, regional and national interoperable communications and public safety broadband efforts. Mike served as the Homeland Security Field Manager and Section Chief for the Vermont Department of Public Safety, Division of Emergency Management and Homeland Security, providing programmatic management of federal funding and the state's preparedness efforts. Mike managed the Vermont Emergency Operations Center.

RELEVANT PROJECT EXPERIENCE

City of Bristol, Connecticut, Communications System Analysis and Replacement, Project Manager

- Assess existing Motorola Astro architecture
- Recommend performance and capability improvements
- Provide full integration plan of key system features from legacy system to the P25 system during migration, including replacement of mobile and portable radios
- Develop technical specifications for replacement system
- Support procurement and implementation

City of Avon, Connecticut, Radio System Consulting Services

- Complete existing infrastructure and needs assessment
- Conduct feasibility analysis
- Develop preliminary designs and cost projections
- Assist with procurement including ITB and contractor selection
- Support implementation and project management

Ontario County, New York, Radio System Assessment

- Complete existing system assessment, including stakeholder interviews, site visits, and needs
- Perform coverage and performance analysis
- Analyze interoperability and system expansion options
- Provide procurement and implementation support

PROFESSIONAL TRAINING

- FEMA Certified Incident Commander
- FEMA Certified Operations Section Chief
- NIMS ICS 100/700, 200, 300 and 400
- Leadership Strategies Effective Facilitation
- FEMA Homeland Security Exercise and Evaluation Program Planner





LUIS CAMARILLO

Technical Lead



EDUCATION

- Master of Science, Information Engineering & Telecom Engineering, Southern Methodist University
- Bachelor of Science, Telecom Engineering Technology, Texas A&M University

AREAS OF EXPERTISE

- Long Term Evolution
- Public safety mobile radio
- Wireless communications
- RF propagation analysis
- Electronic circuit analysis
- Engineering management
- Information technology
- Network management

GENERAL BACKGROUND

Mr. Camarillo is a Certified Telecommunications Engineer with over 10 years of hands-on experience in cellular communications, information technology and land mobile radio. He has valuable knowledge in Project 25 (P25), digital mobile radio (DMR) and long-term evolution (LTE). Mr. Camarillo has designed citywide, countywide, and statewide voice and data systems that meet and often exceed customer requirements. System design activities include user needs assessments, product lifecycle evaluation, radio coverage analysis, and RFP development. Mr. Camarillo's extensive background solidifies his ability to analyze the ever-changing requirements in today's mission-critical environments.

RELEVANT PROJECT EXPERIENCE

Westchester County, New York, Radio System Replacement and Evolution Project

- Developed options for replacing existing communications systems
- Performed alternatives analyses, and developed budgetary cost estimates and conceptual designs
- Developed technical specifications for vendor RFP

State of Colorado Digital Trunked Radio (DTR) Assessment, Project, Technical Support

- Analyzed existing DTR system
- Generated radio system upgrade/replacement cost estimates
- Developed the Public Safety Statewide System Needs Assessment Report
- Primary author of the Microwave Network Replacement Request for Proposals, including technical specifications, pricing forms and instructions, and compliance matrix

Bay Area Regional Interoperable Communications System (BayRICS) P25 Radio Engineering Interoperability Program, Technical Support

- Reviewed existing system documentation and field-gathered data and survey reports
- Developed RFPs for Napa County, Solano County, Sonoma County and North Bay RCS

City and County of San Francisco, California Public Safety Radio Replacement Project, Technical Support

- Performed a system loading analysis included in the Existing System Analysis, Needs Assessment and Requirements Report
- Analyzed system alternatives and costs
- Major contributor to the Technical Specifications included in the P25 Radio System RFP

PROFESSIONAL ORGANIZATIONS

- Institute of Electrical and Electronics Engineers
- International Association for Radio, Telecommunications and Electromagnetics





TERRY FOREHAND

Technical Support



AREAS OF EXPERTISE

- Public safety and private wireless networks
- Needs assessment and solution development
- Voice and data communications network implementation & acceptance testing
- Radio system exercise development and execution
- Radio system budgetary analysis

GENERAL BACKGROUND

Mr. Forehand has over 18 years in designing, implementing, managing, and maintaining land mobile communications systems for the United States Army, local government and private enterprises. He is experienced with P25 systems and broadband systems and has developed interoperable programming templates for trunking and conventional radios and networks. Mr. Forehand has also developed budgetary requirements for communications systems and managed the implementation of complex systems.

RELEVANT PROJECT EXPERIENCE

City of Avon, Connecticut, Radio System Consulting Services

- Complete existing infrastructure and needs assessment
- Conduct feasibility analysis
- Develop preliminary designs and cost projections
- Assist with procurement including ITB and contractor selection
- Support implementation and project management

City of Lakeland, Florida, PSMR Upgrade Support, Lead Engineer

- Evaluate the current 800 MHz trunking radio system to determine baseline operations and gaps
- Develop recommendations to improve existing communications system's reliability and operational characteristics
- Developed request for proposals for project 25 trunking system and ancillary equipment

Nassau County, Florida, Public Safety Communications Director

- Managed installation of county's new Motorola Astro25 trunking radio system
- Managed and maintained county's public safety radio system
- Fiduciary responsibilities for equipment procurement, implementation, operations and maintenance

Henry County, Georgia, PSMR Upgrade Support, Lead Engineer

- Evaluate current radio system and determine user needs for communications system
- Developed RFP documentation for procurement of Project 25 radio system

PROFESSIONAL TRAINING

- Radio Repeater Course, U.S. Army
- Satellite Communications Systems Terminal Maintainer Course, U.S. Army
- ASTRO 25 Radio System Management, Motorola

PROFESSIONAL ORGANIZATIONS

- Association of Public Safety Communications Officials (APCO)

CERTIFICATES AND AWARDS

- CENTRACOM Gold Elite Certificate of Achievement, Motorola
- SmartZone Overview Certificate of Achievement, Motorola
- ASTRO 25 Integrated V&D Certificate of Completion, Motorola





ADAM NELSON

RF Coverage Specialist



EDUCATION

- Master’s Degree, Geographic Information Systems, The Pennsylvania State University
- Bachelor of Science, Information Technology, University of Phoenix, with honors

AREAS OF EXPERTISE

- RF propagation prediction/analysis
- RF interference assessment and mitigation
- System capacity planning
- Frequency planning
- Frequency coordination and licensing
- GIS coordination, curation, analysis, and modeling

GENERAL BACKGROUND

Mr. Nelson has over 15 years of experience providing consulting services in the fields of public safety, telecommunications, and information technologies. As a member of **FE’s** Spectrum Center of Excellence, his specialties include radio frequency prediction and analysis, frequency and capacity planning, interference mitigation, LTE system design and analysis, and spectrum-related efforts pertaining to frequency licensing and coordination.

His background also includes the management and maintenance of various municipal wireless networks, specifically in the realm of public safety communications. He has participated in all phases of communications system lifecycle from needs assessment, system recommendations, RFP development, through implementation.

RELEVANT PROJECT EXPERIENCE

RF Coverage Prediction, Capacity Analysis, Interference Analysis, and/or Channel Planning for the following projects:

Municipal Projects

- City of Albuquerque/Bernalillo County, New Mexico
- City of Bartlett, Tennessee
- City of Chesapeake, Virginia
- City of Henderson, Kentucky
- New York City, New York
- City of Portsmouth, Virginia
- City of Roanoke, Virginia
- City/County of San Francisco, California
- City of Sedona, Arizona
- Bowling Green Municipal Utilities

County Projects

- Collier County, Florida Radio System Consulting
- Boone County, Kentucky Microwave Network
- Buncombe County, North Carolina Radio System Design Alternatives and Recommendations
- Henry County, Georgia Radio System Consulting
- Isle of Wight County, Virginia System Analysis
- Pitt County, North Carolina VHF System Expansion with Narrowband Migration
- Pittsylvania County, Virginia Radio System Design Alternatives and Recommendations
- Essex County, New York Radio Consulting
- Cortland County, New York Interoperable Emergency Communications System
- Lewis County, New York System Analysis

PROFESSIONAL TRAINING

- Simulcast Radio Systems, Motorola Certified Training
- Integrated Voice and Data Systems, Motorola Certified Training
- RAPTR Certified Training
- ATDI Developer Training
- ArcGIS Developer Training
- Certified GEOINT Professional
- Satellite Communications Systems Terminal Maintainer Course, U.S. Army
- ASTRO 25 Radio System Management, Motorola

PROFESSIONAL ORGANIZATIONS

- Association of Public Safety Communications Officials (APCO)





4 ANTICIPATED PROJECT SCHEDULE

A tentative project timeline is provided on the following pages, for completion of Phase I of the project within two months. *FE* acknowledges the City's desire for work to be completed no later than June 30, 2018. We are ready to commence services immediately upon contract execution and will commit the staff and resources needed to meet the City's scope and schedule, assuming notice to proceed by mid-April. Our tentative timeline anticipates project completion by June 15, 2018.

This tentative schedule can be accelerated or delayed to meet the City's needs and will be finalized with the City's project manager during contract negotiations.

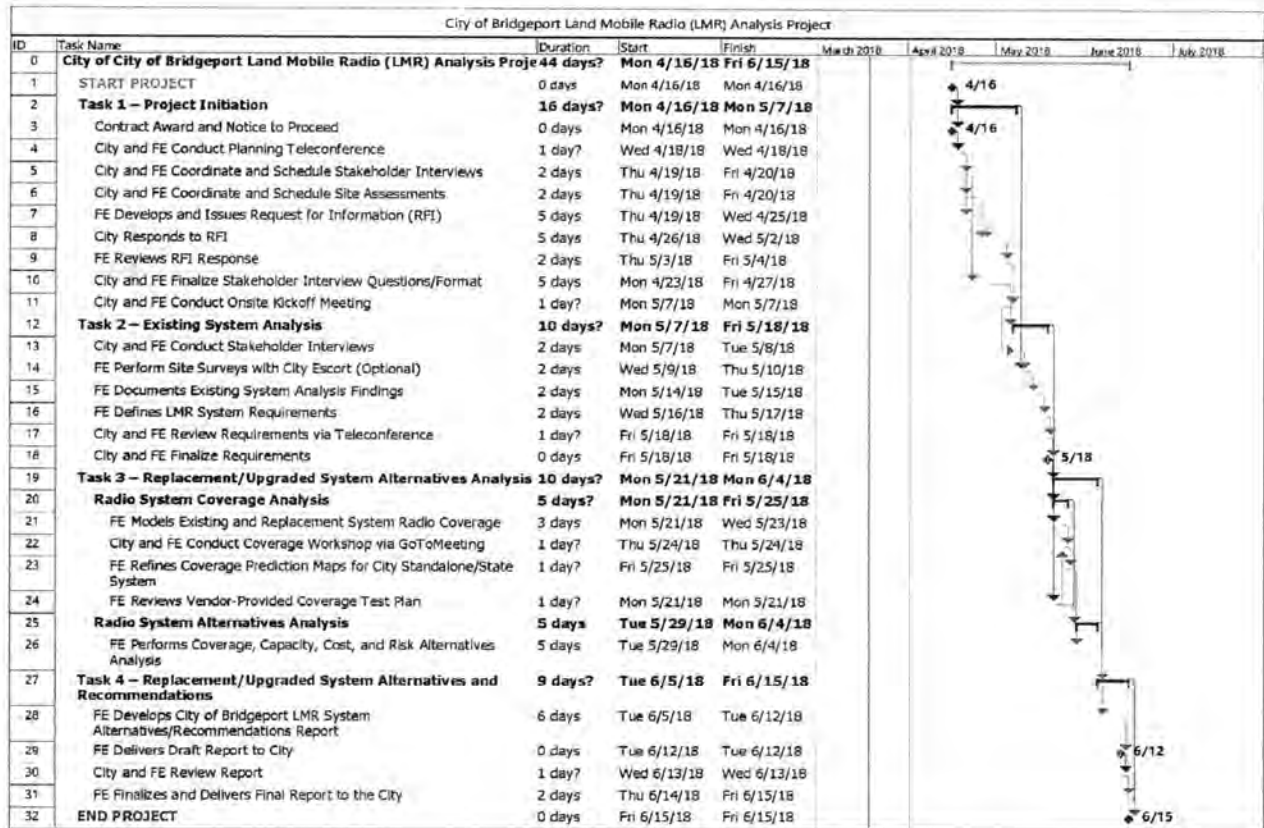
FE will provide status reports and conduct status meetings at mutually agreed upon intervals to keep stakeholders informed of our progress. *FE's* project manager will adjust the project plan and schedule as necessary to reflect the nature of the project as it evolves through deliverables, approval processes, and meeting schedules.

Our project management techniques involve effective steps for resource planning, cost estimating, and project control to meet agreed-upon schedules.





City of Bridgeport, Connecticut Land Mobile Radio Analysis





5 ADDITIONAL INFORMATION

Federal Engineering is a full-service public safety communications consultant. We offer the following optional services, as may be required by the City.

Procurement and Contract Negotiation Support

FE can provide expert technical recommendations and advice to the City during the procurement process, either facilitating Memoranda of Understanding (MOUs) with the State of Connecticut or developing the contractual terms with Motorola. We will perform requested tasks in close consultation with the City.

FE can conduct an independent, unbiased review of vendor proposals, researching them for technical compliance to City requirements. We provide a summary of our findings to the County and present them to the County E9-1-1 Board.

FE can provide the City with experienced contract negotiations support. Our proposed project team has considerable experience negotiating public safety radio systems, equipment, services, and user agreements, with a proven track record of saving millions of dollars for our clients. Because of their dealings with radio system vendors on a regular basis, they have insights into vendors' negotiation methods and practices and can assist the City in resolving disputes.

Dispatch and PSAP Technology Services

We have significant qualifications and experience in emergency communications systems assessment, planning, requirements gathering, procurement, evaluation, and implementation.

Members of our team worked with the State of Connecticut to conduct a feasibility study to determine under what conditions consolidation would be a more efficient and economical method of handling 9-1-1 calls within the state. The study examined the workload, technology, cost, and non-emergency communications responsibilities of existing PSAPs and secondary PSAPs, taking into consideration non-secondary dispatch centers such as state police and CMED Centers. A study template for local governments was developed to address essential factors when determining the feasibility of, and the requirements for, consolidation or regionalization, and the need and level of state support.

We are proficient in the following services offerings:

- PSAP consolidations
- PSAP regionalization
- Radio systems and interoperability
- Business process analysis and organizational change
- Continuity of operations (COOP) planning
- NG9-1-1 and E9-1-1 operations
- PSAP facility analysis
- Project management
- Regional information sharing
- Computer aided dispatch (CAD)
- Records management systems (RMS)
- Disaster recovery planning
- External systems and interfaces
- ESInet design and deployment





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

- Mobile applications
- Networks / mobile infrastructure
- Requirements gathering
- Vendor evaluation and selection
- Voice logging
- Funding assessment and planning
- GIS and CAD mapping
- Interoperability and data integration
- Justice system assessment
- Mobile hardware and infrastructure
- Networks and storage systems
- Vendor contract negotiations
- Video systems
- Field surveys and reporting
- Gap identification and analysis
- Governance
- Crime analysis and data analytics
- In-vehicle video systems

Additional Examples of FE P25 Relevant Experience

Many of our recent clients have been migrating from legacy analog systems from various vendors to standards-based P25 Phase 1 and Phase 2 systems. The table below highlights our extensive P25 expertise; many of these projects are similar to the City of Bridgeport, involving analysis to determine the best path forward from legacy Motorola or Harris systems.

Federal Engineering Project Experience									
Client Name	Existing System Analysis	Needs Assessment/ Requirements	Strategic Planning	Conceptual Design	P25 Design	RFP/ Specification	Procurement	Implementation	P25 Implementation
Arkansas									
City of Hot Springs, Arkansas	✓		✓			✓	✓	✓	
Arizona									
Arizona Public Service Company	✓	✓			✓	✓	✓		✓
State of Arizona	✓	✓			✓	✓	✓		✓
Town of Florence, Arizona	✓	✓			✓				✓
City of Mesa, Arizona	✓	✓		✓		✓	✓		
City of Mesa Utilities	✓	✓				✓	✓	✓	
Pinal County, Arizona	✓	✓			✓				✓
Salt River Pima Maricopa Indian Community, Arizona	✓	✓		✓					
California									
Bay Area Regional Interoperable Communications System (BayRICS)	✓	✓		✓	✓	✓			
Contra Costa County, California	✓	✓							
Los Angeles Department of Water and Power	✓	✓	✓			✓			
Los Angeles Regional Interoperable Communications System (LA-RICS)						✓	✓	✓	
Marin County, California	✓	✓	✓			✓	✓	✓	
City of San Diego, California	✓	✓	✓						
San Diego and Imperial Counties, California	✓	✓			✓	✓	✓		✓
City and County of San Francisco, California	✓	✓			✓	✓	✓		✓





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

Federal Engineering Project Experience									
Client Name	Existing System Analysis	Needs Assessment/ Requirements	Strategic Planning	Conceptual Design	P25 Design	RFP/ Specification	Procurement	Implementation	P25 Implementation
Canada									
Calgary Transit	✓	✓		✓		✓	✓		
Edmonton, Alberta Fire Rescue	✓	✓	✓						
Edmonton, Alberta Police	✓	✓	✓						
E-Comm, Vancouver, British Columbia				✓			✓		
Colorado									
Routt County, Colorado				✓					
State of Colorado DTR	✓	✓	✓						
State of Colorado Microwave	✓	✓				✓			
Florida									
Collier County, Florida	✓	✓				✓	✓	✓	
Gainesville Regional Utilities, Florida	✓	✓				✓	✓	✓	
City of Lakeland, Florida	✓	✓				✓	✓	✓	✓
Nassau County, Florida							✓	✓	
Georgia									
Camden County, Georgia	✓	✓				✓	✓	✓	
Henry County, Georgia	✓	✓		✓		✓	✓	✓	
LaGrange County, Georgia	✓	✓							
Iowa									
City of Davenport, Iowa	✓	✓					✓		
Iowa State Police	✓	✓				✓	✓	✓	✓
State of Iowa Department of Corrections	✓	✓		✓		✓			
Mills County, Iowa	✓	✓							
Kentucky									
Boone County, Kentucky Microwave	✓	✓				✓			✓
Bowling Green Municipal Utilities, Kentucky	✓	✓				✓	✓	✓	✓
Bowling Green-Warren County, Kentucky	✓	✓				✓	✓	✓	✓
City and County of Henderson, Kentucky	✓	✓				✓	✓	✓	
Maryland									
State of Maryland									✓
Minnesota									
Mayo Clinic, Minnesota				✓			✓	✓	
State of Minnesota	✓	✓	✓			✓			
Montana									
State of Montana			✓			✓			





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

Federal Engineering Project Experience									
Client Name	Existing System Analysis	Needs Assessment/ Requirements	Strategic Planning	Conceptual Design	P25 Design	RFP/ Specification	Procurement	Implementation	P25 Implementation
Montana 15-90 Interoperable Communications Consortium	✓	✓							
Montana Big Sky Consortium	✓	✓							
Nebraska									
State of Nebraska	✓	✓				✓			
Metropolitan Utilities District of Omaha, Nebraska	✓	✓	✓						
Nevada									
State of Nevada	✓	✓		✓		✓	✓	✓	
New Hampshire									
Twin State Mutual Aid Fire Association, New Hampshire	✓	✓		✓					
New Mexico									
State of New Mexico	✓	✓	✓						
City of Albuquerque, New Mexico	✓					✓	✓		
New York									
State of New York								✓	
Cortland County, New York	✓	✓			✓	✓	✓		✓
Essex County, New York	✓	✓				✓		✓	
Lewis County, New York	✓	✓		✓					
New York City Transit/ Metropolitan Transportation Authority					✓	✓	✓		
North Carolina									
Buncombe County, North Carolina	✓	✓			✓	✓	✓		✓
New Hanover County, North Carolina	✓	✓			✓	✓	✓		✓
Pitt County, North Carolina					✓	✓			
Yadkin County, North Carolina	✓	✓				✓	✓	✓	
North Dakota									
State of North Dakota	✓	✓	✓	✓		✓	✓		
Oregon									
State of Oregon	✓	✓			✓	✓	✓		✓
City of Portland, Oregon	✓	✓		✓		✓	✓	✓	
Portland General Electric	✓	✓		✓		✓			
Tennessee									
Town of Collierville, Tennessee	✓	✓	✓			✓	✓	✓	
Cumberland County, Tennessee							✓	✓	
City of Nashville, Tennessee	✓	✓							





City of Bridgeport, Connecticut

Land Mobile Radio Analysis

Federal Engineering Project Experience									
Client Name	Existing System Analysis	Needs Assessment/ Requirements	Strategic Planning	Conceptual Design	P25 Design	RFP/ Specification	Procurement	Implementation	P25 Implementation
Texas									
City of El Paso, Texas	✓	✓			✓	✓	✓		✓
El Paso County, Texas	✓	✓			✓	✓			
Virginia									
Caroline County, Virginia	✓	✓			✓	✓			
City of Chesapeake, Virginia	✓	✓		✓		✓	✓	✓	
Fauquier, Culpeper, and Rappahannock Counties, Virginia	✓	✓		✓			✓	✓	
City of Hampton, Virginia	✓	✓	✓		✓				✓
Hanover County, Virginia	✓	✓		✓		✓		✓	
King and Queen County, Virginia	✓	✓			✓	✓	✓		✓
Middlesex County, Virginia	✓	✓					✓	✓	
New Kent County, Virginia	✓	✓				✓	✓	✓	
City of Newport News, Virginia	✓	✓			✓	✓	✓		✓
Hampton Roads Region, Virginia Overlay Regional InterOperability Network (ORION)	✓	✓			✓	✓	✓		✓
Pittsylvania County, Virginia	✓	✓			✓	✓	✓		✓
City of Portsmouth, Virginia	✓	✓			✓	✓	✓		✓
Rockbridge County, Virginia	✓	✓			✓	✓	✓		✓
Sussex County, Virginia	✓	✓					✓	✓	
City of Virginia Beach, Virginia	✓	✓	✓						
Washington									
Bonneville Power Administration, Washington	✓					✓	✓		
Pierce County, Washington	✓		✓						
City of Redmond, Washington	✓					✓	✓		
City of Seattle, Washington	✓							✓	
State of Washington	✓		✓						
Wisconsin									
Dane County, Wisconsin	✓				✓	✓	✓		✓
Manitowoc County, Wisconsin	✓				✓	✓			✓
State of Wisconsin	✓		✓	✓					
Wyoming									
State of Wyoming	✓								
Campbell County, Wyoming	✓								
City of Gillette, Wyoming	✓								





6 FORMS

On the following pages, we present the required No Conflict form, signed and notarized.

The balance of this page intentionally left blank.



NO CONFLICTS FORM

EVERY BUSINESS THAT SUBMITS A BID, PROPOSAL, QUOTATION, QUALIFICATION PACKAGE OR OTHER SUBMISSION TO THE CITY OF BRIDGEPORT PURSUANT TO THE CITY'S PURCHASING ORDINANCE (Section 3.08.070, AS AMENDED) HAVING A VALUE OR POTENTIAL VALUE OVER \$25,000 MUST FULLY AND ACCURATELY COMPLETE THIS DISCLOSURE FORM OR ITS SUBMISSION WILL BE DEEMED NON-RESPONSIVE. IF THERE IS INSUFFICIENT SPACE FOR ANY ANSWER, ATTACH ADDITIONAL SHEETS.

Name of Business: Federal Engineering, Inc.

Person signing this form: Ronald F. Bosco

Title: President & CEO

Phone Number: (703) 359 - 8200

The undersigned hereby represents and warrants that the following statements are true, correct and complete, to the best of his/her knowledge and belief, and that the City of Bridgeport is entitled to rely thereon:

1. Business is (*check one*)

- | | |
|--|--|
| <input checked="" type="checkbox"/> a corporation | <input type="checkbox"/> a general partnership |
| <input type="checkbox"/> a limited liability company | <input type="checkbox"/> a sole proprietorship |
| <input type="checkbox"/> a limited liability partnership | <input type="checkbox"/> other _____ |

2. Business Address: 10600 Arrowhead Drive
Fairfax, VA 22030

3. State of incorporation or organization: Connecticut
 Other Maryland

4. What other trade names does the Business use, if any?
N/A

Revised 2017

5. (a) Identify all officers, directors, managing or general partners, or managing members.

<u>Name</u>	<u>Address</u>	<u>Title</u>
<u>Ronald F. Bosco</u>	<u>11210 Stuart Mill Rd., Oakton, VA</u>	<u>President & CEO</u>
<u>John Murray</u>	<u>1043 Old Bay Ridge Rd., Annapolis, MD</u>	<u>Executive Vice President & COO</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____

(b) Identify owners of 5% or more interest in the Business:

<u>Ronald F. Bosco</u>	<u>11210 Stuart Mill Rd., Oakton, VA</u>	<u>President & CEO</u>
<u>John Murray</u>	<u>1043 Old Bay Ridge Rd., Annapolis, MD</u>	<u>Executive Vice President & COO</u>
_____	_____	_____
_____	_____	_____

6. Identify any parent, affiliate or subsidiary organization of the Business.

(a) Company's name N/A, a

- | | |
|--|--|
| <input type="checkbox"/> a corporation | <input type="checkbox"/> a general partnership |
| <input type="checkbox"/> a limited liability company | <input type="checkbox"/> a sole proprietorship |
| <input type="checkbox"/> a limited liability partnership | <input type="checkbox"/> other _____ |

State of Incorporation or organization: _____

Relationship to your company: _____

(b) Company's name N/A, a

- | | |
|--|--|
| <input type="checkbox"/> a corporation | <input type="checkbox"/> a general partnership |
| <input type="checkbox"/> a limited liability company | <input type="checkbox"/> a sole proprietorship |
| <input type="checkbox"/> a limited liability partnership | <input type="checkbox"/> other _____ |

State of Incorporation or organization: _____

Relationship to your company: _____

[Add additional sheets if necessary.] N/A

7. Has the Business, any parent, affiliate or subsidiary company, or any of their respective officers, directors, owners, general partners, managing members, within the past three (3) years been convicted of, entered a plea of guilty, entered a plea of *nolo contendere*, concluded or served a sentence imposed for, or otherwise admitted to:

	<u>Yes</u>	<u>No</u>
a) the commission of a criminal offense as an incident to obtaining or attempting to obtain a public or private contract or subcontract, or in the performance of such contract or subcontract?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) the violation of any state or federal law for embezzlement, theft, forgery, bribery, falsification or destruction of records, receiving stolen property or any other offense indicating a lack of business integrity or business honesty which affects responsibility as a municipal contractor?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) the violation of any state or federal antitrust, collusion or conspiracy law arising out of the submission of bids or proposals to a public or private contract or subcontract?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) fraudulent, criminal or other seriously improper conduct while participating in a joint venture or similar arrangement.	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e) willfully failing to perform in accordance with the terms of one or more public contracts, agreements or transactions?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
f) having a history of failure to perform or a history of unsatisfactory performance of one or more public contracts, agreements or transactions?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
g) willfully violating a statutory or regulatory provision or requirement applicable to a public contract, agreement or transaction?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

IF YOU ANSWER YES TO ANY PART OF PARAGRAPH 7, EXPLAIN ON AN ATTACHED SHEET. N/A

8. Initial as appropriate below:

None of the persons listed herein is related by blood or marriage to any City of Bridgeport government official or employee. JK (Initial)

OR

One or more of the persons listed herein is related by blood or marriage to a City of Bridgeport government official or employee. (Explain in detail below or attach additional sheet if necessary). _____ (Initial)

N/A

9. Does the Business, any parent, affiliate or subsidiary company, or any of their respective officers, directors, owners, general partners, managing members, employees, or agents have any business or familial relationship, through ownership, directorship, contractual arrangement, control, or other arrangement with any of the subcontractors to be used on the work involved in the bid for which this form is being submitted? **N/A**

IF YOU ANSWER YES TO ANY PART OF PARAGRAPH 9, EXPLAIN ON AN ATTACHED SHEET. N/A

10. Read and initial at the end of the following paragraph:

BY INITIALING BELOW, THE UNDERSIGNED REPRESENTS THAT THERE EXISTS NO KNOWN OR SUSPECTED CONFLICTS OF INTEREST BETWEEN THE BUSINESS, ITS PARENT, AFFILIATES OR SUBSIDIARIES AND THE CITY OF BRIDGEPORT. JK (Initial)

11. Read and initial at the end of the following paragraph:

BY INITIALING BELOW, THE UNDERSIGNED UNDERSTANDS THAT THE DUTY TO PROVIDE THE INFORMATION REQUESTED IN THIS FORM IS A CONTINUING OBLIGATION AND THAT THE INFORMATION REQUIRED BY THIS FORM MUST AND WILL BE PROMPTLY UPDATED UPON ANY CHANGE. JK (Initial)

EXHIBIT C

City of Bridgeport Land Mobile Radio (LMR) Analysis Project
DRAFT SCHEDULE - RELEASE 1.5



ID	Task Name	Duration	Start	Finish	June 2018	July 2018	August 2018	September 2018	October 2018
0	City of Bridgeport Land Mobile Radio (LMR) Analysis Project	49 days?	Mon 7/23/18	Fri 9/28/18					
1	START PROJECT	0 days	Mon 7/23/18	Mon 7/23/18					
2	Task 1 – Project Initiation	18 days?	Mon 7/23/18	Wed 8/15/18					
3	Contract Award and Notice to Proceed	0 days	Mon 7/23/18	Mon 7/23/18					
4	City and FE Conduct Planning Teleconference	1 day?	Mon 7/30/18	Mon 7/30/18					
5	City and FE Coordinate and Schedule Stakeholder Interviews	3 days	Tue 7/31/18	Thu 8/2/18					
6	City and FE Coordinate and Schedule Site Assessments	3 days	Tue 7/31/18	Thu 8/2/18					
7	FE Develops and Issues Request for Information (RFI)	5 days	Tue 7/31/18	Mon 8/6/18					
8	City Responds to RFI	5 days	Tue 8/7/18	Mon 8/13/18					
9	FE Reviews RFI Response	2 days	Tue 8/14/18	Wed 8/15/18					
10	City and FE Finalize Stakeholder Interview Questions/Format	5 days	Fri 8/3/18	Thu 8/9/18					
11	Task 2 – Existing System Analysis	11 days?	Mon 8/13/18	Mon 8/27/18					
12	City and FE Conduct Stakeholder Interviews	3 days	Mon 8/13/18	Wed 8/15/18					
13	FE Perform Site Surveys with City Escort (Optional)	1 day	Thu 8/16/18	Thu 8/16/18					
14	FE Documents Existing System Analysis Findings	3 days	Fri 8/17/18	Tue 8/21/18					
15	FE Defines LMR System Requirements	3 days	Wed 8/22/18	Fri 8/24/18					
16	City and FE Review Requirements via Teleconference	1 day?	Mon 8/27/18	Mon 8/27/18					
17	City and FE Finalize Requirements	0 days	Mon 8/27/18	Mon 8/27/18					
18	Task 3 – Replacement/Upgraded System Alternatives Analysis	10 days?	Tue 8/28/18	Tue 9/11/18					
19	Radio System Coverage Analysis	5 days?	Tue 8/28/18	Tue 9/4/18					
20	FE Models Existing and Replacement System Radio Coverage	3 days	Tue 8/28/18	Thu 8/30/18					
21	City and FE Conduct Coverage Workshop via GoToMeeting	1 day?	Fri 8/31/18	Fri 8/31/18					
22	FE Refines Coverage Prediction Maps for City Standalone/State Sy	1 day?	Tue 9/4/18	Tue 9/4/18					
23	FE Reviews Vendor-Provided Coverage Test Plan	1 day?	Tue 8/28/18	Tue 8/28/18					
24	Radio System Alternatives Analysis	5 days	Wed 9/5/18	Tue 9/11/18					
25	FE Performs Coverage, Capacity, Cost, and Risk Alternatives Analy	5 days	Wed 9/5/18	Tue 9/11/18					
26	Task 4 – Replacement/Upgraded System Alternatives and Recommendations	13 days?	Wed 9/12/18	Fri 9/28/18					
27	FE Develops City of Bridgeport LMR System Alternatives/Recommendations Report	10 days	Wed 9/12/18	Tue 9/25/18					
28	FE Delivers Draft Report to City	0 days	Tue 9/25/18	Tue 9/25/18					
29	City and FE Review Report	1 day?	Wed 9/26/18	Wed 9/26/18					
30	FE Finalizes and Delivers Final Report to the City	2 days	Thu 9/27/18	Fri 9/28/18					
31	END PROJECT	0 days	Fri 9/28/18	Fri 9/28/18					

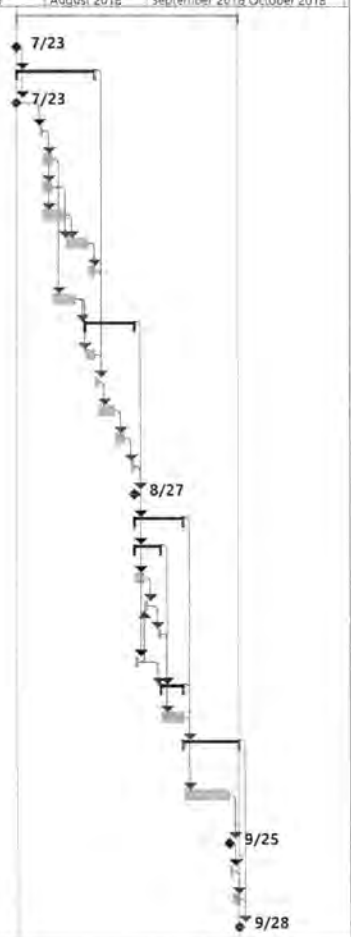


EXHIBIT D



"Unleashing the Power of Technology"

**Federal
Engineering®**

Federal Engineering, Inc.

10600 Arrowhead Drive
Fairfax, VA 22030
703-359-8200

March 21, 2018

Scott Appleby, CEM
Department of Public Purchases
Margaret Morton Government Center
999 Broad Street
Bridgeport, CT 06604

Dear Mr. Appleby:

Federal Engineering, Inc. (**FE**) is pleased to provide the attached cost proposal for the project defined in the City of Bridgeport's LMR-RFQ/RFP (EOB40183) for a Land Mobile Radio Analysis, as amended via questions and answers posted on Bidsync on March 6 and March 8, 2018.

FE's proposal is complete and compliant with the requirements in the RFP and describes, in detail, how we will accomplish the required tasks. **FE** possesses permits, licenses, and professional credentials that are required to perform consulting services as specified in the RFP.

Our senior management team is actively involved in all projects, providing both technical and operational guidance and executive management of the team and our high-quality deliverables.

As the founder of **FE**, I will be your contact regarding this proposal and will participate in the negotiation of contractual issues. By my signature below, I hereby authorize submission of this proposal and bind Federal Engineering, Inc. to the terms and conditions of this proposal for a period of 90 days, beginning on the due date for proposals.

My team and I look forward to working with the City of Bridgeport on this project.

Sincerely,

Ronald F. Bosco
President and Chief Executive Officer
Federal Engineering, Inc.



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1 COST PROPOSAL 1

1.1 Firm Fixed Price 1

1.2 Price Breakdown per Task 1

1.3 Hourly Rates 2

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Table of Exhibits

Exhibit 1—Cost Breakdown by Task 1





1 COST PROPOSAL

1.1 Firm Fixed Price

The total firm fixed cost, including labor, travel, and other direct costs, for the City of Bridgeport's land mobile radio analysis project is \$45,352.

FE's proposed costs for this project are indicative of the efficiency of our operations, our proven automated tools, our vast experience completing similar projects, and our view of the strategic nature of the City's project. Further, it is not our culture to "up-scope" during contract negotiations or during the project, unless the City adds scope of work beyond that outlined their RFP.

1.2 Price Breakdown per Task

A breakdown of activities and proposed costs for services is provided in the table below.

Tasks	Description	Cost
Task 1	Project Initiation and User Interviews (Needs Assessment)	\$17,495
Task 2	Existing System Analysis, including Coverage Assessment	\$14,423
Task 3	Recommendations and Final Report	\$13,434
	<i>Total</i>	\$45,352
	<i>Estimated Labor Hours</i>	344 hours

Exhibit 1—Cost Breakdown by Task

This price assumes a mutually agreeable invoicing schedule.

1.3 Construction Supervision (Optional Task)

If requested by the City of Bridgeport, *FE* can provide construction management services on a Time and Material basis, based on the hourly rates shown in Schedule A in the following section.





1.4 Hourly Rates

If required by the City of Bridgeport, *FE* can provide additional services in accordance with the rate schedule below.

SCHEDULE A

Effective January 1, 2018 through December 31, 2018

Principal	\$ 330.00 per hour
Vice President	\$ 298.00 per hour
Assistant Vice President	\$ 265.00 per hour
Director/Chief Consultant	\$ 233.00 per hour
Senior Consultant	\$ 195.00 per hour
Consultant	\$ 168.00 per hour
Senior Analyst	\$ 140.00 per hour
Analyst	\$ 103.00 per hour
Administrative / Computer Services	\$ 71.00 per hour

TERMS AND CONDITIONS

1. Labor rates do not include state or local taxes.
2. Travel and meals on a per diem basis will be invoiced at actual cost plus 20 percent to account for general and administrative costs.
3. Hours expended for travel in support of any time and materials task orders are billable hours.
4. Invoices will be rendered monthly. All invoices are due and payable 30 days from issuance. Late balances are subject to a finance charge of 1.5 percent per month (or fraction thereof).

Proprietary Notice

This proposal, its contents, and appendices are proprietary to Federal Engineering, Inc. and shall not be disclosed to third parties without prior written permission from Federal Engineering, Inc. Should this proprietary notice conflict with any government procurement regulations, policies, or practices, the government procurement regulations shall take precedence.

Copyright ©2018 by Federal Engineering, Inc. All rights reserved. Printed in the United States of America. No part of this publication may be reproduced, stored in a retrieval system, or transmitted, in any form, or by any means, electronic, mechanical, photocopying, recording, or otherwise, without the prior written permission of the publisher.

Fairfax, Virginia





1.5 Basis of our Proposal

1. This proposal assumes Federal Engineering, Inc. will perform the tasks as called out in the technical proposal (excluding optional tasks). The deletion of a task, a significant change in scope of one or more tasks, or use of a phased implementation approach may affect the overall price.
2. **FE** will provide draft and final deliverables electronically to the City of Bridgeport, Connecticut.
3. Any optional or additional tasking will be authorized by mutual agreement of the City and **FE**. Such tasking will be performed on a time and materials basis in accordance with the rates in Schedule A or on a fixed price basis as mutually agreed upon in a task order by the City and **FE**.
4. **FE's** ability to fulfill this task depends, in part, on the willingness and ability of the City of Bridgeport and its participants, equipment vendors, service providers, third parties, and others to provide information in a timely manner, and upon the accuracy of the information as supplied. The accuracy of input data, whether provided in electronic or hard copy form, and the recommendations, actions, system designs, system procurements, and license filings resulting therefrom cannot, therefore, be warranted by **FE** nor can the performance, suitability, or reliability of said systems be warranted by **FE**. **FE** accepts no responsibility or liability to any third party in respect to any information or related content delivered by **FE**. This information is subjective in certain respects, and, thus, susceptible to multiple interpretations and may be in need of periodic revisions based on actual experience and subsequent developments.
5. This proposal is based upon a start date on or before April 15, 2018, and assumes a two-month schedule to completion. Delays to the project schedule due to actions or lack of actions on the part of the City of Bridgeport, City participants, third parties, and others including, but not limited to vendor protests, protracted contract negotiations, vendor delays that impact the program schedule and/or costs to the City will be brought to the attention of the City's project manager in a timely manner and will be reduced to writing via a mutually agreed upon contract amendment.
6. This proposal assumes a mutually agreeable invoicing schedule for work completed.
7. Federal Engineering reserves the right to assign/reassign work efforts and associated costs across tasks and between our professional staff members to meet our contractual obligations to the City.



Item# *140-17 Consent Calendar

Re-appointment of Anne M. Cunningham (R) to the Library Board of Directors.



Report
of
Committee
on

Miscellaneous Matters

City Council Meeting Date: September 4, 2018

Attest:

Lydia N. Martinez

Lydia N. Martinez, City Clerk

Approved by:

Joseph P. Ganim, Mayor

Date Signed:

Note: Mayor did not sign report.

RECEIVED
CITY CLERKS OFFICE
18 SEP 19 PM 3:23

ATTEST
CITY CLERK



City of Bridgeport, Connecticut

Office of the City Clerk

To the City Council of the City of Bridgeport.

The Committee on **Miscellaneous Matters** begs leave to report; and recommends for adoption the following resolution:

Item No. *140-17 Consent Calendar

RESOLVED, That the following named individual be, and hereby is, reappointed to the Library Board of Directors in the City of Bridgeport and that said re-appointment, be and hereby is, approved, ratified and confirmed.

NAME

TERM EXPIRES

Anne M. Cunningham (R)
1110 Laurel Avenue
Bridgeport, CT 06604

June 30, 2021

RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
MISCELLANEOUS MATTERS

Amy Marie Vizzo-Paniccia, D-134th, **Co-Chair**

Nnessah J. Smith, D-138th, **Co-chair**

Marcus A. Brown, D-132nd

Michael A. DeFilippo, D-133rd

Kyle Piché Langan, D-132nd

Denese Taylor-Moye, D-131st

Maria Zambrano Viggiano, D-136th

Council Date: September 4, 2018

Item# *141-17 Consent Calendar

Appointment of Eric Torres (U) to the Library Board of Directors.



Report
of
Committee
on

Miscellaneous Matters

City Council Meeting Date: September 4, 2018

Attest: *Lydia N. Martinez*
Lydia N. Martinez, City Clerk

Approved by: _____
Joseph P. Ganim, Mayor

Date Signed: _____

Note: Mayor did not sign report.

RECEIVED
CITY CLERKS OFFICE
18 SEP 19 PM 3: 23
ATTEST
CITY CLERK



City of Bridgeport, Connecticut

Office of the City Clerk

To the City Council of the City of Bridgeport.

The Committee on **Miscellaneous Matters** begs leave to report; and recommends for adoption the following resolution:

Item No. *141-17 Consent Calendar

RESOLVED, That the following named individual be, and hereby is, appointed to the Library Board of Directors in the City of Bridgeport and that said appointment, be and hereby is, approved, ratified and confirmed.

NAME

TERM EXPIRES

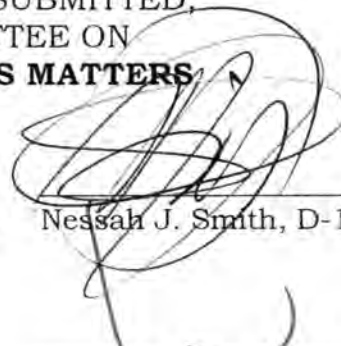
Eric Torres (U)
160 Parrott Avenue
Bridgeport, CT 06606


June 30, 2020

*This will replace the seat held by Rosalina Roman-Christy

RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
MISCELLANEOUS MATTERS




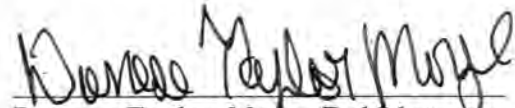
Amy Marie Vizzo Paniccia, D-134th, **Co-Chair**


Nessah J. Smith, D-138th, **Co-chair**

Marcus A. Brown, D-132nd

Michael A. Defilippo, D-133rd



Kyle Piche Langan, D-132nd

Denese Taylor-Moye, D-131st

Maria Zambrano Viggiano, D-136th

Council Date: September 4, 2018

Item# *143-17 Consent Calendar

Re-appointment of Thomas R. Errichetti (D) to the Library Board of Directors.



Report
of
Committee
on

Miscellaneous Matters

City Council Meeting Date: September 4, 2018

Attest:

Lydia N. Martinez
Lydia N. Martinez, City Clerk

Approved by:

Joseph P. Ganim
Joseph P. Ganim, Mayor

Date Signed:

Note: Mayor did not sign report.

RECEIVED
CITY CLERKS OFFICE
18 SEP 19 PM 3: 23
ATTEST
CITY CLERK



City of Bridgeport, Connecticut

Office of the City Clerk

To the City Council of the City of Bridgeport.

The Committee on **Miscellaneous Matters** begs leave to report; and recommends for adoption the following resolution:

Item No. *143-17 Consent Calendar

RESOLVED, That the following named individual be, and hereby is, reappointed to the Library Board of Directors in the City of Bridgeport and that said re-appointment, be and hereby is, approved, ratified and confirmed.

NAME

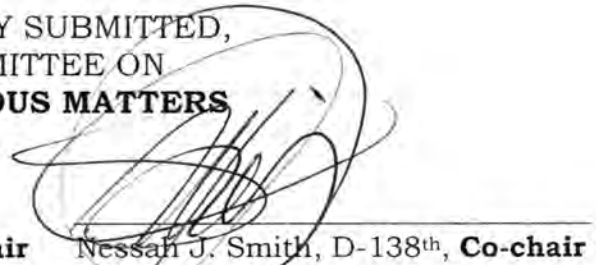
TERM EXPIRES

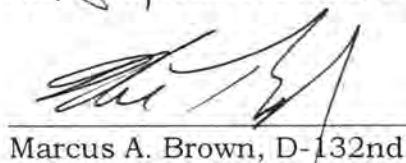
Thomas R. Errichetti (D)
85 Acton Road
Bridgeport, CT 06606-1602

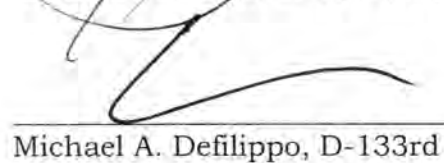
June 30, 2021

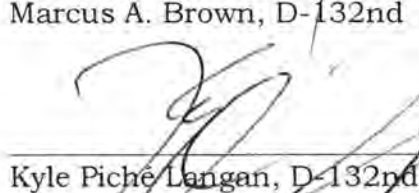
RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
MISCELLANEOUS MATTERS

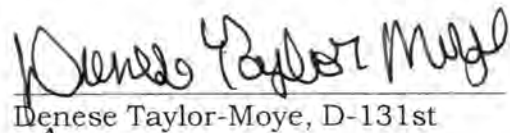

Amy Marie Vizzo-Paniccia, D-134th, **Co-Chair**


Nessian J. Smith, D-138th, **Co-chair**


Marcus A. Brown, D-132nd


Michael A. Defilippo, D-133rd


Kyle Piché Langan, D-132nd


Denese Taylor-Moye, D-131st


Maria Zambrano Viggiano, D-136th

Item # 22-17

Reappointment of Daniel S. Roach (D) to the Board of Police Commissioners.



**Report
of
Committee
on**

Public Safety and Transportation

City Council Meeting Date: September 4, 2018

Attest: *Lydia N. Martinez*

Lydia N. Martinez, City Clerk

Approved by: _____

Joseph P. Ganim, Mayor

Date Signed: _____

9/18/18

RECEIVED
CITY CLERKS OFFICE
18 SEP 19 PM 3:23

ATTEST
CITY CLERK



City of Bridgeport, Connecticut

Office of the City Clerk

To the City Council of the City of Bridgeport:

The Committee on **Public Safety and Transportation** begs leave to report; and recommends for adoption the following resolution:

Item No. 22-17

RESOLVED, That the following named individual be, and hereby is, reappointed to the Board of Police Commissioners in the City of Bridgeport and that said reappointment, be and hereby is, approved, ratified and confirmed.

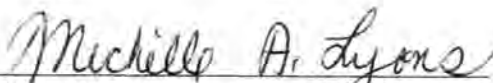
NAME


TERM EXPIRES


Daniel S. Roach (D)
19 Quinlan Avenue
Bridgeport, CT 06605

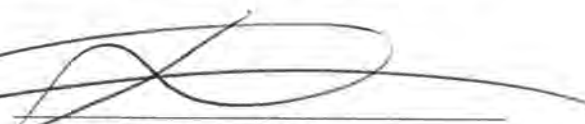
December 31, 2019

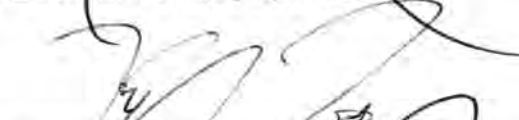
RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
PUBLIC SAFETY AND TRANSPORTATION


Michelle A. Lyons, D-134th, Co-Chair



Jack O. Banta, D-131st, Co-Chair


Ernest E. Newton, II, D-139th


Karen Jackson, D-138th


Kyle Piché Langan, D-132nd


Eneida L. Martinez, D-139th


Maria I. Valle, D-137th



City of Bridgeport, Connecticut Office of the City Clerk

To the City Council of the City of Bridgeport.

The Committee on **Miscellaneous Matters** begs leave to report; and recommends for adoption the following resolution:

Item No. *90-17 Consent Calendar

RESOLVED, That the following named individual be, and hereby is, appointed to the Zoning Board of Appeals in the City of Bridgeport and that said appointment, be and hereby is, approved, ratified and confirmed.

NAME

TERM EXPIRES

Edward J. McLaine (R)
35 Woodrow Avenue
Bridgeport, CT 06606

September 30, 2020

*This will replace the seat held by Linda Grace.

RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
MISCELLANEOUS MATTERS

Council Date: June 4, 2018
Tabled by Full Council: June 4, 2018
Resubmitted: June 18, 2018
Tabled by Full Council: June 18, 2018
Resubmitted: July 2, 2018
Resubmitted: September 4, 2018
Tabled & Ref'd Back to Committee: September 4, 2018



City of Bridgeport, Connecticut

Office of the City Clerk

To the City Council of the City of Bridgeport.

The Committee on Ordinances begs leave to report; and recommends for adoption the following resolution:

Item No. *34-17 (Ref. #141-16) Consent Calendar

WHEREAS, as one of its last acts the 2015-2017 Bridgeport City Council on October 16, 2017 gave approval to Item 141-16 and amended Chapter 3.20 of the Municipal Code – Tax Incentive Development Program; and

WHEREAS, the changes introduced into Chapter 3.20 of the Municipal Code – Tax Incentive Development Program on October 16, 2017 removed the Bridgeport Council from a crucial legislative oversight role in the Tax Incentive Development Program approval process; and

WHEREAS, by amending Chapter 3.20 of the Municipal Code – Tax Incentive Development Program the previous City Council improperly delegated its legislative responsibilities for protecting this city's taxpayers to the executive branch; and

NOW, THEREFORE BE IT RESOLVED by the Bridgeport City Council that the City Attorney provide the City Council with guidance on the process it needs to go through to reverse or repeal the most recent amendments to Chapter 3.20 of the Municipal Code – Tax Incentive Development Program including the drafting of any language in the format necessary to reverse or repeal the changes made to Chapter 3.20 of the Municipal Code – Tax Incentive Development Program on October 16, 2017.

RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
ORDINANCES

City Council Date: August 6, 2018

Tabled by City Council on: August 6, 2018

Resubmitted: September 4, 2018

Tabled and Ref'd back to Committee on: September 4, 2018

Chapter 3.20 - TAX INCENTIVE DEVELOPMENT PROGRAM

Sections:

3.20.010 - Established.

Pursuant to Connecticut General Statutes as amended ("Statutes"), including but not limited to Section 7-480, et seq., the Connecticut City and Town Development Act and more specifically, Section 7-498 of that Act; Section 12-65b; and Section 32-70, et seq., the Enterprise Zones Act, more specifically Section 32-71(e) of that act; the ordinance codified in this chapter establishes a tax incentive development program for the city.

(Ord. dated 10/15/90 (part): prior code § 24-170)

(Ord. dated 10/16/17)

3.20.020 - Program administration.

- A. Except for the establishment of property assessments as governed by the statutes of the state of Connecticut and the charter and ordinances of the city, the director of the office of planning and economic development (OPED) shall administer this tax incentive program.
- B. The attached policies and procedures, dated September 13, 2017 and entitled "Exhibit A - OPED - Tax Incentive Development Policy and Affordable Housing Tax Incentive Development Policy," (the "Policy") are hereby adopted and approved by the City Council.

(Ord. dated 10/15/90 (part): prior code § 24-171)

(Ord. dated 10/16/17)

3.20.030 - Eligibility criteria.

- A. Projects eligible for assistance under this chapter shall be for one of the following uses: office; retail; manufacturing; industrial; residential, if for rental use or low and moderate income (as defined by U.S. Dept. of H.U.D.) owner occupied units; transient residential, hotel/motel; warehousing, storage or distribution; and multilevel parking structures.
- B. Projects pursuant to Section 7-498 and 12-65b of the Statutes must have a minimum of three million dollars (\$3,000,000.00) in estimated costs of construction or rehabilitation, excluding the costs of real property acquisition.
- C. Projects pursuant to Section 32-71(e) of the Statutes within the enterprise zone as defined in ordinances of the city must have a minimum of one million dollars (\$1,000,000.00) in estimated costs of construction, rehabilitation and/or machinery and equipment, excluding the costs of real property acquisition.
- D. For purposes of this chapter, a project shall further be defined as being a property or group of adjacent properties for which an applicant:
 - 1. Has a plan of development compatible with the city's master plan;
 - 2. Can show ownership or an option to own the property(ies) to accomplish the goals of the project plan; and
 - 3. Can meet the time-to-construct standards of Section 3.20.060.B.

- E. Developers or program participants seeking any benefit, part or whole, under the provisions of this chapter must show full inclusion of minority representation in the procurement of development contracts pursuant to each project seeking benefit (i.e., blacks, Hispanics and women).
- F. Developers or program participants in the tax incentive development program shall undertake affirmative action measures designed to eliminate any discriminating barriers in the terms and conditions of employment on the grounds of race, color, creed, national origin, ancestry or sex. Developers or program participants shall take affirmative action to involve minority contractors in the construction of projects receiving property tax incentives pursuant to this chapter. Program participants and/or their general contractors shall notify appropriate minority trade publications and minority contractors associations of the subcontract opportunities. Program participants and/or their general contractors shall retain documentation of these notification attempts.
- G. In the event twenty (20) percent of the dollar value of total constructions costs is not awarded to minority- or women-owned contracting businesses, program participants and/or their general contractors shall be required to demonstrate that an extensive search for minority contractors has taken place for those elements of the project which have already been contracted. This chapter will apply in the absence of an affirmative action clause not already included by any of the following financing sources: U.S. Department of Housing and Urban Development, Connecticut Housing Finance Authority, State of Connecticut Department of Housing and the city of Bridgeport.
- H. Waivers. Developers and/or program participants may receive waivers to the twenty (20) percent set-aside goal if they can demonstrate through documentation of any of the following:
 1. The unavailability of certified disadvantaged business enterprises and/or women business enterprises to perform the subcontracting work required under the contract;
 2. That prices submitted by all available and certified disadvantaged business enterprises or women business enterprises exceed those submitted by nondisadvantaged business enterprises and women business enterprises, and that such excessive price is not the result of present effect or discrimination;
 3. That it is economically or otherwise impractical for the contractor to break down the contract into subcontracts that would meet the set-aside goals; or
 4. That the needed goods and services can only be provided by one source which is not a disadvantaged business enterprise or women business enterprise.

Initial waiver decisions will be made by the contract compliance officer and affirmative action officer subject to appeal to the common council.

(Ord. dated 5/6/91; Ord. dated 10/15/90 (part); prior code § 24-172)

(Ord. dated 4/1/13 ; Ord. dated 10/16/17)

3.20.040 - Economic justification.

- A. OPED shall subject all requests for assistance under this chapter to an economic pro forma analysis that will include, but not be limited to, the following factors: average construction costs of like structures, interest rates, vacancy and absorption rates, developer fees, market rents and pricing, comparable tax liabilities within the region, returns on cash and equity and such additional costs as may be associated with the development.
- B. In the event the applicant's request for assistance exceeds in extent of subsidy that amount which is determined to be fair and reasonable by OPED through economic analysis, OPED may grant greater assistance while also negotiating a recapture of the revenue foregone. Such funds recaptured shall, at a minimum, approximate the difference between OPED's determination of fair and reasonable subsidy and the final award of subsidy.

- C. The intent of subsection A. of this section is to determine that: "but for" the assistance provided by this chapter, the project could not be built.

(Ord. dated 10/15/90 (part): prior code § 24-173)

(Ord. dated 10/16/17)

3.20.050 - Public benefits.

- A. All projects receiving assistance under this chapter shall comply with the public benefits test which shall include local land use and building regulation.
- B. OPED shall establish policies that consider such other public benefits/costs as, but not be limited to: parking impact, job generation, design standards, neighborhood impact, public service demand, and consistency with the city's adopted master development plan or other area specific development plans such as the downtown design district.

(Ord. dated 10/15/90 (part): prior code § 24-174)

(Ord. dated 10/16/17)

3.20.060 - Miscellaneous provisions.

- A. No property governed by a tax agreement shall generate less in property taxes or revenue in any year of the tax agreement than is received in the year prior to start of the tax agreement. This provision may be waived upon the following findings of the OPED director: 1) The project involves the adaptive reuse of the existing structure, or structures for commercial, industrial or mixed-use residential purposes; 2) The property has experienced significant vacancy for a period of five or more years prior to application for a tax incentive; 3) The project entails a construction cost investment (a) in excess of five million dollars (\$5,000,000.00) and (b) at least one and one-half the pre-project assessed value of the development property.
- B. Construction shall begin within two years and be substantially completed within four years of the granting of the tax agreement or such agreement shall terminate. Extensions may be granted by subsequent approval of the common council.
- C. Tax incentive development agreements in compliance with this section shall be recorded against title to, and conveyed with, the property, provided that each successive owner of the property, including those who acquire a controlling interest in the entity owning the property, accepts and assumes all of the original applicant's obligations to be performed under such tax incentive development agreement, demonstrates its ability to carry out such obligations, and executes an agreement with OPED to be recorded on the land records. OPED may consent to such assignment in the exercise of its commercial business judgment, reasonably exercised.
- D. In order to become effective, tax incentive development agreements and any subsequent and related tax, payback or recapture agreements shall be recorded on the land records of the city.
- E. All projects awarded a tax incentive development agreement shall comply with all statutes, orders, ordinances, rules and regulations regarding civil rights, equal opportunity and affirmative action.
- F. Tax incentive development agreements and all nonexempt information submitted to OPED by the applicant shall be subject to the Connecticut Freedom of Information Act, as amended, Section 1-15 et seq.
- G. Once an application meets the eligibility criteria, public benefits and economic analysis tests established by OPED in accordance with this chapter, OPED shall make a determination as to the extent of tax incentive to be granted to a particular project and shall submit the tax incentive

development agreement to the Mayor for execution in accordance with the Policy adopted by the City Council per 3.20.020.B. No tax incentive exceeding that set forth in the Policy adopted by the City Council may be granted by OPED without final approval of the City Council, in which case the initial application must be forwarded to the City Council with a written report from OPED explaining OPED's rationale for recommending the tax incentive development agreement.

- H. Upon completion of construction, OPED shall secure a certification of the costs to construct the facility(ies) comprising the project receiving the tax incentive development agreement. If the costs are less than ninety-five (95) percent of the total costs identified in the economic analysis used to determine the tax incentive development agreement's value, OPED shall make an adjustment to the tax incentive development agreement to reflect such cost differential. The tax incentive development agreement shall not be effective until a certificate of costs is received.
- I. An applicant for a tax incentive development agreement who is able to demonstrate negotiations within the city or its agencies prior to the adoption of the ordinance codified in this chapter by written proof of letter from the city, may be considered for special exemptions to this chapter by the common council. This subsection providing for special exemptions shall expire on December 31, 1990.

(Ord. dated 4/2/01; Ord. dated 1/4/99; Ord. dated 10/15/90 (part): prior code § 24-175)

(Ord. dated 4/1/13 ; Ord. dated 11/4/13 ; Ord. dated 10/16/17)

3.20.070 - Two-year tax incentive bonus areas.

- A. Eligible Projects. It shall be the policy of the city to offer, as a special development incentive from the date of enactment of the ordinance codified in this chapter, until December 31, 1992, in limited geographic areas of the city as outlined in subsection C of this section for commercial and residential projects meeting or exceeding twenty million dollars (\$20,000,000.00) in the costs of construction or rehabilitation exclusive of real property acquisition, and that comply with criteria established in or for Sections 3.20.030, 3.20.050 and 3.20.060, a tax fixing development agreement equal to one hundred (100) percent exemption of the increased assessment attributable to the improvements for a period of five years from the granting of the permanent certificate of occupancy.
- B. Economic Justification. During the special development window, projects meeting the eligibility criteria established in subsection A of this section shall be exempt from Section 3.20.040.
- C. Geographic Area. Areas eligible for this special program shall be located only in the "downtown" and "lower east side" as defined by that area within the following boundaries: "downtown": as defined by that area bounded on the north by Washington Avenue, on the west by Route 8/25 highway, on the south by the Interstate-95 highway and on the east by the Bridgeport Harbor/Pequonnock Riverfront; and in the "lower east side": as defined by that area bounded on the north by the Metro-North Railroad, on the east by the Yellow Mill Pond and south and west by the Bridgeport Harbor/Pequonnock Riverfront.
- D. Other Projects and Areas. It is not the intent of this special program to exclude tax incentive contracts in other areas of the city of projects with costs ranging from three million dollars (\$3,000,000.00) to twenty million dollars (\$20,000,000.00). Such other projects may remain eligible for some level of benefits as determined by OPED economic analysis and public benefits tests as provided for in Sections 3.20.010 through 3.20.060 of this chapter.
- E. Eighteen-Month Review. OPED shall present a report on the usefulness of the special two-year tax incentive bonus areas program within eighteen (18) months of its enactment for the review of the common council.

(Ord. dated 10/15/90 (part): prior code § 24-176)

(Ord. dated 10/16/17)

Item # *141-16 Consent Calendar

Amendments to the Municipal Code of Ordinances, amend Chapter 3.20 - Tax Incentive Development Program.



Report
of
Committee
on
Ordinances

City Council Meeting Date: October 16, 2017

Attest:

Lydia N. Martinez

Lydia N. Martinez, City Clerk

Approved by:

Joseph P. Ganim
Joseph P. Ganim, Mayor

Date Signed:

10/19/17

CITY CLERK

ATTEST

17 OCT 20 AM 11:53

CITY CLERKS OFFICE

RECEIVED



City of Bridgeport, Connecticut

Office of the City Clerk

To the City Council of the City of Bridgeport.

The Committee on Ordinances begs leave to report; and recommends for adoption the following resolution:

Item No. 141-16

Resolution Amending Chapter 3.20 of the Municipal Code

WHEREAS, Chapter 3.20 of the Bridgeport Municipal Code (the "Ordinance") establishes a "Tax Incentive Development Program" (the "Program") to promote development and increase tax revenue for the City;

WHEREAS, Section 3.20.020(A) of the Ordinance charges the Director of the City's Office of Planning and Economic Development ("OPED") with the responsibility of administering the Program;

WHEREAS, pursuant to Sec 3.20.020(B) of the Ordinance, OPED has established uniform and consistent policies, procedures and forms by which to administer the Ordinance (such policies, procedures, and forms attached hereto as Exhibit A - OPED Tax Incentive Development Policy and Affordable Housing Tax Incentive Development Policy - Dated 9-13-17 -- and herein referred to as the "Policy");

WHEREAS, the Policy provides specific limiting parameters within which OPED must operate in its administration of the Program; and

WHEREAS, in order to maximize the tax revenue generated per the Policy, the Program must be administered in an efficient, transparent, and predictable manner.

NOW THEREFORE BE IT ORDAINED: By the City Council of the City of Bridgeport that, effective upon publication, the Municipal Code of Ordinances, Chapter 3.20. Tax Incentive Development Program, is hereby amended to read as follows:

Chapter 3.20 - TAX INCENTIVE DEVELOPMENT PROGRAM

Sections:

3.20.010 - Established.

Pursuant to Connecticut General Statutes as amended ("Statutes"), **including but not limited to** Section 7-480, et seq., the Connecticut City and Town Development Act and more specifically, Section 7-498 of that Act; Section 12-65b; and Section 32-70, et seq., the Enterprise Zones Act, more specifically Section 32-71(e) of that act; the ordinance codified in this chapter establishes a tax incentive development program for the city.

(Ord. dated 10/15/90 (part); prior code § 24-170)



City of Bridgeport, Connecticut

Office of the City Clerk

Report of Committee on Ordinances

Item No. 141-16

-2-

3.20.020 - Program administration.

A. Except for the establishment of property assessments as governed by the statutes of the state of Connecticut and the charter and ordinances of the city, the director of the office of planning and **economic** development (OPED) shall administer this tax incentive program.

B. The attached policies and procedures, dated September 13, 2017 and entitled "Exhibit A - OPED - Tax Incentive Development Policy and Affordable Housing Tax Incentive Development Policy," (the "Policy") are hereby adopted and approved by the City Council.

~~{B. — OPD shall establish uniform and consistent policies, procedures and forms to ensure compliance with this chapter, making such procedures, and forms publicly available within one hundred twenty (120) days of the enactment of this chapter.~~

~~C. — The policies, procedures and forms shall be made available for public comment for a thirty (30) day period prior to their implementation and shall be approved by the common council through the office of the city clerk.~~

~~D. — The applicant for a tax incentive shall submit a letter of request for such a tax incentive which shall disclose all principals of the applicant. The letter shall substantially conform to the federal redeveloper statement for public disclosure and the federal redeveloper's statement of qualifications and financial responsibility. The applicant must complete and file with OPD/OPED all other necessary forms required by OPD.~~

(Ord. dated 10/15/90 (part): prior code § 24-171)

3.20.030 - Eligibility criteria.

A. Projects eligible for assistance under this chapter shall be for one of the following uses: office; retail; manufacturing; industrial; residential, if for rental use or low and moderate income (as defined by U.S. Dept. of H.U.D.) owner occupied units; transient residential, hotel/motel; warehousing, storage or distribution; and multilevel parking structures.

B. Projects pursuant to Section 7-498 and 12-65b of the Statutes must have a minimum of three million dollars (\$3,000,000.00) in estimated costs of construction or rehabilitation, excluding the costs of real property acquisition.



City of Bridgeport, Connecticut

Office of the City Clerk

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- C. Projects pursuant to Section 32-71(e) of the Statutes within the enterprise zone as defined in ordinances of the city must have a minimum of one million dollars (\$1,000,000.00) in estimated costs of construction, rehabilitation and/or machinery and equipment, excluding the costs of real property acquisition.
- D. For purposes of this chapter, a project shall further be defined as being a property or group of adjacent properties for which an applicant:
 - 1. Has a plan of development compatible with the city's master plan;
 - 2. Can show ownership or an option to own the property(ies) to accomplish the goals of the project plan; and
 - 3. Can meet the time-to-construct standards of Section 3.20.060(B).
- E. Developers or program participants seeking any benefit, part or whole, under the provisions of this chapter must show full inclusion of minority representation in the procurement of development contracts pursuant to each project seeking benefit (i.e., blacks, hispanics and women).
- F. Developers or program participants in the tax incentive development program shall undertake affirmative action measures designed to eliminate any discriminating barriers in the terms and conditions of employment on the grounds of race, color, creed, national origin, ancestry or sex. Developers or program participants shall take affirmative action to involve minority contractors in the construction of projects receiving property tax incentives pursuant to this chapter. Program participants and/or their general contractors shall notify appropriate minority trade publications and minority contractors associations of the subcontract opportunities. Program participants and/or their general contractors shall retain documentation of these notification attempts.
- G. In the event twenty (20) percent of the dollar value of total constructions costs is not awarded to minority- or women-owned contracting businesses, program participants and/or their general contractors shall be required to demonstrate that an extensive search for minority contractors has taken place for those elements of the project which have already been contracted. This chapter will apply in the absence of an affirmative action clause not already included by any of the following financing sources: U.S. Department of Housing and Urban Development, Connecticut Housing Finance Authority, State of Connecticut Department of Housing and the city of Bridgeport.



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H. Waivers. Developers and/or program participants may receive waivers to the twenty (20) percent set-aside goal if they can demonstrate through documentation of any of the following:

1. The unavailability of certified disadvantaged business enterprises and/or women business enterprises to perform the subcontracting work required under the contract;
2. That prices submitted by all available and certified disadvantaged business enterprises or women business enterprises exceed those submitted by nondisadvantaged business enterprises and women business enterprises, and that such excessive price is not the result of present effect or discrimination;
3. That it is economically or otherwise impractical for the contractor to break down the contract into subcontracts that would meet the set-aside goals; or
4. That the needed goods and services can only be provided by one source which is not a disadvantaged business enterprise or women business enterprise.

Initial waiver decisions will be made by the contract compliance officer and affirmative action officer subject to appeal to the common council.

(Ord. dated 5/6/91; Ord. dated 10/15/90 (part); prior code § 24-172)

(Ord. dated 7/1/91)

3.20.040 - Economic justification.

- A. OPDOPED shall subject all requests for assistance under this chapter to an economic pro forma analysis that will include, but not be limited to, the following factors: average construction costs of like structures, interest rates, vacancy and absorption rates, developer fees, market rents and pricing, comparable tax liabilities within the region, returns on cash and equity and such additional costs as may be associated with the development.
- B. In the event the applicant's request for assistance exceeds in extent of subsidy that amount which is determined to be fair and reasonable by OPDOPED through economic analysis, OPDOPED may grant greater assistance while also negotiating a recapture of the revenue foregone. Such funds recaptured shall, at a minimum, approximate the difference between OPDOPED's determination of fair and reasonable subsidy and the final award of subsidy.



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Office of the City Clerk

Report of Committee on Ordinances
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- C. The intent of subsection A of this section is to determine that: "but for" the assistance provided by this chapter, the project could not be built.

(Ord. dated 10/15/90 (part): prior code § 24-173)

3.20.050 - Public benefits.

- A. All projects receiving assistance under this chapter shall comply with the public benefits test which shall include local land use and building regulation.
- B. ~~OPED~~ **OPED** shall establish policies that consider such other public benefits/costs as, but not be limited to: parking impact, job generation, design standards, neighborhood impact, public service demand, and consistency with the city's adopted master development plan or other area specific development plans such as the downtown design district.

(Ord. dated 10/15/90 (part): prior code § 24-174)

3.20.060 - Miscellaneous provisions.

- A. No property governed by a tax agreement shall generate less in property taxes or revenue in any year of the tax agreement than is received in the year prior to start of the tax agreement. This provision may be waived upon the following findings of the OPED director: 1) The project involves the adaptive reuse of the existing structure, or structures for commercial, industrial or mixed-use residential purposes; 2) The property has experienced significant vacancy for a period of five or more years prior to application for a tax incentive; 3) The project entails a construction cost investment (a) in excess of five million dollars (\$5,000,000.00) and (b) at least one and one-half the pre-project assessed value of the development property.
- B. Construction shall begin within two years and be substantially completed within four years of the granting of the tax agreement or such agreement shall terminate. Extensions may be granted by subsequent approval of the common council.



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- C. Tax incentive development agreements in compliance with this section shall be recorded against title to, and conveyed with, the property, provided that each successive owner of the property, including those who acquire a controlling interest in the entity owning the property, accepts and assumes all of the original applicant's obligations to be performed under such tax incentive development agreement, demonstrates its ability to carry out such obligations, and executes an agreement with OPED to be recorded on the land records. OPED may consent to such assignment in the exercise of its commercial business judgment, reasonably exercised.
- D. In order to become effective, tax incentive development agreements and any subsequent and related tax, payback or recapture agreements shall be recorded on the land records of the city.
- E. All projects awarded a tax incentive development agreement shall comply with all statutes, orders, ordinances, rules and regulations regarding civil rights, equal opportunity and affirmative action.
- F. Tax incentive development agreements and all nonexempt information submitted to ~~OPD~~**OPED** by the applicant shall be subject to the Connecticut Freedom of Information Act, as amended, Section 1-15 et seq.
- G. Once an application meets the eligibility criteria, public benefits and economic analysis tests established by ~~OPD~~**OPED** in accordance with this chapter, ~~the application shall be forwarded with a report from OPD to the common council for final approval. The report shall explain OPD's rationale for granting and determining the extent of the tax incentive as well as identifying the portion of the tax fixing agreements value attributable to the economic analysis conducted in accordance with Section 3.20.040 and that value attributable to the public benefits gained as defined in Section 3.20.050.~~ **OPED shall make a determination as to the extent of tax incentive to be granted to a particular project and shall submit the tax incentive development agreement to the Mayor for execution in accordance with the Policy adopted by the City Council per 3.20.020(b). No tax incentive exceeding that set forth in the Policy adopted by the City Council may be granted by OPED without final approval of the City Council, in which case the initial application must be forwarded to the City Council with a written report from OPED explaining OPED's rationale for recommending the tax incentive development agreement.**



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- H. Upon completion of construction, OPDOPED shall secure a certification of the costs to construct the facility(ies) comprising the project receiving the tax incentive development agreement. If the costs are less than ninety-five (95) percent of the total costs identified in the economic analysis used to determine the tax incentive development agreement's value, OPDOPED shall make an adjustment to the tax incentive development agreement to reflect such cost differential. The tax incentive development agreement shall not be effective until a certificate of costs is received.
- I. An applicant for a tax incentive development agreement who is able to demonstrate negotiations within the city or its agencies prior to the adoption of the ordinance codified in this chapter by written proof of letter from the city, may be considered for special exemptions to this chapter by the common council. This subsection providing for special exemptions shall expire on December 31, 1990.

(Ord. dated 4/2/01; Ord. dated 1/4/99; Ord. dated 10/15/90 (part): prior code § 24-175)

(Ord. dated 4/1/13; Ord. dated 11/4/13)

3.20.070 - Two-year tax incentive bonus areas.

- A. **Eligible Projects.** It shall be the policy of the city to offer, as a special development incentive from the date of enactment of the ordinance codified in this chapter, until December 31, 1992, in limited geographic areas of the city as outlined in subsection C of this section for commercial and residential projects meeting or exceeding twenty million dollars (\$20,000,000.00) in the costs of construction or rehabilitation exclusive of real property acquisition, and that comply with criteria established in or for Sections 3.20.030, 3.20.050 and 3.20.060, a tax fixing development agreement equal to one hundred (100) percent exemption of the increased assessment attributable to the improvements for a period of five years from the granting of the permanent certificate of occupancy.
- B. **Economic Justification.** During the special development window, projects meeting the eligibility criteria established in subsection A of this section shall be exempt from Section 3.20.040.



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- C. Geographic Area. Areas eligible for this special program shall be located only in the "downtown" and "lower east side" as defined by that area within the following boundaries: "downtown": as defined by that area bounded on the north by Washington Avenue, on the west by Route 8/25 highway, on the south by the Interstate-95 highway and on the east by the Bridgeport Harbor/Pequonnock Riverfront; and in the "lower east side": as defined by that area bounded on the north by the Metro-North Railroad, on the east by the Yellow Mill Pond and south and west by the Bridgeport Harbor/Pequonnock Riverfront.
- D. Other Projects and Areas. It is not the intent of this special program to exclude tax incentive contracts in other areas of the city of projects with costs ranging from three million dollars (\$3,000,000.00) to twenty million dollars (\$20,000,000.00). Such other projects may remain eligible for some level of benefits as determined by OPDOPED economic analysis and public benefits tests as provided for in Sections 3.20.010 through 3.20.060 of this chapter.
- E. Eighteen-Month Review. OPDOPED shall present a report on the usefulness of the special two-year tax incentive bonus areas program within eighteen (18) months of its enactment for the review of the common council.

(Ord. dated 10/15/90 (part): prior code § 24-176)



City of Bridgeport, Connecticut Office of the City Clerk

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RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
ORDINANCES

Eneida L. Martinez, D-139th, Co-Chair

Jose R. Casco, D-136th, Co-Chair

Michelle A. Lyons
Michelle A. Lyons, D-134th

Mary McBride-Lee
Mary McBride-Lee, D-135th

Kathryn M. Bukovsky
Kathryn M. Bukovsky, D-130th

Jack O. Banla
Jack O. Banla, D-131st

Richard D. Salter Sr.
Richard D. Salter, Sr., D-135th

City Council Date: October 16, 2017

EXHIBIT A

September 13, 2017
OPED
"Tax Incentive Development Policy"
and
"Affordable Housing Tax Incentive Development Policy"
for
Ch. 3.20 Municipal Code - Tax Incentive Development Program
and
Ch. 3.24 Municipal Code – Affordable Housing Tax Incentive Development Program

1)OPED Director shall administer these tax incentive development programs
-per Ch 3.20.020 (A) and Ch 3.24.020 (A)

2)Developers shall make application using standardized form
- per Ch. 3.20.020 (B) and Ch 3.24.020 (B)

- Form Shall Be: CHFA DOH Consolidated Application – (8-16-17), applicable sections, minimally:
- detailed development budget
- detailed sources and uses of funds
- 20 year operating pro-forma
- (see form attached)

3)OPED shall follow standardized 3-step procedure for review of applications
Step 1: Initial Analysis for Completion of Application
Step 2: Financial Analysis – Economic Justification Analysis
Step 3: Calculation of Allowable Tax Payment Within Policy Parameters
- per Ch. 3.20.020 (B) and Ch 3.24.020 (B)

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3A) Step One of Review – Initial Review of Application for Completeness

Review of Developer's experience, standing, financial capacity to confirm:

- a) evidence of positive long-term banking relationships
- b) evidence of previous project completions
- c) absence of prejudicial litigation or judgments
- d) absence of city-developer litigation other than normal assessment appeal
- e) absence of non-compliance with any other city regulatory requirements
- f) evidence that applicant is current on all local tax and user fee obligations
- f) financial strength as evidenced by CPA-reviewed-quality financial statements (2 years)

Review of Completeness of Development Proposal to confirm that it provides:

- a) construction or rehabilitation costs
- b) rents and/or sales prices
- c) vacancy and absorption rates
- d) cost of, and amount of, financing
- e) developer fees as percentage of cost
- f) return on equity invested
- g) transactional costs in structuring deal and closing financing
- h) carrying costs and soft costs during pre-development and construction
- i) operating costs once stabilized
- j) assumptions as to escalators on revenue and expenses
- k) acquisition cost recognized at lesser of purchase price or current appraised value

Issue Report to Developer:

OPED shall issue written report to Developer confirming that the Application is complete, or detailing what information needs to be submitted or clarified. Developer may resubmit additional or clarifying evidence for further City review.

3B) Step Two of Review- Economic Justification Analysis –

- Per 3.20.040

Developer Equity Contribution*

Minimum of 5% of Total Development Cost ("TDC") on Deed-Restricted Income-Limited* Deals

Minimum of 10-15% of TDC on Strictly Commercial (non-residential) Deals

Minimum of 10-15% on Market-Rate Residential and Mixed-Use Deals

Private Financing

Maximized per project's cash flow debt-carrying capacity

Per prevailing lender loan-to-value ratios: (e.g. 50% to 70% of finished appraised value)

Per prevailing lender debt-coverage ratios: (e.g. of 1.0 to 1.4)

Public Funding

As applicable and available, maximizing use of State and Federal Funding Resources

Reasonable Developer Return

For Deed-Restricted Income-Limited, allow up to 15% of TDC allowed as Developer Fee

For Commercial and Market-Rate Residential Deals, allow up to:

- 20% "Internal Rate of Return" over 20 years as modeled at prevailing capitalization rate
- 12% "Cash-on-Cash Return" Measured in Stable Operating Year (year #2)
 - o Cash Flow (After Vacancy, Operating Expenses, Taxes, Debt Service / Equity
- 8% "Cash-on-Cost Return" in Stable Operating Year (year #2)
 - o Net Operating Income (After Vacancy, Operating Expenses, Taxes) / TDC

*Deed Restricted Income-Limited shall mean residential units which, by deed-restriction, may only be rented or owned by households earning less than 80% of the Area's Median Income as defined by HUD. Market Rate Residential shall mean residential units to which no income-limiting deed-restriction applies, with the exception of income-limiting deed restrictions that allow for such units to be rented or owned by households earning equal to or more than 80% of the Area's Median Income as defined by HUD.

**Developer Equity Shall Include:*

- 1) Value of property and improvements as determined by appraisal at time of City analysis
- 2) Value of cash contributed by the developer toward development, as opposed to pure carrying costs
- 3) Value of deferred developer fees

3C) Step Three – Calculation of Tax Payment Within Policy Parameters

- per 3.20.040 (C)

Length of term:

- up to 2 years during construction
- up to 20 years during operations

Pre-Existing Tax and Tax During Construction and 1st Year of Operation

- Pre-existing tax payment obligation shall remain and may not be reduced
- No new incremental tax payment shall be due during construction
- No new incremental tax payment shall be due during first year of operation

New Base Tax Payment and Escalation Schedule

Commercial and Market-Rate Development:

New base tax payment shall be due the second year of operation and shall be between 2.5% and 7.5% of the project's EGI, provided that, as applies to commercial development, the new base tax payment shall be no less than \$1.00 per gross square foot of development, and further provided that, as applies to residential or mixed-use (residential and commercial) development, the new base tax payment shall at a minimum be equivalent to the lesser of \$1.00 per gross square foot of residential development or \$1,000 per residential unit. The new base tax payment shall remain fixed for operating years 2-7 and then shall escalate annually to reach full taxation in the year following the end of the term.

Deed-Restricted Development:

As applies to deed-restricted residential or mixed-use (residential and commercial) development, the new base tax payment shall be due the second year of the operation and shall be between 7.5% and 10% of the project's EGI, provided that the new base tax payment shall at a minimum be equivalent to the lesser of \$1.00 per gross square foot of residential development or \$1,000 per residential unit. Beginning in the third year of operation, the new base tax payment shall escalate annually to reach full taxation in the year following the end of the term.

Notes:

"EGI" – "Effective Gross Income" = gross revenue minus vacancy and operating exps

Vacancy Allowance for Deed-Restricted Residential shall be 5%

Vacancy Allowance for Non-Deed-Restricted Residential shall be 10%

Vacancy Allowance for Commercial Space within Mixed-Use Buildings shall be 25%

Base Tax Payment derived on blended basis for mixed-use or multiple property deals

4) Enforcement Policy, Verifications, and Claw-Back Provisions:

- Development costs certified upon completion of construction
- Cost discrepancy (>20%) triggers claw-back or commensurate adjustment of tax payment
- All Agreements filed on Land Records
- OPED retains right of review and consent as to successors and assigns.
- Projects convert to full taxation upon default
- Owner must submit annual CPA-reviewed financial statements for project and/or tax returns
- OPED to conduct Variance Analysis Annually
- If Variance Analysis Reveals Discrepancy (>20% over EGI), then claw-back provisions apply
- Claw-Back via lump-sum retroactive payment or by adjustment of tax payment going forward

5) OPED Reporting Requirements to City Council

a) Deal Specific Reporting

Within 30 days of the execution of any specific Tax Incentive Agreement, OPED shall provide to the City Council an Executive Summary Report of the Incentive Agreement, detailing:

- 1) The specific schedule of new tax payments to be made under the Agreement;
- 2) The cumulative value of new tax payments to be made under the Agreement;
- 3) The cumulative value of the theoretical taxes foregone under the Agreement
- 4) A direct comparison of new tax payments realized versus theoretical tax payments foregone;
- 5) The value of the investment to be made in the City per the Agreement
- 6) The impact of the investment on the assessed value of the property

b) Program-Wide Reporting

Every six months, beginning June 30th, 2018, OPED shall provide the City Council with a Summary Report as to the Tax Incentive Program's cumulative impact with regard to:

- 1) Total number of Tax Incentive Agreements executed
- 2) Total amount of new tax revenue to be realized
- 3) Total value of theoretical taxes to be foregone
- 4) Total investment leveraged
- 5) Geographic locations of projects approved
- 6) Total commercial square footage
- 7) Total residential units and type
- 8) Total impact on underlying assessed value of properties



City of Bridgeport, Connecticut Office of the City Clerk

To the City Council of the City of Bridgeport.

The Committee on **Ordinances** begs leave to report; and recommends for adoption the following resolution:

Item No. *35-17 (Ref. #142-16) Consent Calendar

WHEREAS, as one of its last acts the 2015-2017 Bridgeport City Council on October 16, 2017 gave approval to Item 142-16 and amended Chapter 3.24 of the Municipal Code – Affordable Housing Tax Incentive Development Program; and

WHEREAS, the changes introduced into Chapter 3.24 of the Municipal Code – Affordable Housing Tax Incentive Development Program on October 16, 2017 removed the Bridgeport Council from a crucial legislative oversight role in the Affordable Housing Tax Incentive Development Program approval process; and

WHEREAS, by amending Chapter 3.24 of the Municipal Code – Affordable Housing Tax Incentive Development Program the previous City Council improperly delegated its legislative responsibilities for protecting this city's taxpayers to the executive branch; and

NOW, THEREFORE BE IT RESOLVED by the Bridgeport City Council that the City Attorney provide the City Council with guidance on the process it needs to go through to reverse or repeal the most recent amendments to Chapter 3.24 of the Municipal Code – Affordable Housing Tax Incentive Development Program including the drafting of any language in the format necessary to reverse or repeal the changes made to Chapter 3.24 of the Municipal Code – Affordable Housing Tax Incentive Development Program on October 16, 2017.

RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
ORDINANCES



City Council Date: August 6, 2018

Tabled by City Council on: August 6, 2018

Resubmitted: September 4, 2018

Tabled and Ref'd back to Committee on: September 4, 2018

Chapter 3.24 - AFFORDABLE HOUSING TAX INCENTIVE DEVELOPMENT PROGRAM¹¹¹

Sections:

Footnotes:

--- (1) ---

Editor's note— An ordinance adopted Nov. 4, 2013 amended Ch. 3.24 in its entirety as herein set out. Former Ch. 3.24, §§ 3.24.010—3.24.040 pertained to the affordable housing development program, and derived from prior code §§ 24-180—24-183; and an ordinance adopted March 15, 1993.

3.24.010 - Established.

Pursuant to Connecticut General Statutes as amended ("Statutes"), including but not limited to Section 8-215 and Section 8-216; the ordinance codified in this chapter establishes an affordable housing tax incentive development program for the city, and allows for the abatement of real property taxes until such time that such housing is not solely for low or moderate-income persons or families.

(Ord. dated 11/4/13; Ord. dated 10/16/17)

3.24.020 - Program administration.

- A. Except for the establishment of property assessment as governed by the statutes of the state of Connecticut, and the charter and ordinances of the city, the director of the office of planning and economic development (OPED) shall administer this tax incentive program.
- B. The attached policies and procedures, dated September 13, 2017 and entitled "Exhibit A - OPED - Tax Incentive Development Policy and Affordable Housing Tax Incentive Development Policy," (the "Policy") are hereby adopted and approved by the City Council.

(Ord. dated 11/4/13; Ord. dated 10/16/17)

3.24.030 - Eligibility criteria.

- A. Projects eligible for assistance under this chapter must be projects that include housing for low or moderate-income persons or families as defined by the US Department of Housing and Urban Development or as defined by the state of Connecticut Department of Housing, the state of Connecticut Department of Economic and Community Development, or by the Connecticut Housing Finance Authority, or by their successor agencies in the federal or state government.
- B. A tax incentive development agreement shall provide that moneys equal to the amount of such tax incentive shall be used for any one or more of the purposes stated in Section 3.24.040.A hereof and that such tax incentive shall terminate at any time when such housing is not solely for low or moderate-income persons or families.

(Ord. dated 11/4/13; Ord. dated 10/16/17)

3.24.040 - Miscellaneous.

- A. All projects receiving a tax incentive under this chapter are receiving the incentive so as to achieve one or more of the following objectives:

- (1) To reduce rents below the levels that would be achieved in the absence of such tax incentive and to improve the quality and design of such housing;
 - (2) To effect occupancy of such housing by persons and families of varying income levels within limits determined by the relevant agencies as described in Section 3.24.030 hereof; or
 - (3) To provide necessary, related and complementary facilities or services in such housing.
- B. Tax incentive development agreements in compliance with this section shall be recorded against title to, and shall be conveyed with, the property, provided that each successive owner of the property, including those who acquire a controlling interest in the entity owning the property, accepts and assumes all of the original applicant's obligations to be performed under such tax incentive development agreement, demonstrates its ability to carry out such obligations, and executes an agreement with OPED to be recorded on the land records. OPED may consent to such assignment in the exercise of its commercial business judgment, reasonably exercised.
 - C. To become effective, tax incentive development agreements shall be executed as a contract between the owner of the property and the city and shall be recorded on the land records of the city.
 - D. All projects awarded a tax incentive development agreement shall comply with all statutes, orders, ordinances, rules and regulations regarding civil rights, equal opportunity and affirmative action.
 - E. Tax incentive development agreements and all nonexempt information submitted to OPED by the applicant shall be subject to the Connecticut Freedom of Information Act as amended, Section 1-15 et seq.
 - F. Once an application meets the eligibility criteria established by OPED in accordance with this chapter, OPED shall make a determination as to the extent of tax incentive to be granted to a particular project and shall submit the tax incentive development agreement to the Mayor for execution in accordance with the Policy adopted by the City Council per 3.24.020(b). No tax incentive exceeding that set forth in the Policy adopted by the City Council may be granted by OPED without final approval of the City Council, in which case the initial application must be forwarded to the City Council with a written report from OPED explaining OPED's rationale for recommending the tax incentive development agreement.

(Ord. dated 11/4/13; Ord. dated 10/16/17)

Item# *142-16 Consent Calendar

Amendments to the Municipal Code of Ordinances,
amend Chapter 3.24 - Affordable Housing Tax
Incentive Development Program.



Report
of
Committee
on
Ordinances

City Council Meeting Date: October 16, 2017

Attest: Lydia N. Martins
Lydia N. Martins, City Clerk

Approved by: [Signature]
Joseph P. Canim, Mayor

Date Signed: 10/19/17

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City of Bridgeport, Connecticut

Office of the City Clerk

To the City Council of the City of Bridgeport.

The Committee on Ordinances begs leave to report; and recommends for adoption the following resolution:

Item No. 142-16

Resolution Amending Chapter 3.24 of the Municipal Code

WHEREAS, Chapter 3.24 of the Bridgeport Municipal Code (the "Ordinance"), establishes an "Affordable Housing Tax Incentive Development Program," (the "Program") to promote development and increase tax revenue for the City;

WHEREAS, Section 3.24.020(A) of the Ordinance charges the Director of the City's Office of Planning and Economic Development ("OPED") with the responsibility of administering the Program;

WHEREAS, pursuant to Sec 3.24.020(B) of the Ordinance, OPED has established uniform and consistent policies, procedures and forms by which to administer the Ordinance (such policies, procedures, and forms attached hereto as Exhibit A - OPED Tax Incentive Development Policy and Affordable Housing Tax Incentive Development Policy -Dated 9-13-17 -- and herein referred to as the "Policy");

WHEREAS, the Policy provides specific limiting parameters within which OPED must operate in its administration of the Program;

WHEREAS, in order to maximize the tax revenue generated per the Policy, the Program must be administered in an efficient, transparent, and predictable manner;

NOW THEREFORE BE IT ORDAINED: By the City Council of the City of Bridgeport that, effective upon publication by the City Council, the Municipal Code of Ordinances, Chapter 3.24 Affordable Housing Tax Incentive Development Program, is hereby amended to read as follows:

Chapter 3.24 - AFFORDABLE HOUSING TAX INCENTIVE DEVELOPMENT PROGRAM

Sections:

3.24.010 - Established.

Pursuant to Connecticut General Statutes as amended ("Statutes"), **including but not limited to** Section 8-4215 and Section 8-4216; the ordinance codified in this chapter establishes an affordable housing tax incentive development program for the city, and allows for the abatement of real property taxes until such time that such housing is not solely for low or moderate-income persons or families.

(Ord. dated 11/4/13)



City of Bridgeport, Connecticut

Office of the City Clerk

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3.24.020 - Program administration.

- A. Except for the establishment of property assessment as governed by the statutes of the state of Connecticut, and the charter and ordinances of the city, the director of the office of planning and economic development (OPED) shall administer this tax incentive program.
- B. The attached policies and procedures, dated September 13, 2017 and entitled "Exhibit A - OPED - Tax Incentive Development Policy and Affordable Housing Tax Incentive Development Policy," (the "Policy") are hereby adopted and approved by the City Council.**
- ~~B. In consultation with the tax collector and tax assessor, OPED shall establish uniform and consistent policies, procedures and forms to ensure compliance with this chapter making such procedures, and forms publicly available within one hundred twenty (120) days of the enactment of the ordinance codified in this chapter.~~
- ~~C. The policies, procedures and forms shall be made available for public comment for a thirty-day period prior to their implementation and shall be approved by the city council through the office of the city clerk.~~
- ~~D. The applicant for a tax incentive under this chapter shall submit a letter of request for such a tax incentive which shall disclose all principals of the applicant. The applicant must complete and file with OPED all other necessary forms required by OPED.~~

(Ord. dated 11/4/13)

3.24.030 - Eligibility criteria.

- A. Projects eligible for assistance under this chapter must be projects that include housing for low or moderate-income persons or families as defined by the US Department of Housing and Urban Development or as defined by the state of Connecticut Department of Housing, the state of Connecticut Department of Economic and Community Development, or by the Connecticut Housing Finance Authority, or by their successor agencies in the federal or state government.



City of Bridgeport, Connecticut

Office of the City Clerk

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- B. A tax incentive development agreement shall provide that moneys equal to the amount of such tax incentive shall be used for any one or more of the purposes stated in Section 3.24.040.A hereof and that such tax incentive shall terminate at any time when such housing is not solely for low or moderate-income persons or families.

(Ord. dated 11/4/13)

3.24.040 - Miscellaneous.

- A. All projects receiving a tax incentive under this chapter are receiving the incentive so as to achieve one or more of the following objectives:
- (1) To reduce rents below the levels that would be achieved in the absence of such tax incentive and to improve the quality and design of such housing;
 - (2) To effect occupancy of such housing by persons and families of varying income levels within limits determined by the relevant agencies as described in Section 3.24.030 hereof; or
 - (3) To provide necessary, related and complementary facilities or services in such housing.
- B. Tax incentive development agreements in compliance with this section shall be recorded against title to, and shall be conveyed with, the property, provided that each successive owner of the property, including those who acquire a controlling interest in the entity owning the property, accepts and assumes all of the original applicant's obligations to be performed under such tax incentive development agreement, demonstrates its ability to carry out such obligations, and executes an agreement with OPED to be recorded on the land records. OPED may consent to such assignment in the exercise of its commercial business judgment, reasonably exercised.
- C. To become effective, tax incentive development agreements shall be executed as a contract between the owner of the property and the city and shall be recorded on the land records of the city.
- D. All projects awarded a tax incentive development agreement shall comply with all statutes, orders, ordinances, rules and regulations regarding civil rights, equal opportunity and affirmative action.



City of Bridgeport, Connecticut

Office of the City Clerk

Report of Committee on Ordinances
Item No. 142-16

-4-

- E. Tax incentive development agreements and all nonexempt information submitted to OPED by the applicant shall be subject to the Connecticut Freedom of Information Act as amended, Section 1-15 et seq.
- F. Once an application meets the eligibility criteria established by OPED in accordance with this chapter, ~~[the application shall be forwarded with a report from OPED to the city council for final approval. The report shall explain OPED's rationale for supporting the tax incentive development agreement.]~~ **OPED shall make a determination as to the extent of tax incentive to be granted to a particular project and shall submit the tax incentive development agreement to the Mayor for execution in accordance with the Policy adopted by the City Council per 3.24.020(b). No tax incentive exceeding that set forth in the Policy adopted by the City Council may be granted by OPED without final approval of the City Council, in which case the initial application must be forwarded to the City Council with a written report from OPED explaining OPED's rationale for recommending the tax incentive development agreement.**

(Ord. dated 11/4/13)



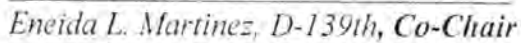
City of Bridgeport, Connecticut

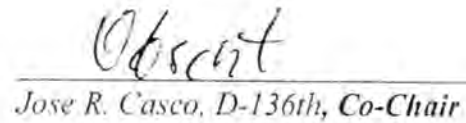
Office of the City Clerk

Report of Committee on Ordinances
Item No. 142-16

-5-

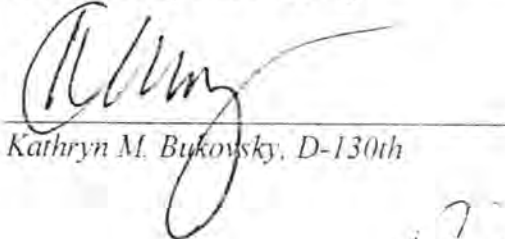
RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
ORDINANCES

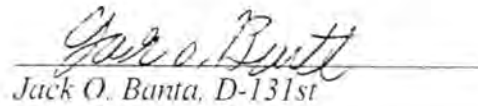

Eneida L. Martinez, D-139th, Co-Chair


Jose R. Casco, D-136th, Co-Chair


Michelle A. Lyons, D-134th


Mary McBride-Lee, D-135th


Kathryn M. Bukowsky, D-130th


Jack O. Banta, D-131st


Richard D. Salter, Sr., D-135th

City Council Date: October 16, 2017

EXHIBIT A

September 13, 2017
OPED
"Tax Incentive Development Policy"
and
"Affordable Housing Tax Incentive Development Policy"
for
Ch. 3.20 Municipal Code - Tax Incentive Development Program
and
Ch. 3.24 Municipal Code – Affordable Housing Tax Incentive Development Program

1)OPED Director shall administer these tax incentive development programs
- per Ch 3.20.020 (A) and Ch 3.24.020 (A)

2)Developers shall make application using standardized form
- per Ch. 3.20.020 (B) and Ch 3.24.020 (B)

- Form Shall Be: CHFA DOH Consolidated Application – (8-16-17), applicable sections, minimally:
- detailed development budget
 - detailed sources and uses of funds
 - 20 year operating pro-forma
 - (see form attached)

3)OPED shall follow standardized 3-step procedure for review of applications
Step 1: Initial Analysis for Completion of Application
Step 2: Financial Analysis – Economic Justification Analysis
Step 3: Calculation of Allowable Tax Payment Within Policy Parameters
- per Ch. 3.20.020 (B) and Ch 3.24.020 (B)

ATTEST
CITY CLERK _____

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17 OCT 16 PM 12: 28

3A) Step One of Review – Initial Review of Application for Completeness

Review of Developer's experience, standing, financial capacity to confirm:

- a) evidence of positive long-term banking relationships
- b) evidence of previous project completions
- c) absence of prejudicial litigation or judgments
- d) absence of city-developer litigation other than normal assessment appeal
- e) absence of non-compliance with any other city regulatory requirements
- f) evidence that applicant is current on all local tax and user fee obligations
- f) financial strength as evidenced by CPA-reviewed-quality financial statements (2 years)

Review of Completeness of Development Proposal to confirm that it provides:

- a) construction or rehabilitation costs
- b) rents and/or sales prices
- c) vacancy and absorption rates
- d) cost of, and amount of, financing
- e) developer fees as percentage of cost
- f) return on equity invested
- g) transactional costs in structuring deal and closing financing
- h) carrying costs and soft costs during pre-development and construction
- i) operating costs once stabilized
- j) assumptions as to escalators on revenue and expenses
- k) acquisition cost recognized at lesser of purchase price or current appraised value

Issue Report to Developer:

OPED shall issue written report to Developer confirming that the Application is complete, or detailing what information needs to be submitted or clarified. Developer may resubmit additional or clarifying evidence for further City review.

3B) Step Two of Review- Economic Justification Analysis –

- Per 3.20.040

Developer Equity Contribution*

- Minimum of 5% of Total Development Cost ("TDC") on Deed-Restricted Income-Limited* Deals
- Minimum of 10-15% of TDC on Strictly Commercial (non-residential) Deals
- Minimum of 10-15% on Market-Rate Residential and Mixed-Use Deals

Private Financing

- Maximized per project's cash flow debt-carrying capacity
- Per prevailing lender loan-to-value ratios: (e.g. 50% to 70% of finished appraised value)
- Per prevailing lender debt-coverage ratios: (e.g. of 1.0 to 1.4)

Public Funding

As applicable and available, maximizing use of State and Federal Funding Resources

Reasonable Developer Return

For Deed-Restricted Income-Limited, allow up to 15% of TDC allowed as Developer Fee

For Commercial and Market-Rate Residential Deals, allow up to:

- 20% "Internal Rate of Return" over 20 years as modeled at prevailing capitalization rate
- 12% "Cash-on-Cash Return" Measured in Stable Operating Year (year #2)
 - o Cash Flow (After Vacancy, Operating Expenses, Taxes, Debt Service) / Equity
- 8% "Cash-on-Cost Return" in Stable Operating Year (year #2)
 - o Net Operating Income (After Vacancy, Operating Expenses, Taxes) / TDC

*Deed Restricted Income-Limited shall mean residential units which, by deed-restriction, may only be rented or owned by households earning less than 80% of the Area's Median Income as defined by HUD. Market Rate Residential shall mean residential units to which no income-limiting deed-restriction applies, with the exception of income-limiting deed restrictions that allow for such units to be rented or owned by households earning equal to or more than 80% of the Area's Median Income as defined by HUD.

**Developer Equity Shall Include:*

- 1) *Value of property and improvements as determined by appraisal at time of City analysis*
- 2) *Value of cash contributed by the developer toward development, as opposed to pure carrying costs*
- 3) *Value of deferred developer fees*

3C) Step Three – Calculation of Tax Payment Within Policy Parameters

- per 3.20.040 (C)

Length of term:

- up to 2 years during construction
- up to 20 years during operations

Pre-Existing Tax and Tax During Construction and 1st Year of Operation

- Pre-existing tax payment obligation shall remain and may not be reduced
- No new incremental tax payment shall be due during construction
- No new incremental tax payment shall be due during first year of operation

New Base Tax Payment and Escalation Schedule

Commercial and Market-Rate Development:

New base tax payment shall be due the second year of operation and shall be between 2.5% and 7.5% of the project's EGI, provided that, as applies to commercial development, the new base tax payment shall be no less than \$1.00 per gross square foot of development, and further provided that, as applies to residential or mixed-use (residential and commercial) development, the new base tax payment shall at a minimum be equivalent to the lesser of \$1.00 per gross square foot of residential development or \$1,000 per residential unit. The new base tax payment shall remain fixed for operating years 2-7 and then shall escalate annually to reach full taxation in the year following the end of the term.

Deed-Restricted Development:

As applies to deed-restricted residential or mixed-use (residential and commercial) development, the new base tax payment shall be due the second year of the operation and shall be between 7.5% and 10% of the project's EGI, provided that the new base tax payment shall at a minimum be equivalent to the lesser of \$1.00 per gross square foot of residential development or \$1,000 per residential unit. Beginning in the third year of operation, the new base tax payment shall escalate annually to reach full taxation in the year following the end of the term.

Notes:

"EGI" = "Effective Gross Income" – gross revenue minus vacancy and operating exps
Vacancy Allowance for Deed-Restricted Residential shall be 5%
Vacancy Allowance for Non-Deed-Restricted Residential shall be 10%
Vacancy Allowance for Commercial Space within Mixed-Use Buildings shall be 25%
Base Tax Payment derived on blended basis for mixed-use or multiple property deals

4) Enforcement Policy, Verifications, and Claw-Back Provisions:

- Development costs certified upon completion of construction
- Cost discrepancy (>20%) triggers claw-back or commensurate adjustment of tax payment
- All Agreements filed on Land Records
- OPED retains right of review and consent as to successors and assigns.
- Projects convert to full taxation upon default
- Owner must submit annual CPA-reviewed financial statements for project and/or tax returns
- OPED to conduct Variance Analysis Annually
- If Variance Analysis Reveals Discrepancy (>20% over EGI), then claw-back provisions apply
- Claw-Back via lump-sum retroactive payment or by adjustment of tax payment going forward

5) OPED Reporting Requirements to City Council

a) Deal Specific Reporting

Within 30 days of the execution of any specific Tax Incentive Agreement, OPED shall provide to the City Council an Executive Summary Report of the Incentive Agreement, detailing:

- 1) The specific schedule of new tax payments to be made under the Agreement;
- 2) The cumulative value of new tax payments to be made under the Agreement;
- 3) The cumulative value of the theoretical taxes foregone under the Agreement
- 4) A direct comparison of new tax payments realized versus theoretical tax payments foregone;
- 5) The value of the investment to be made in the City per the Agreement
- 6) The impact of the investment on the assessed value of the property

b) Program-Wide Reporting

Every six months, beginning June 30th, 2018, OPED shall provide the City Council with a Summary Report as to the Tax Incentive Program's cumulative impact with regard to:

- 1) Total number of Tax Incentive Agreements executed
- 2) Total amount of new tax revenue to be realized
- 3) Total value of theoretical taxes to be foregone
- 4) Total investment leveraged
- 5) Geographic locations of projects approved
- 6) Total commercial square footage
- 7) Total residential units and type
- 8) Total impact on underlying assessed value of properties



City of Bridgeport, Connecticut

Office of the City Clerk

To the City Council of the City of Bridgeport.

The Committee on Ordinances begs leave to report; and recommends for adoption the following resolution:

Item No. *117-17 Consent Calendar

WHEREAS, cities throughout the United States have established "Percent for Art" programs to fund the creation, installation, and maintenance of public art; and

WHEREAS, three cities within Connecticut (Hartford, New Haven, New Britain), as well as the State of Connecticut itself, have instituted "Percent for Art" programs; and

WHEREAS, such programs have produced considerable investment in public art; and

WHEREAS, investment in public art leads to increased real estate values, more beautiful public spaces, more engaged and more prosperous artistic communities, more dynamic and expressive urban settings, stronger city and neighborhood identity, greater economic development, tourism, community engagement and entrepreneurial energy; and

WHEREAS, it is in the City of Bridgeport's interest to create a fund to invest in public art and in the artistic community; and

NOW THEREFORE BE IT RESOLVED that the City's Office of Planning and Economic Development (OPED) shall work in conjunction with the Office of the City Attorney to draft an ordinance establishing a "Percent for Art" program (the "Ordinance"); and

BE IT FURTHER RESOLVED, that in developing its draft of the Ordinance, OPED shall reach out to, and consult with, local and area artists and art organizations, and shall review best practices within the state and within the nation with respect to the form of such Ordinance and with respect to the implementation of such Ordinance; and

BE IT FURTHER RESOLVED that within six months of the passage of this resolution, OPED shall report back to the City Council as to the results of the outreach and research required of it herein, and shall present to the City Council its recommendation as to the form and the substance of the "Percent for Art" Ordinance and any attendant regulations pertaining thereto.



City of Bridgeport, Connecticut Office of the City Clerk

Report of Committee on Ordinances
Item No. *117-17 Consent Calendar

-2-

RESPECTFULLY SUBMITTED,
THE COMMITTEE ON
ORDINANCES



City Council Date: August 6, 2018
Tabled by City Council on: August 6, 2018
Resubmitted: September 4, 2018
Tabled and Ref'd back to Committee on: September 4, 2018