

**PUBLIC WORKS & FACILITIES COMMISSION
REGULAR MEETING
WEDNESDAY JANUARY 9, 2019
TIME: 7:00 P.M.
MUNICIPAL BUILDING
ROOM 208
MIDDLETOWN CONNECTICUT**

Members Present: Councilman Carl. R. Chisem
Councilman Sebastian Giuliano
Councilman Gene Nocera
Councilman Philip Pessina

Absent: Councilman Thomas Serra

Staff Present: William Russo, Director of Public Works
Christopher M. Holden, P.E., Deputy Director of Public Works

Others: Frank Marchese, Middletown Youth Soccer
Michael Harris, City of Middletown Energy Coordinator

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19 FEB - 7 PM 1:33
TOWN CLERK
MIDDLETOWN, CONN.

Chair Chisem opened the Public Works & Facilities Commission meeting at 7:00 P.M. Chair Chisem requested a motion to approve the minutes dated December 12, 2018. Motion to approve the minutes was seconded and approved unanimously. A motion made to amend the Public Comment agenda to include Frank Marchese from Middletown Youth soccer. Motion was accepted, seconded and approved unanimously and the motion was carried.

PUBLIC COMMENT ON AGENDA ITEMS:

Frank Marchese – Middletown Youth Soccer – discussion regarding a turf field. Negotiations were held and collateral and financing was raised by Middletown Youth Soccer toward a turf field. A permit was sought out with the chief building inspector. According to Mr. Marchese he was informed that permitting was not needed as this was an existing field. In the process of contacting “Call Before You Dig” prior to the work being completed, the Director of Public Works was made aware of the plans for a turf field. From this point it was determined that Middletown Youth Soccer would need to meet with the City Attorney and provide maps and plans for the turf field. A number of meetings occurred and necessary maps were provided to the City of Middletown. A letter was provided by the City Attorney to Middletown Youth Soccer today regarding the decision that a front end bond (\$500,000) and a back end bond would need to be secured prior to the work on the turf field commencing. This would mean the league would have to secure the bond and put money in escrow to secure the back end bond. Middletown Youth Soccer feels that it is being treated unfairly as the program has contributed its own money for the good of the community and now it is being required to put up \$500,000 in bond money. For past work Middletown Youth Soccer has not had to put up bonds for any of the work that has been done. Question was posed by councilman Giuliano as to where in the lease or city ordinance does it state that at bond has to be secure as opinion has to be based on law. Councilman Giuliano questioned where is the legal basis for the bond being required? The cost for the fields has already been secured. Was the bond requirement a suggestion or directive? The letter frames the performance bond as a suggestion rather than a directive. The contractor would provide the bond, not Middletown Youth

Soccer. The front end bond would be a performance bond provided by the contractor to the benefit of Middletown Youth soccer should an issue arise. This is common practice. The issue then discussed is that Middletown Youth Soccer based on the existing lease restore that field back to natural grass upon leaving the city. The City Attorney wants proof that there will be funding in place to return the field back to the original condition. The legal opinion of the City Attorney is that money be in place to restore the field. The lease doesn't require a bond to restore the field to the original condition. Unless the lease requires it the position cannot be posed now. It cannot be posed retroactively. Councilman Giuliano discussed his opinion that the City cannot arbitrarily require a bond for the turf field when it is not required in the lease and previous work completed did not require a similar bond. The chair recommends that Middletown Youth Soccer move forward with securing a performance bond with the contractor. Further discussion was held about work on parking lot and concession on Country Club Rd. and where it lies with Engineering. Plans are moving forward and Milone and McBroom have provided consultation for a proposal. The Committee should also consult with the City Attorney as there is shared responsibility for the project. A decision was not rendered today regarding the requirement of a back end bond for the turf field. A meeting will need to be set up to further discuss this issue with the City Attorney as this is the City Attorney's legal opinion. The chair suggested that Middletown Youth Soccer move forward with the contractor on the front end performance bond.

CORRESPONDENCE:

Middlesex Chamber – appreciation letter

NEW BUSINESS:

- a. LED Streetlight conversion. The recent bond for LED lighting was passed. Michael Harris, City of Middletown Energy Coordinator, began work a week after the bond was passed. A review of the numbers was completed with the addition of some lights, taking inflation into consideration. This project is roughly a two million dollar project with a quarter of it paid for through the utility rebate of approximately \$500,000. Michael got quotes from 5 different vendors. He has a high degree of confidence in the numbers. The city currently has 5100 lights. \$44, 000 is spent on electricity for streetlights with an additional \$600,000 spent for maintenance with our vendor, Turri. A lower price was recently negotiated with Turri. Michael is requesting that fixtures minimize blue spectrum lighting due to potential health hazards. This will be a documented procedure so any questions posed by the public can point towards a professional process that we have used to address this issue. Director Russo thanked Michael Harris as he has worked very hard and compliments were given for the work he has done for this project. The commission asked if a location was found yet for the Sustainability Award received by the city. Michael stated that there is a spot near the elevator that might be appropriate.
- b. Saint John Square and Main Street Intersection Improvements Project – the city has been working with the DOT to improve the intersection by St. John's church to better allow traffic access to Main St. This is the second phase including bump outs to increase traffic light time and walk time. Also discussed was the widening of the North West corner where Luce is located. Plans are to shift it back. There will be a dedicated right turn lane. There is no proposed start date for this project.

- c. The Connecticut Tree Protective Associations 97th Annual Meeting – Rick Romano needs to attend the class as the Deputy Tree Warden for the City of Middletown. The cost for the meeting is \$65.00. A motion was made for approval. The motion was seconded and passed.
- d. Equipment Appropriation – This came from Finance. These items were pulled off of CNR and the chair of finance recommended an appropriation for the remaining equipment. The told city CNR was \$300,000 and was divided up by 3 departments. Public Works was given a bond for 2 plow truck and an excavator. The recommendation for the appropriation came from the Commission. This appropriation needs to be published in the newspaper at least 2 weeks prior to the meeting and then has to be put forward to a simple majority vote. A motion was made to move forward. The motion was seconded and approved.
- e. Fertilizer Appropriation – Our costs for fertilizer are up. The ordinance was passed and therefore the costs need to be covered. A motion was made to move this to Government and Finance. A motion was made to move this with a recommendation to approve. The motion was seconded and approved.

OLD BUSINESS:

- a. December 2018 Public Works Overtime Report – The Commission reviewed their December 2018 Public Works overtime reports. There were no questions. There is nothing out of the ordinary
- b. December 2018 Building Permits – The Commission reviewed their December 2018 Building Permits. Building Permits continue to be very busy and will likely exceed the expected \$550,000. If permits continue at this pace it can be anticipated for \$712,000 to come in.

Also discussed was an inquiry as to whether or not there has been any conversation regarding what Wesleyan will be bringing in with any tournaments. Director Russo will follow up as to whether or not Wesleyan bid the Division 3 regionals. It was asked that this be included on the next agenda whether or not Wesleyan has plans for the tennis court for any upcoming tournaments. Baseball finals will be at Palmer Field.

An additional question was posed on building permits in particular to Caccamo. There are issues with the paving in the development off of Randolph Rd. There are concerns that paving occurred despite there being standing water. An independent inspector was brought out. The road is proposed to be turned over to the city. The city has not accepted the road yet. The next meeting agenda should include the inspection reports from when the paving was done.

OTHER:

- a. December 2018 Monthly Report – Highway Division – The Public Works & Facilities Commission reviewed their December 2018 monthly reports for the Highway Division. Director Russo stated that there is nothing out of the ordinary. We are busy with road work.
- b. December 2018 Overtime Report – Parks Division – At this time, there was no Overtime Report for the month of December 2018 available to review for the Parks Division.

PUBLIC COMMENT ON NON-AGENDA ITEMS:

As there was no further discussion, a motion was made to end the meeting. Motion was seconded and approved unanimously. The Public Works & Facilities Commission meeting adjourned.