

**CITY OF BRIDGEPORT
CONTRACTS COMMITTEE
REGULAR MEETING
SEPTEMBER 14, 2010**

ATTENDANCE: Richard Paoletto, Chair; James Holloway, Robert Curwen, Carlos Silva, Martin McCarthy, Michelle Lyons (6:20 p.m.)

OTHERS: Council Member Angel dePara, Atty. Ron Pacacha, John Ricci, Sikorsky Airport Manager, Atty. Richard Weiner, Benefits Manger; Council Member Walsh, Council Member Susan Brannelly, Max Perez, Senior Economic Development Associate

CALL TO ORDER

Council Member Paoletto called the meeting to order at 6:05 p.m.

APPROVAL OF COMMITTEE MINUTES OF AUGUST 24, 2010 (SPECIAL MEETING)

**** COUNCIL MEMBER CURWEN MOVED TO APPROVE THE COMMITTEE MINUTES OF AUGUST 24, 2010 SPECIAL MEETING.**

**** COUNCIL MEMBER SILVA SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

137-09 Proposed Agreement with the State of Connecticut for Re-evaluation of Environmental Impact Statement Installation of enhanced taxiway markings at Sikorsky Memorial Airport File No. AERO File No. 5800-1644. State Project No. DOT00150349CN.

Mr. John Ricci, the Sikorsky Airport Manager, explained that this was for the state's share of the project and this is the agreement for the State to pay their portion.

**** COUNCIL MEMBER CURWEN MOVED TO APPROVE 137-09 PROPOSED AGREEMENT WITH THE STATE OF CONNECTICUT FOR RE-EVALUATION OF ENVIRONMENTAL IMPACT STATEMENT INSTALLATION OF ENHANCED TAXIWAY MARKINGS AT SIKORSKY MEMORIAL AIRPORT FILE NO. AERO FILE NO. 5800-1644. STATE PROJECT NO. DOT00150349CN.**

**** COUNCIL MEMBER SILVA SECONDED.**

**** THE MOTION PASSED WITH THREE IN FAVOR (MCCARTHY, CURWEN, AND SILVA) AND ONE ABSTENTION (HOLLOWAY).**

138-09 Proposed Agreement with Universal Benefits Corporation to provide Medicare medical claims administrative services to cover retirees of the City and Board of Education for the period of July 1, 2010 thru June 30, 2011.

Mr. Richard Weiner, Benefits Manager, purpose to provide Medicare claim payments. The City has approximately 2,400 people on Medicare and there are approximately 600 retirees involved in this plan. These out of state residents pay just over \$16.00 per month. The annual claims run about 1 million dollars a year. The city has been doing business with Universal since 2002. It has been some time since an RFP has been done on the plan.

Council Member Curwen asked about some of the details involved in the contract, which Mr. Weiner reviewed with him.

**** COUNCIL MEMBER CURWEN MOVED TO APPROVE AGENDA ITEM 138-09 PROPOSED AGREEMENT WITH UNIVERSAL BENEFITS CORPORATION TO PROVIDE MEDICARE MEDICAL CLAIMS ADMINISTRATIVE SERVICES TO COVER RETIREES OF THE CITY AND BOARD OF EDUCATION FOR THE PERIOD OF JULY 1, 2010 THRU JUNE 30, 2011**

**** COUNCIL MEMBER SILVA SECONDED.**

**** THE MOTION PASSED WITH THREE IN FAVOR (MCCARTHY, CURWEN, AND SILVA) AND ONE ABSTAINED (HOLLOWAY).**

Council Member Curwen said that he had one more question. Council Member Holloway objected and said that the matter was closed now that it was voted on and to ask the question, Council Member Curwen would have to move to reconsider the question.

**** COUNCIL MEMBER CURWEN MOVED TO RECONSIDER THE QUESTION.**

**** COUNCIL MEMBER SILVA SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

Council Member Curwen asked how long the contract was for. Mr. Weiner said that the contract was for one year.

**** COUNCIL MEMBER CURWEN MOVED TO APPROVE AGENDA ITEM 138-09 PROPOSED AGREEMENT WITH UNIVERSAL BENEFITS CORPORATION TO PROVIDE MEDICARE MEDICAL CLAIMS ADMINISTRATIVE SERVICES TO COVER RETIREES OF THE CITY AND BOARD OF EDUCATION FOR THE PERIOD OF JULY 1, 2010 THRU JUNE 30, 2011**

**** COUNCIL MEMBER SILVA SECONDED.**

**** THE MOTION PASSED WITH THREE IN FAVOR (MCCARTHY, CURWEN, AND SILVA) AND ONE ABSTAINED (HOLLOWAY).**

129-09 Proposed Lease and Option with Four Kids Option Enterprise, LLC for property located at 485 Howard Avenue to be used by the Police Department.

Mr. Coleman gave a brief synopsis of the history of the issue. He said that the department would be open to doing a full RFP on this project. He suggested that the financial questions be held until after the RFP is closed. Council Member Holloway said that he felt that when the RFP goes out, all the Council Member

**** COUNCIL MEMBER HOLLOWAY MOVED TABLE AGENDA ITEM 129-09 PROPOSED LEASE AND OPTION WITH FOUR KIDS OPTION ENTERPRISE, LLC FOR PROPERTY LOCATED AT 485 HOWARD AVENUE TO BE USED BY THE POLICE DEPARTMENT TO IN ORDER TO ALLOW THE POLICE DEPARTMENT TO SEND OUT AN RFP.**

**** THE MOTION FAILED DUE TO LACK OF A SECOND.**

Council President McCarthy pointed out that a few of the Council Members had put a number questions on table at the prior meeting. Mr. Coleman said that the RFP would just be for space for the programs, not about the programs.

Council Member Holloway asked when the discussions about this project were first held. He was told that it was about four and six months ago. Council Member Holloway asked if Mr. Coleman was aware of the fact that Four Kids were behind in their taxes when the discussions were held. Mr. Coleman said that he had been aware of the fact the business was behind in their mortgage but not the taxes. He added that the bank has since paid their taxes. Council Member Holloway pointed out that a bank would not normally pay off the resident's taxes in this manner and that he had heard all that he needed to know.

Council Member Holloway left the meeting at 6:23 p.m.

**** COUNCIL MEMBER MCCARTHY MOVED TO ENTER INTO EXECUTIVE SESSION TO DISCUSS CONFIDENTIAL POLICE MATTERS IN RELATION TO THE PROPOSED LEASE.**

**** COUNCIL MEMBER CURWEN SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

The Council members present, Atty. Pacacha, Mr. Coleman and Sgt. Cuelo entered into Executive Session to discuss confidential police matters at 6:26 p.m. They returned to public session at 6:55 p.m.

Council President McCarthy pointed out that it would be important for the City to have the funds to do this project. His question focused on the fact that the rent was \$9.00/sq. ft. Council Member Curwen said that the Board of Education rental costs were \$5.45/sq.ft. Mr. Coleman then reviewed the figures with the Committee and explained that it was not \$9/sq.ft.

Council Member Walsh then said that he believed that it was a poor policy for the City to negotiate with any property owner that is delinquent in taxes. He felt that the RFP should include a requirement that all taxes should be current. He said that he would prefer that when the RFP bids arrive that the owners of any LLCs be identified and that the Police Department clearly state their minimum space requirement. Council Member Walsh said that he had other questions that he would hold until the bids come back.

Council Member Curwen said that as the Budget Chairman, his major concern had to do with the 8 million dollar budget shortfall and employees being laid off while the Police Department would be tripling their rent payment. Sgt. Cuelo said that the current location is inappropriate for the new equipment.

Council Member Brannelly asked for clarification on the structure of the proposal and the square footage for the proposed parcel. Mr. Coleman said that it was a lease to purchase for three years. He then reviewed the details of the potential agreement. Council Member Brannelly had several other detailed questions about the lease agreement, which Mr. Coleman answered.

Council Member McCarthy expressed his concerns about the fact that there may be other properties that were more suitable and less expensive. Mr. Coleman said that he agreed. Discussion followed.

****COUNCIL MEMBER SILVA MOVED TO TABLE AGENDA ITEM 129-09 PROPOSED LEASE AND OPTION WITH FOUR KIDS OPTION ENTERPRISE, LLC FOR PROPERTY LOCATED AT 485 HOWARD AVENUE TO BE USED BY THE POLICE DEPARTMENT UNTIL AFTER THE RFP BIDS HAVE BEEN RECEIVED.**

**** COUNCIL MEMBER CURWEN SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

ADJOURNMENT

**** COUNCIL MEMBER CURWEN MOVED TO ADJOURN.**

**** COUNCIL MEMBER SILVA SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

The meeting adjourned at 7:21 p.m.

Respectfully submitted

Sharon L. Soltes
Telesco Secretarial Services