

THIS IS TO CERTIFY that the following is a true and attested copy of a resolution adopted by the Council of the City of Norwich at a meeting held on March 17, 2025 and that the same has not been amended or rescinded:

**RESOLUTION OF THE NORWICH CITY COUNCIL IN SUPPORT OF THE CITY OF NORWICH JOINING THE CONNECTICUT MUNICIPAL DEVELOPMENT AUTHORITY AS A MEMBER MUNICIPALITY AND TO AUTHORIZE THE CITY MANAGER TO ACT ON BEHALF OF THE CITY OF NORWICH AS A MEMBER MUNICIPALITY**

**WHEREAS**, the Connecticut Municipal Redevelopment Authority (the “Authority”), a body politic and corporate, constituting a public instrumentality and political subdivision of the State of Connecticut has been established pursuant to section 8-169ii of the Connecticut General Statutes (the “General Statutes”); and

**WHEREAS**, the Authority was created for the performance of an essential public and governmental function, including for the purposes set forth in section 8-169jj of the General Statutes to: (1) Stimulate economic and transit-oriented development, as defined in section 13b-79kk of the General Statutes, within Connecticut Municipal Redevelopment Authority development districts; (2) encourage residential housing development within development districts; (3) manage facilities through contractual agreement or other legal instrument; (4) stimulate new investment within development districts and provide support for the creation of vibrant, multidimensional downtowns; (5) upon request of the legislative body of a member municipality, or the legislative bodies of the municipalities constituting a joint member entity, as applicable, in which a development district is located, work with such municipality or municipalities to assist in development and redevelopment efforts to stimulate the economy of such municipality or municipalities; (6) upon request of the Secretary of the Office of Policy and Management and with the approval of the chief executive officer of a member municipality, or the chief executive officers of the municipalities constituting a joint member entity, as applicable, in which a development district is located, enter into an agreement to facilitate development or redevelopment within such development district; (7) encourage development and redevelopment of property within development districts; (8) engage residents of member municipalities, or municipalities constituting a joint member entity, as applicable, and other stakeholders in development and redevelopment efforts; (9) market and develop development districts as vibrant and multidimensional; and (10) provide financial support and technical assistance to municipalities to develop housing growth zones; and

**WHEREAS**, according to Section 8-169ll of the General Statutes, a municipality may, by certified resolution of the legislative body of the municipality, opt to join the Authority as a member municipality, provided such municipality holds a public hearing prior to any vote on such certified resolution; and

**WHEREAS**, the City of Norwich held such a public hearing on March 17, 2025 pursuant to the Notice attached hereto; and

**WHEREAS**, the Norwich City Council has found that joining the Authority as a member municipality would support the City of Norwich efforts to stimulate economic

development and foster the purposes outlined in Section 8-169jj within City of Norwich and accordingly desires to join the Authority as a member municipality; and

**WHEREAS;** the Norwich City Council desires to further authorize John Salomone, City Manager, to enter into a memorandum of agreement or other similar agreements with the Authority to create one or more development districts within City of Norwich to advance the purposes contained in Section 8-169jj.

**NOW THEREFORE BE IT RESOLVED THAT:**

Section 1. The Norwich City Council hereby approves the City of Norwich joining the Authority as a member municipality.

Section 2. John Salomone, City Manager, is authorized to take or cause to be taken such actions, including, but not limited to, the negotiation and execution of any memorandum of agreement on behalf of the City of Norwich with the Authority and any other agreements, instruments and documents, that such official deems necessary, appropriate or desirable to implement the terms of any such memorandum of agreement and consummate the intention of this and the resolution.

Section 3. This Resolution shall be effective as of the date of approval.

Dated at Norwich, Connecticut this 19th day of March 2025.

ATTEST:   
Roseanne Muscarella  
City Clerk

THIS IS TO CERTIFY that the following is a true and attested copy of a resolution adopted by the Council of the City of Norwich at a meeting held on March 17, 2025 and that the same has not been amended or rescinded:

**WHEREAS**, the City Manager John L. Salomone has appointed with Council approval as **regular member** to the Harbor Management Commission for a term to expire on 12/5/25 or until a successor is appointed;

David Bishop (U)

**NOW, THEREFORE, BE IT RESOLVED** that the Council of the City of Norwich hereby acknowledges the appointment of the above named to the Harbor Management Commission.

Dated at Norwich, Connecticut this 19th day of March 2025.

ATTEST:   
Roseanne Muscarella  
City Clerk

THIS IS TO CERTIFY that the following is a true and attested copy of a resolution adopted by the Council of the City of Norwich at a meeting held on March 17, 2025 and that the same has not been amended or rescinded:

Relative to the aggregate sums representing personal property taxes on the Grand List October 1, 2021 and motor vehicle taxes on the Grand List October 1, 2020 being transferred to the suspense account.

**WHEREAS**, there is on file in the Tax Collector's Office the names and addresses of the persons against whom motor vehicle taxes and personal property taxes were levied and the reasons why the Tax Collector believes such taxes are uncollectible; and,

**WHEREAS**, in accordance with the Tax Collector's recommendation the aggregate sum of \$409,710.69 is the total outstanding motor vehicle tax on the Grand Lists up to and including 2020, to be transferred to the suspense tax book and \$45,535.50 is the total outstanding personal property tax on the Grand Lists up to and including 2021, to be transferred to the suspense tax book; and,

**WHEREAS**, nothing herein contained shall be construed as an abatement of any tax transferred to the suspense tax account, but any such taxes, as it shall have been increased by interest, penalty fees and charges may be collected; and

**WHEREAS**, in June 2018, through RFP 18-12, the City selected TaxServ Capital Services LLC to pursue the collection of such accounts.

**NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH** that the following aggregate sums representing motor vehicle taxes of \$409,710.69 on the Grand Lists up to and including 2020 and personal property taxes of \$45,535.50 on the Grand Lists up to and including 2021, be and the same hereby are transferred to the suspense account.

Dated at Norwich, Connecticut this 19th day of March 2025.

ATTEST: 

Roseanne Muscarella  
City Clerk

THIS IS TO CERTIFY that the following is a true and attested copy of a resolution adopted by the Council of the City of Norwich at a meeting held on March 17, 2025 and that the same has not been amended or rescinded:

Relative to placing in the suspense account certain real estate taxes.

**WHEREAS**, Section 12-165 of the Connecticut General Statutes, as amended by Section 35 of Public Act 13-276 provides for the administrative procedure for transferring real estate taxes deemed uncollectible to the “suspense” tax book; and,

**WHEREAS**, taxes transferred to the suspense tax book are no longer listed as an asset of the city in its annual financial report; and,

**WHEREAS**, listed below are the names and addresses of the persons against whom certain real estate taxes on the Grand Lists up to and including 2023 were levied and which the Tax Collector believes such taxes are uncollectible because of lack of payment for several years or the properties were included in a tax sale or foreclosure; and,

**WHEREAS**, in accordance with the Tax Collector’s recommendation the aggregate sum of \$47,045.26 in real estate tax on the Grand Lists up to and including 2023, to be transferred to the suspense tax book; and,

**WHEREAS**, nothing herein contained shall be construed as an abatement of any tax transferred to the suspense tax account, but any such taxes, as it shall have been increased by interest, penalty fees and charges may be collected; and

**NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH** that the aggregate sum of \$47,045.26 representing uncollectible real estate taxes on the Grand Lists up to and including 2023, be and the same hereby are transferred to the suspense account.

Unique ID	Address	List Years Due	Taxes Due
1000020562	56 ALICE ST	2023	\$1,394.32
0112180001	HOLLAND AVE	2023	\$2,116.30
0112190001	20 CROWN ST	2023	\$1,161.28
0108790001	751 NORTH MAIN ST	2023	\$500.44
0031740001	10 WASHINGTON AVE	2023	\$668.34
0031750001	4 ETHERIAL ST	2023	\$309.24
0081360001	FIFTH ST END OF CANAL	2023	\$6,160.14
1200020001	BEEBE RD	2023	\$196.18
0049540001	117 RIVER AVE	2023	\$103.16
0057480001	35 LAMBERT DR REAR	2023	\$16.64
7125620001	LAUREL HILL RD	2023	\$93.11
0100340001	97 FOREST ST	2023	\$397.28
0023810001	OAKRIDGE ST	2023	\$798.40
0220190001	HANSEN RD	2023	\$109.74
0074650001	24 JOHN ST	2023	\$1,317.92
0105330001	177 CENTRAL AVE	2023	\$3,541.16
118001017N	THAMES TER	2023	\$1,088.72
0122790001	145 ELIZABETH ST	2023	\$1,165.12
0080480001	296 HAMILTON AVE	2018-2020	\$25,595.64
0048960001	68 SWEET BRIAR ST	2021	\$312.13
<b>TOTAL</b>			<b>\$47,045.26</b>

Dated at Norwich, Connecticut this 19th day of March 2025.

ATTEST:   
Roseanne Muscarella  
City Clerk

THIS IS TO CERTIFY that the following is a true and attested copy of a resolution adopted by the Council of the City of Norwich at a meeting held on March 17, 2025 and that the same has not been amended or rescinded:

**BE IT RESOLVED** that the following be appointed as a **regular member** to the Board of Assessment Appeals for a term to expire on June 1, 2027 or until a successor is appointed;

Edward David Thomas Jr (R)

Dated at Norwich, Connecticut this 19th day of March 2025.

ATTEST:   
Roseanne Muscarella  
City Clerk

THIS IS TO CERTIFY that the following is a true and attested copy of a resolution adopted by the Council of the City of Norwich at a meeting held on March 17, 2025 and that the same has not been amended or rescinded:

**BE IT RESOLVED** that the below named be appointed as an alternate member to the Senior Affairs Commission with a term to expire on September 1, 2027 or until a successor is appointed:

Kimmmie Patota (D)

Dated at Norwich, Connecticut this 19th day of March 2025.

ATTEST:   
Roseanne Muscarella  
City Clerk

THIS IS TO CERTIFY that the following is a true and attested copy of a resolution adopted by the Council of the City of Norwich at a meeting held on March 17, 2025 and that the same has not been amended or rescinded:

**WHEREAS**, the Council of the City of Norwich, by resolution adopted April 6, 2015 leased certain land located off Wawecus Street between Routes 2 and 32 and the Norwich Little League complex from the State of Connecticut through its Department of Transportation, to be used for recreational purposes only, continuing a practice of leasing this land; and

**WHEREAS**, the lease runs for a term of five (5) years through July 31, 2020 and requires no monetary consideration; and

**WHEREAS**, the lease provides the city with the right to renew the lease for up two (2) additional five (5) year terms, subject to review and update of the rental fee; and

**WHEREAS**, the city is required to give notice to the state in order to exercise an option; and

**WHEREAS**, the Council of the City of Norwich, by resolution adopted May 18, 2020 authorized and directed City Manager John Salomone to execute and deliver to the State an acknowledgement of the City's decision to renew the lease for an additional five (5) year period through July 31, 2030.

**NOW, THEREFORE BE IT RESOLVED, BY THE COUNCIL OF THE CITY OF NORWICH, CONNECTICUT** that City Manager John Salomone be and hereby is authorized and directed to execute and deliver to the State an acknowledgment of the city's decision to renew the lease for an additional five (5) year period through July 31, 2030, all of the terms and conditions of the subject Lease Agreement to remain in full force and effect, by executing and returning a copy of the letter dated March 3, 2025 attached hereto as Exhibit A, with such other acknowledgment as he may deem appropriate.



March 3, 2025

Mr. John L. Salomone  
City Manager  
Norwich City Hall  
100 Broadway, Rm 219  
Norwich, Connecticut 06360

Dear Mr. Salomone:

Subject: Lease of State Land – Norwich  
CT Routes 2 and 32  
File No.: 103-074-034A

The subject Lease Agreement will expire on July 31, 2025. In accordance with Article 4 on page 2 of the Lease Agreement, you have an option to renew the Lease Agreement for an additional five (5) year period of time. **The rental fee for the option period shall remain for no monetary consideration.** All other terms and conditions of the subject Lease Agreement shall remain in full force and effect. The term of the option is for a five-year period which will commence on August 1, 2025 and end on July 31, 2030.

If you are in agreement to exercise this option, please execute this form on the signature line and return it prior to the termination date of the current Lease Agreement. Failure to exercise your renewal option and submit an ACORD insurance certificate by this date will result in the termination of the Lease Agreement. Once terminated, a \$500.00 administrative fee will be imposed for the preparation of a new lease agreement.

If you have any questions, please contact Chelsea McNamara, the Property Agent assigned the file, at 860-594-2699 or at [Chelsea.McNamara@ct.gov](mailto:Chelsea.McNamara@ct.gov).

Very truly yours,

Dennis J. McDonald  
Supervising Property Agent  
Property Management Section  
Division of Rights of Way

Acknowledged and Accepted on Behalf of  
City of Norwich

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

\_\_\_\_\_  
John L. Salomone  
City Manager

2800 Berlin Turnpike  
P.O. Box 317546  
Newington, CT 06131-7546  
860-594-2475

Dated at Norwich, Connecticut this 19th day of March 2025.

ATTEST:

Roseanne Muscarella  
City Clerk

CT.GOV/DOT

THIS IS TO CERTIFY that the following is a true and attested copy of a resolution adopted by the Council of the City of Norwich at a meeting held on March 17, 2025 and that the same has not been amended or rescinded:

**BE IT RESOLVED** that the below named be appointed as **regular members** of the Recreation Advisory Board with a term to expire on March 15, 2026 or until a successor is appointed:

James Wes Murphy (D)

Dated at Norwich, Connecticut this 19th day of March 2025.

ATTEST:   
Roseanne Muscarella  
City Clerk

THIS IS TO CERTIFY that the following is a true and attested copy of a resolution adopted by the Council of the City of Norwich at a meeting held on March 17, 2025 and that the same has not been amended or rescinded:

**BE IT RESOLVED** that the below named be appointed as a **regular member** to the Historic District Commission with a term to expire on December 31, 2029 or until a successor is appointed:

Ed Aberbach (U)

**BE IT RESOLVED** that the below named be appointed as a **Alternate Member** to the Historic District Commission with a term to expire on December 31, 2026 or until a successor is appointed:

Megan Campbell (U)  
Tyler Booth (U)

Dated at Norwich, Connecticut this 19th day of March 2025.

ATTEST:   
Roseanne Muscarella  
City Clerk

THIS IS TO CERTIFY that the following is a true and attested copy of a resolution adopted by the Council of the City of Norwich at a meeting held on March 17, 2025 and that the same has not been amended or rescinded:

**BE IT RESOLVED** that the below named be appointed as a **regular member** to the Greeneville NRZ:

Jessica Mullin (D)

Dated at Norwich, Connecticut this 19th day of March 2025.

ATTEST: 

Roseanne Muscarella  
City Clerk