



The Metropolitan District

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**DISTRICT BOARD  
REGULAR MEETING  
MONDAY, JUNE 2, 2025 5:30 PM  
555 MAIN STREET, HARTFORD, CT  
Dial in #: (415)-655-0001; Access Code: 2300 304 2990#  
[Meeting Video Link](#)**

*The general public is welcome to call into the meeting. Everyone on the call will need to mute their phone to limit background noise disrupting the meeting. Please silence your cell phones during the meeting.*

1. MEETING CALLED TO ORDER
2. ROLL CALL
3. PLEDGE OF ALLEGIANCE
4. APPROVAL OF MEETING MINUTES OF MAY 5, 2025
5. PUBLIC COMMENTS RELATIVE TO AGENDA ITEMS
6. INDEPENDENT CONSUMER ADVOCATE COMMENTS & QUESTIONS RELATIVE TO AGENDA ITEMS
7. REPORT FROM DISTRICT CHAIRMAN
8. REPORT FROM CHIEF EXECUTIVE OFFICER
9. REPORT FROM DISTRICT COUNSEL
10. PRESENTATION BY METRO HARTFORD ALLIANCE
11. WATER BUREAU - CONSIDERATION AND POTENTIAL ACTION RE: APPROVAL OF AVAILABILITY & CAPACITY GUIDELINES (April 28, 2025)
12. BOARD OF FINANCE –
  - A. CONSIDERATION AND POTENTIAL ACTION RE: AUTHORIZATION TO EXECUTE PROJECT LOAN AND PROJECT GRANT AGREEMENTS, PROJECT LOAN AND PROJECT GRANT AND PRINCIPAL FORGIVENESS AGREEMENTS, AND INTERIM FUNDING OBLIGATIONS AND PROJECT LOAN OBLIGATIONS IN AN AMOUNT NOT TO EXCEED: (May 19, 2025)
    - I. \$27,142,928.40 IN ORDER TO FUND THE IMPLEMENTATION OF THE SANITARY SEWER EVALUATION STUDY IN WEST HARTFORD
    - II. \$10,000,000 IN ORDER TO FUND A 2022 CAPITAL IMPROVEMENT PROGRAM PROJECT - FARMINGTON AVENUE 11/SISSON AVENUE AREA WATER MAIN REPLACEMENT PROGRAM IN HARTFORD
    - III. \$17,125,000 IN ORDER TO FUND A 2023 CAPITAL IMPROVEMENT PROGRAM PROJECT - UPGRADES TO THE ROCKY HILL WATER POLLUTION CONTROL FACILITY PRELIMINARY AND ELECTRICAL UPGRADES



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- IV. **\$8,570,000 IN ORDER TO FUND A 2023 CAPITAL IMPROVEMENT PROGRAM PROJECT - WATER MAIN REPLACEMENTS IN EAST HARTFORD**
- V. **\$1,600,000 IN ORDER TO FUND A 2024 CAPITAL IMPROVEMENT PROGRAM PROJECT - WASTEWATER COLLECTION SYSTEM IMPROVEMENTS IN HARTFORD AND EAST HARTFORD**
- VI. **\$3,000,000 AND \$7,000,000 IN ORDER TO FUND VARIOUS 2024 CAPITAL IMPROVEMENT PROGRAM PROJECTS – WATER MAIN IMPROVEMENTS/REPLACEMENTS IN HARTFORD**
- VII. **\$1,000,000 FOR 2025 INTEGRATED PLAN PROJECT- LTCP/IP DISTRICT WIDE SEWER SEPARATION DRAINAGE STUDY AND \$1,000,000 SUPPLEMENTAL APPROPRIATION TO THE 2025 CAPITAL IMPROVEMENT PROGRAM**
- B. **REPORT RE: FINAL RESOLUTION OF KOJV DIFFERING SITE CONDITION CLAIMS** (March 31, 2025)
- C. **DISCUSSION RE: OFFICIAL DUTIES AND RESPONSIBILITIES OF THE INDEPENDENT CONSUMER ADVOCATE** (March 31, 2025)
- 13. **CONSIDERATION AND POTENTIAL ACTION RE: LEASE OF REAL ESTATE FOR FUEL CELL – 235 BRAINARD ROAD HARTFORD (POSSIBLE EXECUTIVE SESSION)**
- 14. **OPPORTUNITY FOR GENERAL PUBLIC COMMENTS**
- 15. **COMMISSIONER REQUESTS FOR CONSIDERATION OF FUTURE AGENDA ITEMS**
- 16. **ADJOURNMENT**

**WATER BUREAU  
APPROVAL OF AVAILABILITY & CAPACITY ANALYSIS GUIDELINES**

To: District Board

June 2, 2025

From: Water Bureau

The Metropolitan District ("District" or "MDC") requires that an Availability & Capacity ("AC") analysis of the District's drinking water system be completed prior to permitting any connection of a service pipe larger than 1-inch in diameter to the District infrastructure through MDC's Utility Services Department. The purpose of the Availability & Capacity ("AC") analysis is to first determine the availability of District infrastructure and second, to determine whether or not available capacity within the District distribution system exists to meet the proposed needs of such connection. The District will provide a letter stating whether there is, or is not, adequate capacity available for proposed connections.

At a meeting of the Water Bureau on May 19, 2025 it was:

**VOTED:** That the Water Bureau recommends to the District Board passage of the following resolution:

**RESOLVED:** The District Board hereby approves the attached Availability & Capacity Analysis Guidelines;

Respectfully submitted,

A handwritten signature in black ink that reads "John Mirtle". The signature is fluid and cursive, with the first name "John" and last name "Mirtle" clearly distinguishable.

John S. Mirtle, Esq.  
District Clerk



## **Availability and Capacity Analysis Guidelines**

### **WATER**

#### **The Metropolitan District**

#### **PURPOSE**

The Metropolitan District (“District” or “MDC”) requires that an Availability and Capacity (AC) Analysis be completed prior to connecting or modifying a water connection through MDC’s Utility Service Department. An owner and/or developer may be required by their lender or another entity to obtain a letter from The Metropolitan District stating whether there is, or is not, water service available (adjacent) to the proposed development/redevelopment/change-in-use (including fire suppression system additions/alterations) at the site and if such services are of sufficient capacity for the planned development. The intent of the availability and capacity analysis process is to research the capability of the existing District water distribution system to meet the consumption for the proposed residential dwellings of four or more units or commercial/industrial buildings. Residential properties of 1-3 units are exempt from the AC process.

#### **AVAILABILITY AND CAPACITY (AC) PROCESS SUMMARY**

1. A *formal written request (hard copy)* for an availability and capacity analysis is made to the MDC Technical Services Department, 555 Main Street, Hartford, Connecticut 06103. or [techservices@themdc.com](mailto:techservices@themdc.com). This request must include:
  - Location of the proposed development, including a street address and a location map.
  - Payment of the current Administrative Review Fee (See published rate at [www.themdc.org](http://www.themdc.org)) per utility by check made payable to The Metropolitan District or through available online payment system. *Please do not submit checks separately from the hard copy request and without reference to the invoice or project/development name.*
  - Detailed technical information as described below in the “Required Detailed Information” section.
2. District staff will review the submitted information to determine if the District’s current infrastructure can accommodate the planned domestic and fire water usage. District staff may request additional information as applicable to the particular development and design.
3. The District will provide a written response if there is, or is not, sufficient availability and capacity to provide the planned development with water service from the referenced project, as detailed by the owner and/or developer.

## (Water/Sanitary) Availability and Capacity Analysis (continued)

4. Our analysis does not focus on the technical adequacy of the design; such a review is conducted during the Developer's Permit-Agreement process or connection permitting process by MDC Utility Services Department, as applicable.
  - a. Due to the age of the MDC infrastructure in some areas, additional investigation of the condition water mains may be required prior to finalizing the AC. The location or condition of the service or main may necessitate installation to an alternate nearby MDC main. This additional investigation may include conducting hydrant flow tests to confirm water main capacity.
5. Following the review of the required information, MDC will provide to the owner/requester with an AC letter (via email and regular mail) of MDC's determination on availability and capacity of the District system(s), with copies to the other appropriate municipal departments (i.e. Fire, Planning and Zoning, Development Services, etc.).
6. Once all AC approvals (Water, Sewer and storm) are obtained, the Owner/Developer may then proceed to the MDC Utility Services Department to apply for each applicable utility connection permit.

## REQUIRED DETAILED INFORMATION

### **Domestic Water Service**

*The below requirements shall be adhered to by the Engineer when submitting the AC review request:*

1. Drawings – provide 24 x 36-inch sheets of:
  - a. Existing survey (including lot lines/owner names/addresses)
  - b. Utility Plan (no contours)
  - c. Grading Plan (with contours)
2. Estimated water usage calculated per *DPH design flow guidelines*, with average volume per day (gpd) and peak flow (gpm). **Flow shall not be calculated using fixture counts (CT Plumbing Code maximums).**
3. The type of dwelling units planned for the development (single-family, townhome, multi-unit, etc.), or type of commercial or industrial facility (office, retail, restaurant, hotel, manufacturing, etc.), including lot size and proposed lawn coverage, if irrigation is planned.
4. For residential developments, the number of one-bedroom, two-bedroom, three-bedroom, etc. units planned for the development so that the volume of use per day (gpd) may be calculated per State of Connecticut Department of Public Health (DPH) guidelines. The Engineer is required to provide calculations for MDC review.
5. For commercial and industrial facilities, the size (square feet per use) and type of the proposed commercial or industrial facilities; specifically, the number of restrooms planned (office and retail), the number of seats (restaurant), the number of rooms (hotel), the number of beds (medical facility), the number of employees, etc.

## **(Water/Sanitary) Availability and Capacity Analysis (continued)**

6. Other water uses within the planned development, such as landscape or other irrigation; community buildings (kitchen facilities, rest rooms and/or locker rooms, etc.), swimming pool; HVAC equipment cleaning/blow down or fill cycles; intermittent but high instantaneous high flow processes (tank fill, tank draining, or other); or other facilities.
7. General - Pressure and quantity of water service available may vary across a development due to the elevation of specific dwelling units and/or buildings, as well as concurrent water consumption within the development and the surrounding area (and may vary upon the time of day). During the AC review, MDC uses a calibrated domestic water distribution model to estimate water flow and pressures for a simulated yearly maximum system demand day at the simulated highest demand hours of a 24-hour day (to be conservative).
8. State of Connecticut Department of Public Health Regulations - require that The Metropolitan District provide a minimum water pressure of 25 psi (with 35 psi recommended), and a maximum water pressure of 125 psi (as measured at the water main). Current plumbing codes note to install pressure reducing valves onsite (inside buildings) where the public water supply is over 80-psi coming into a building.

### **Fire Services**

*The below requirements shall be adhered to by the Engineer when submitting the AC review request:*

1. General - Due to the particularly large demand characteristics of fire flows as compared to domestic water needs, the MDC has established a total fire flow limit of 1500 GPM District-wide. Fire flow requires special attention and consideration (whether required for a renovation, a sprinkler conversion, or addition project) to protect the water distribution system. When specific fire flows are required for planned installations - including sprinklers, fire pump, and/or fire hydrants on site – these flow demands must be provided by the developer so it may be addressed in the Availability and Capacity request.
2. Note by Ordinance - Fire Flow not guaranteed-by MDC Water Ordinance Section W7b, MDC does not guarantee pressure nor flow and is not liable for the interruption of service.
3. Total Fire Flow Demand – Provide per local and State building and fire prevention codes for fire flow requirements. Notably the NFPA Codes 1 and 13 and/or in conjunction with Insurance Services Office, Inc., 2014, Guide for Determination of Needed Fire Flow. The total fire flow demand for the property is the largest of either the demand by building type and separation distances, the largest sprinkler system zone demand with hose flow allowance, or standpipe flow as required by code and approved by the Fire Marshal.
4. Sprinklers – Provide the largest sprinkler zone demand (out of all the buildings on the entire individual lot) for conditions that are new, existing, renovated, expanded, etc .
  - i. Zone demand (in gpm)
  - ii. Hose allowance (in gpm)

## **(Water/Sanitary) Availability and Capacity Analysis (continued)**

- iii. Sprinkler system type - provide type (listed below). For any other sprinkler type than "Wet", please provide the zone flow (gpm) and the diameter size (inches) of the riser/alarm valve. (Note – due to their large sudden flow changes and potential for water hammer, MDC encourages the use of alternate systems when an ESFR, Dry, or Deluge system are planned – for example, heat tracing or heated spaces with a wet system, or else surge mitigation measures may be required and/or the addition of a fire service meter and meter pit):
  - a) Wet
  - b) Early Suppression Fire Response (ESFR)
  - c) Dry
  - d) Deluge
- 5. Standpipe(s)
  - iv. Flow - in gpm
  - v. Wet or Dry – Connected directly to the fire service piping coming into the building (Wet), or is fed from a fire department pumper truck connection on the outside of the building (Wet or Dry).
- 6. Hydrants - The number of new or existing private fire hydrants (onsite) and proposed public fire hydrants (within the public right of way)
  - a. Number of hydrants at MDC distribution system pressure
  - b. Number of private hydrants downstream of onsite fire pump and/or tank (if applicable)
  - c. Required flow (gpm) from hydrants by type
- 7. Fire Pump – When a fire pump is required, provide the capacity (gpm) required and expected test flow (gpm). Please note the following:
  - i. Fire pump direct connections to the MDC system will be reviewed on a case by case basis.
  - ii. Total fire flow demand over 1500 gpm will require a fire storage tank and therefore a fire pump.
  - iii. Fire service meter and meter pit will be required.
- 8. Meters – Meters are required to be installed on all fire services within a District approved meter pit per Water Supply Ordinance W2I, that meet the following criteria:
  - a. Maximum Planned Total Fire Flow – 1,500 gpm or greater;
  - b. A Fire Pump that draws directly from the District's water distribution system;
  - c. A Fire Storage Tank supplied directly by the District's water distribution system;
  - d. Early Suppression Fire Response (ESFR), Dry Type or Deluge Sprinkler Systems;
  - e. Private Fire Hydrants installed 100 feet or more beyond the property line or when required by the Director of Engineering and Planning;
  - f. Any fire service that in the sole discretion of the Director of Engineering and Planning warrants metering due to potential impact on the District's distribution system.

## **(Water/Sanitary) Availability and Capacity Analysis (continued)**

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9. Hydrant Pressure/Flow Tests – The owner and/or developer may request a public hydrant flow test(s) in the vicinity of the subject site to obtain actual local system flow rates with residual pressures (at the tested time of day) for design purposes. For these tests, please contact the MDC's Utility Services Department at (860) 278-7850 Extension 3780 or at [utilityservices@themdc.com](mailto:utilityservices@themdc.com) to coordinate and pay the hydrant flow test fee (See published rate at [www.themdc.org](http://www.themdc.org)). Please indicate in your request if a flow test is planned or has been performed for the site. Note that though the hydrant flow test may indicate a large flow, this may not be the allowed flow based on pressure losses in the system (either local or remote).



**RESOLUTION TO AUTHORIZE THE DISTRICT TO EXECUTE AND DELIVER ONE OR MORE PROJECT LOAN AND PROJECT GRANT AGREEMENTS AND ONE OR MORE PROJECT LOAN AND PROJECT GRANT AND PRINCIPAL FORGIVENESS AGREEMENTS AND ANY AND ALL INTERIM FUNDING OBLIGATIONS AND PROJECT LOAN OBLIGATIONS IN AN AMOUNT NOT TO EXCEED \$27,142,928.40 IN ORDER TO FUND THE IMPLEMENTATION OF THE SANITARY SEWER EVALUATION STUDY IN HARTFORD**

To: District Board

June 2, 2025

From: Board of Finance

Staff seeks approval from your Board to execute and deliver the Interim Funding Obligation and/or Project Loan Obligation to the State of Connecticut for Clean Water Fund loan and grant to be used to fund the Implementation of the sanitary sewer evaluation study in Hartford (C-24R01).

At a meeting of the Board of Finance held on May 19, 2025, it was:

**Voted:** That the Board of Finance recommends to the District Board passage of the following resolutions from Bond Counsel:

**WHEREAS**, on September 5, 2012 the District approved a resolution that was subsequently approved in November of 2012 by referendum by the voters of the District entitled:

RESOLUTION APPROPRIATING A FURTHER \$800,000,000 FOR THE DISTRICT'S COMBINED SEWER OVERFLOW, SANITARY SEWER OVERFLOW AND NITROGEN REMOVAL PROGRAMS TO DECREASE LEVELS OF POLLUTION IN THE CONNECTICUT RIVER AND LONG ISLAND SOUND TO COMPLY WITH A CONSENT DECREE OF THE UNITED STATES DISTRICT COURT OF THE DISTRICT OF CONNECTICUT AND A CONSENT ORDER OF THE CONNECTICUT DEPARTMENT OF ENERGY AND ENVIRONMENTAL PROTECTION AND AUTHORIZING THE ISSUANCE OF A FURTHER \$800,000,000 BONDS, NOTES OR OTHER OBLIGATIONS OF THE DISTRICT TO MEET SAID APPROPRIATION AND PENDING THE ISSUANCE THEREOF THE MAKING OF TEMPORARY BORROWINGS FOR SUCH PURPOSE (the "Resolution"); and

**WHEREAS**, the Resolution provides, among other things, an appropriation and bond authorization in the amount of \$800,000,000, a portion of which the District plans to spend and borrow for the implementation of the Sanitary Sewer Evaluation Study in Hartford in the amounts described herein (the "Project"); and

**WHEREAS**, the Resolution further provides that "the District may issue bonds, notes or certificates of indebtedness authorized hereby in the form of interim funding obligations in anticipation of project loan obligations....as the District Board shall determine, in

accordance with Connecticut laws and the District's Charter, following recommendation of the Board of Finance"; and

**WHEREAS**, the Resolution further states that "[t]he aggregate principal amount of the Clean Water Fund Obligations to be issued, the dated date, final maturity, rate or rates of interest, the date, time of issue and sale and all other terms, details and particulars of such Clean Water Fund Obligations, subject to the provisions of the Clean Water Fund Program, shall be determined by the District Board, following a recommendation of the Board of Finance"; and

**WHEREAS**, Section 4-5 of the District's Charter also requires that "the resolution for the issuance of such bonds, notes or other certificates of debt to be adopted by the district board shall designate such name or title for the issue as seems appropriate, set forth the amount of the issue and the purposes for which its avails are to be used and provide as to the form, interest payment periods, the amount of such bonds, notes or other certificates of debt, the date of issue and maturity, the method of registration, if any, and whether the same shall carry interest coupons or otherwise. Such resolution may also provide for the rate of interest or, upon recommendation of the board of finance of the district, the rate of interest may be fixed by the bidders for such bonds in multiples of one-twentieth of one per cent per annum, but in neither case shall the rate of interest exceed six per cent per annum"; and

**WHEREAS**, the District has submitted and/or plans to submit one or more applications to the State of Connecticut Department of Energy and Environmental Protection ("DEEP") to determine whether the Project will be eligible for funding under the Clean Water Fund Program (as defined in the Resolution); and

**WHEREAS**, in anticipation of DEEP determining that the Project will be eligible under the Clean Water Fund Program, the District Board desires to (1) authorize the District to execute and deliver one or more Project Loan and Project Grant Agreements, one or more Project Loan and Project Grant and Principal Forgiveness Agreements, as applicable, and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$27,142,928.40 in order to fund the Project described in the Resolution, and (2) make such other determinations of the particulars of any and all such Interim Funding Obligations and Project Loan Obligations as described herein.

**BE IT RESOLVED:**

Section 1. The Board Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, are authorized to execute and deliver one or more Project Loan and Project Grant Agreements and one or more Project Loan and Project Grant and Principal Forgiveness Agreements, as applicable (each, an "Agreement") which will provide State funding in an amount not to exceed \$33,928,660.50, with approximately \$6,785,732.10 in grants and approximately \$27,142,928.40 in loans, and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$27,142,928.40 to fund the Project


described in the Resolution and determined by the DEEP as eligible under the Clean Water Fund.

Section 2. The Interim Funding Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DEEP, dated as of their date of issue, incorporate the amount of issue and the specific Project to be funded, and shall mature within six months of the Scheduled Completion Date, as defined in each Agreement, shall bear interest at the rate of two percent (2.00%) per annum, shall be payable as to principal and interest as provided in each Agreement, and to the extent not paid prior to maturity from District funds, may be renewed by the issuance of Interim Funding Obligations or Project Loan Obligations, all as provided in each Agreement.

Section 3. The Project Loan Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DEEP, dated as of their date of issue, incorporate the amount of issue and the specific Project to be funded, and shall mature no later than twenty years from the Scheduled Completion Date, shall bear interest at the rate of two percent (2.00%) per annum and shall be payable as to principal and interest in monthly installments, all as provided in each Agreement.

Section 4. The prior actions by the Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, in furtherance of this resolution are hereby ratified and confirmed in all respects. Capitalized terms used herein and not defined shall have the meanings ascribed to them in each Agreement.

Respectfully Submitted,

A handwritten signature in black ink that reads "John Mirtle". The signature is written in a cursive, flowing style.

John S. Mirtle, Esq.  
District Clerk

**RESOLUTION TO AUTHORIZE THE DISTRICT TO EXECUTE AND DELIVER ONE OR MORE PROJECT LOAN AND PROJECT SUBSIDY AGREEMENTS AND ONE OR MORE PROJECT LOAN AND PROJECT SUBSIDY AND PRINCIPAL FORGIVENESS AGREEMENTS AND ANY AND ALL INTERIM FUNDING OBLIGATIONS AND PROJECT LOAN OBLIGATIONS IN AN AMOUNT NOT TO EXCEED \$10,000,000 IN ORDER TO FUND A 2022 CAPITAL IMPROVEMENT PROGRAM PROJECT**

To: District Board

June 2, 2025

From: Board of Finance

Staff seeks approval from your Board to execute and deliver the Interim Funding Obligation and/or Project Loan Obligation to the State of Connecticut for DWSRF loan and grant to be used to fund 2022 Capital Improvement Program Project Resolution No. 10 Farmington 11/Sisson Area Water Main Replacements (C-22001) for construction, construction management and inspection costs for the replacement of existing water mains and service reconnections in the Farmington Avenue/Sisson Avenue area in Hartford.

At a meeting of the Board of Finance held on May 19, 2025, it was:

**Voted:** That the Board of Finance recommends to the District Board passage of the following resolutions from Bond Counsel:

**WHEREAS**, on December 6, 2021, the District Board approved that certain resolution entitled "RESOLUTION APPROPRIATING \$94,600,000 FOR THE DISTRICT'S 2022 CAPITAL IMPROVEMENT PROGRAM AND AUTHORIZING THE ISSUANCE OF BONDS OR NOTES OF THE DISTRICT IN AN AMOUNT NOT TO EXCEED \$94,600,000 TO FINANCE SAID APPROPRIATION" (the "Resolution") after the recommendation of the Board of Finance; and

**WHEREAS**, the Resolution provides, among other things, an appropriation and bond authorization in the amount of \$10,000,000 for the capital improvement program project set forth therein as No. 10 (the "Project"), as more particularly attached hereto and incorporated herein; and

**WHEREAS**, the Resolution further provides that "the District may issue bonds, notes or certificates of indebtedness authorized hereby in the form of interim funding obligations in anticipation of project loan obligations....as the District Board shall determine, in accordance with Connecticut laws and the District's Charter, following recommendation of the Board of Finance"; and

**WHEREAS**, the Resolution further states that "[t]he aggregate principal amount of the Drinking Water Obligations to be issued, the dated date, final maturity, rate or rates of interest, the date, time of issue and sale and all other terms, details and particulars of such Drinking Water Obligations, subject to the provisions of the Drinking Water

Program, shall be determined by the District Board, following a recommendation of the Board of Finance”; and

**WHEREAS**, Section 4-5 of the District’s Charter also requires that “the resolution for the issuance of such bonds, notes or other certificates of debt to be adopted by the district board shall designate such name or title for the issue as seems appropriate, set forth the amount of the issue and the purposes for which its avails are to be used and provide as to the form, interest payment periods, the amount of such bonds, notes or other certificates of debt, the date of issue and maturity, the method of registration, if any, and whether the same shall carry interest coupons or otherwise. Such resolution may also provide for the rate of interest or, upon recommendation of the board of finance of the district, the rate of interest may be fixed by the bidders for such bonds in multiples of one-twentieth of one per cent per annum, but in neither case shall the rate of interest exceed six per cent per annum”; and

**WHEREAS**, the District has submitted and/or plans to submit one or more applications to the State of Connecticut Department of Public Health (“DPH”) to determine whether the Project will be eligible for funding under the Drinking Water Program (as defined in the Resolution); and

**WHEREAS**, in anticipation of DPH determining that the Project will be eligible under the Drinking Water Program, the District Board desires to (1) authorize the District to execute and deliver one or more Project Loan and Project Subsidy Agreements, one or more Project Loan and Project Subsidy and Principal Forgiveness Agreements, as applicable, and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$10,000,000 in order to fund any or all of the Project described in the Resolution, and (2) make such other determinations of the particulars of any and all such Interim Funding Obligations and Project Loan Obligations as described herein.

**BE IT RESOLVED:**

Section 1. The Board Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, are authorized to execute and deliver one or more Project Loan and Project Subsidy Agreements and one or more Project Loan and Project Subsidy and Principal Forgiveness Agreements, as applicable (each, an “Agreement”) and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$10,000,000 to fund any or all of the Project described in the Resolution and determined by the DPH as eligible under the Drinking Water Program.

Section 2. The Interim Funding Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DPH, dated as of their date of issue, incorporate the amount of issue and the specific Project to be funded, and shall mature within six months of the Scheduled Completion Date, as defined in each Agreement, shall bear interest at the rate of two percent (2.00%) per annum, shall be payable as to principal and interest as provided in each Agreement, and to the extent not

paid prior to maturity from District funds, may be renewed by the issuance of Interim Funding Obligations or Project Loan Obligations, all as provided in each Agreement.

Section 3. The Project Loan Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DPH, dated as of their date of issue, incorporate the amount of issue and the specific Project to be funded, and shall mature no later than twenty years from the Scheduled Completion Date, shall bear interest at the rate of two percent (2.00%) per annum and shall be payable as to principal and interest in monthly installments, all as provided in each Agreement.

Section 4. The prior actions by the Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, in furtherance of this resolution are hereby ratified and confirmed in all respects. Capitalized terms used herein and not defined shall have the meanings ascribed to them in each Agreement.

Respectfully Submitted,

A handwritten signature in black ink that reads "John Mirtle". The signature is written in a cursive, flowing style.

John S. Mirtle, Esq.  
District Clerk

**RESOLUTION TO AUTHORIZE THE DISTRICT TO EXECUTE AND DELIVER ONE OR MORE PROJECT LOAN AND PROJECT GRANT AGREEMENTS AND ONE OR MORE PROJECT LOAN AND PROJECT GRANT AND PRINCIPAL FORGIVENESS AGREEMENTS AND ANY AND ALL INTERIM FUNDING OBLIGATIONS AND PROJECT LOAN OBLIGATIONS IN AN AMOUNT NOT TO EXCEED \$17,125,000 IN ORDER TO FUND A 2023 CAPITAL IMPROVEMENT PROGRAM PROJECT**

To: District Board

June 2, 2025

From: Board of Finance

Staff seeks approval from your Board to execute and deliver the Interim Funding Obligation and/or Project Loan Obligation to the State of Connecticut for DWSRF loan and grant to be used to fund 2023 Capital Improvement Program Project Resolution No. 8 and 2024 Supplemental Appropriations No.1- Rocky Hill Water Pollution Control Facilities Preliminary and Electrical Upgrades (C-23S07) updating the headworks facilities at the Rocky Hill Water Pollution Control Facility including but not limited to the replacement of the bar screen and grit removal equipment. Installation of pre-engineered screening building and canopy to protect the new equipment and shelter operators during inclement weather. Project will include all mechanical, electrical, structural, architectural, instrumentation, and control.

At a meeting of the Board of Finance held on May 19, 2025, it was:

**Voted:** That the Board of Finance recommends to the District Board passage of the following resolutions from Bond Counsel:

**WHEREAS**, on December 5, 2022, the District Board approved that certain resolution entitled “RESOLUTION APPROPRIATING \$144,573,750 FOR THE DISTRICT’S 2023 CAPITAL IMPROVEMENT PROGRAM AND AUTHORIZING THE ISSUANCE OF BONDS OR NOTES OF THE DISTRICT IN AN AMOUNT NOT TO EXCEED \$144,573,750 TO FINANCE SAID APPROPRIATION” (the “Original Resolution”) after the recommendation of the Board of Finance; and

**WHEREAS**, on September 9, 2024, the District Board approved that certain resolution entitled “SUPPLEMENTAL APPROPRIATION OF \$4,000,000 FOR 2023 CAPITAL IMPROVEMENT PROGRAM – WASTEWATER TREATMENT AND AUTHORIZATION FOR ISSUANCE OF BONDS OR NOTES NOT TO EXCEED \$4,000,000” (the “Supplemental Resolution”, and together with the Original Resolution, the “Resolution”); and

**WHEREAS**, the Resolution provides, among other things, an appropriation and bond authorization in the amount of \$17,125,000 for the capital improvement program project set forth therein as No. 8 in the Original Resolution, and No. 1 in the Supplemental Resolution (the “Project”), as more particularly attached hereto and incorporated herein; and

**WHEREAS**, the Resolution further provides that “the District may issue bonds, notes or certificates of indebtedness authorized hereby in the form of interim funding obligations in anticipation of project loan obligations....as the District Board shall determine, in accordance with Connecticut laws and the District’s Charter, following a recommendation of the Board of Finance”; and

**WHEREAS**, the Resolution further states that “[t]he aggregate principal amount of the Clean Water Fund Obligations to be issued, the dated date, final maturity, rate or rates of interest, the date, time of issue and sale and all other terms, details and particulars of such Clean Water Fund Obligations, subject to the provisions of the Clean Water Fund Program, shall be determined by the District Board, following a recommendation of the Board of Finance”; and

**WHEREAS**, Section 4-5 of the District’s Charter also requires that “the resolution for the issuance of such bonds, notes or other certificates of debt to be adopted by the district board shall designate such name or title for the issue as seems appropriate, set forth the amount of the issue and the purposes for which its avails are to be used and provide as to the form, interest payment periods, the amount of such bonds, notes or other certificates of debt, the date of issue and maturity, the method of registration, if any, and whether the same shall carry interest coupons or otherwise. Such resolution may also provide for the rate of interest or, upon recommendation of the board of finance of the district, the rate of interest may be fixed by the bidders for such bonds in multiples of one-twentieth of one per cent per annum, but in neither case shall the rate of interest exceed six per cent per annum”; and

**WHEREAS**, the District has submitted and/or plans to submit one or more applications to the State of Connecticut Department of Energy and Environmental Protection (“DEEP”) to determine whether the Project will be eligible for funding under the Clean Water Fund Program (as defined in the Resolution); and

**WHEREAS**, in anticipation of DEEP determining that the Project will be eligible under the Clean Water Fund Program, the District Board desires to (1) authorize the District to execute and deliver one or more Project Loan and Project Grant Agreements, one or more Project Loan and Project Grant and Principal Forgiveness Agreements, as applicable, and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$17,125,000 in order to fund any and all of the Project described in the Resolution, and (2) make such other determinations of the particulars of any and all such Interim Funding Obligations and Project Loan Obligations as described herein.

**BE IT RESOLVED:**

Section 1. The Board Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, are authorized to execute and deliver one or more Project Loan and Project Grant Agreements and one or more Project Loan and Project Grant and Principal Forgiveness Agreements, as applicable (each, an



“Agreement”) and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$17,125,000 to fund any or all of the Project described in the Resolution and determined by the DEEP as eligible under the Clean Water Fund.

Section 2. The Interim Funding Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DEEP, dated as of their date of issue, incorporate the amount of issue and the specific Project to be funded, and shall mature within six months of the Scheduled Completion Date, as defined in each Agreement, shall bear interest at the rate of two percent (2.00%) per annum, shall be payable as to principal and interest as provided in each Agreement, and to the extent not paid prior to maturity from District funds, may be renewed by the issuance of Interim Funding Obligations or Project Loan Obligations, all as provided in each Agreement.

Section 3. The Project Loan Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DEEP, dated as of their date of issue, incorporate the amount of issue and the specific Project to be funded, and shall mature no later than twenty years from the Scheduled Completion Date, shall bear interest at the rate of two percent (2.00%) per annum and shall be payable as to principal and interest in monthly installments, all as provided in each Agreement.

Section 4. The prior actions by the Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, in furtherance of this resolution are hereby ratified and confirmed in all respects. Capitalized terms used herein and not defined shall have the meanings ascribed to them in each Agreement.

Respectfully Submitted,

A handwritten signature in black ink that reads "John Mirtle". The signature is written in a cursive, flowing style.

John S. Mirtle, Esq.  
District Clerk

**RESOLUTION TO AUTHORIZE THE DISTRICT TO EXECUTE AND DELIVER ONE  
OR MORE PROJECT LOAN AND PROJECT SUBSIDY AGREEMENTS AND ONE  
OR MORE PROJECT LOAN AND PROJECT SUBSIDY AND PRINCIPAL  
FORGIVENESS AGREEMENTS AND ANY AND ALL INTERIM FUNDING  
OBLIGATIONS AND PROJECT LOAN OBLIGATIONS IN AN AMOUNT NOT TO  
EXCEED \$8,570,000 IN ORDER TO FUND A 2023 CAPITAL IMPROVEMENT  
PROGRAM PROJECT**

To: District Board

June 2, 2025

From: Board of Finance

Staff seeks approval from your Board to execute and deliver the Interim Funding Obligation and/or Project Loan Obligation to the State of Connecticut for DWSRF loan and grant to be used to fund 2023 Capital Improvement Program Project Resolution No. 12 - East Hartford Water Replacements (C-23W03) replacement of various water mains and aging infrastructure in residential East Hartford roads.

At a meeting of the Board of Finance held on May 19, 2025, it was:

**Voted:** That the Board of Finance recommends to the District Board passage of the following resolutions from Bond Counsel:

**WHEREAS**, on December 5, 2022, the District Board approved that certain resolution entitled "RESOLUTION APPROPRIATING \$144,573,750 FOR THE DISTRICT'S 2023 CAPITAL IMPROVEMENT PROGRAM AND AUTHORIZING THE ISSUANCE OF BONDS OR NOTES OF THE DISTRICT IN AN AMOUNT NOT TO EXCEED \$144,573,750 TO FINANCE SAID APPROPRIATION" (the "Resolution") after the recommendation of the Board of Finance; and

**WHEREAS**, the Resolution provides, among other things, an appropriation and bond authorization in the amount of \$8,570,000 for the capital improvement program project set forth therein as No. 12 in the Resolution (the "Project"), as more particularly attached hereto and incorporated herein; and

**WHEREAS**, the Resolution further provides that "the District may issue bonds, notes or certificates of indebtedness authorized hereby in the form of interim funding obligations in anticipation of project loan obligations....as the District Board shall determine, in accordance with Connecticut laws and the District's Charter, following recommendation of the Board of Finance"; and

**WHEREAS**, the Resolution further states that "[t]he aggregate principal amount of the Drinking Water Obligations to be issued, the dated date, final maturity, rate or rates of interest, the date, time of issue and sale and all other terms, details and particulars of such Drinking Water Obligations, subject to the provisions of the Drinking Water Program, shall be determined by the District Board, following recommendation of the Board of Finance"; and

**WHEREAS**, Section 4-5 of the District's Charter also requires that "the resolution for the issuance of such bonds, notes or other certificates of debt to be adopted by the district board shall designate such name or title for the issue as seems appropriate, set forth the amount of the issue and the purposes for which its avails are to be used and provide as to the form, interest payment periods, the amount of such bonds, notes or other certificates of debt, the date of issue and maturity, the method of registration, if any, and whether the same shall carry interest coupons or otherwise. Such resolution may also provide for the rate of interest or, upon recommendation of the board of finance of the district, the rate of interest may be fixed by the bidders for such bonds in multiples of one-twentieth of one per cent per annum, but in neither case shall the rate of interest exceed six per cent per annum"; and

**WHEREAS**, the District has submitted and/or plans to submit one or more applications to the State of Connecticut Department of Public Health ("DPH") to determine whether the Project will be eligible for funding under the Drinking Water Program (as defined in the Resolution); and

**WHEREAS**, in anticipation of DPH determining that the Project will be eligible under the Drinking Water Program, the District Board desires to (1) authorize the District to execute and deliver one or more Project Loan and Project Subsidy Agreements, one or more Project Loan and Project Subsidy and Principal Forgiveness Agreements, and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$8,570,000 in order to fund the Project described in the Resolution, and (2) make such other determinations of the particulars of any and all such Interim Funding Obligations and Project Loan Obligations as described herein.

**BE IT RESOLVED:**

Section 1. The Board Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, are authorized to execute and deliver one or more Project Loan and Project Subsidy Agreements and one or more Project Loan and Project Subsidy and Principal Forgiveness Agreements, as applicable (each, an "Agreement") and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$8,570,000 to fund any or all of the Project described in the Resolution and determined by the DPH as eligible under the Drinking Water Program.

Section 2. The Interim Funding Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DPH, dated as of their date of issue, incorporate the amount of issue and the specific Project to be funded, and shall mature within six months of the Scheduled Completion Date, as defined in each Agreement, shall bear interest at the rate of two percent (2.00%) per annum, shall be payable as to principal and interest as provided in each Agreement, and to the extent not paid prior to maturity from District funds, may be renewed by the issuance of Interim Funding Obligations or Project Loan Obligations, all as provided in each Agreement.

Section 3. The Project Loan Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DPH, dated as of their date of issue, incorporate the amount of issue and the specific Project to be funded, and shall mature no later than twenty years from the Scheduled Completion Date, shall bear interest at the rate of two percent (2.00%) per annum and shall be payable as to principal and interest in monthly installments, all as provided in each Agreement.

Section 4. The prior actions by the Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, in furtherance of this resolution are hereby ratified and confirmed in all respects. Capitalized terms used herein and not defined shall have the meanings ascribed to them in each Agreement.

Respectfully Submitted,

A handwritten signature in black ink that reads "John Mirtle". The signature is written in a cursive, flowing style.

John S. Mirtle, Esq.  
District Clerk

**RESOLUTION TO AUTHORIZE THE DISTRICT TO EXECUTE AND DELIVER ONE OR MORE PROJECT LOAN AND PROJECT GRANT AGREEMENTS AND ONE OR MORE PROJECT LOAN AND PROJECT GRANT AND PRINCIPAL FORGIVENESS AGREEMENTS AND ANY AND ALL INTERIM FUNDING OBLIGATIONS AND PROJECT LOAN OBLIGATIONS IN AN AMOUNT NOT TO EXCEED \$1,600,000 IN ORDER TO FUND A 2024 CAPITAL IMPROVEMENT PROGRAM PROJECT**

To: District Board

June 2, 2025

From: Board of Finance

Staff seeks approval from your Board to execute and deliver the Interim Funding Obligation and/or Project Loan Obligation to the State of Connecticut for DWSRF loan and grant to be used to fund 2024 Capital Improvement Program Project Resolution No. 3 - Various Wastewater Collection System Improvements in Hartford and East Hartford (C-24S03) for wastewater collection system improvements are necessary prior to replacing aging water mains on Chadwick, Goodwin, Deerfield, Hanmer and Francis Streets in East Hartford and Hartford.

At a meeting of the Board of Finance held on May 19, 2025, it was:

**Voted:** That the Board of Finance recommends to the District Board passage of the following resolutions from Bond Counsel:

**WHEREAS**, on December 4, 2023, the District Board approved that certain resolution entitled "RESOLUTION APPROPRIATING \$153,517,000 FOR THE DISTRICT'S 2024 CAPITAL IMPROVEMENT PROGRAM AND AUTHORIZING THE ISSUANCE OF BONDS OR NOTES OF THE DISTRICT IN AN AMOUNT NOT TO EXCEED \$153,517,000 TO FINANCE SAID APPROPRIATION" (the "Resolution") after the recommendation of the Board of Finance; and

**WHEREAS**, the Resolution provides, among other things, an appropriation and bond authorization in the amount of \$1,600,000 for the capital improvement program project set forth therein as No. 3 (the "Project"), as more particularly attached hereto and incorporated herein; and

**WHEREAS**, the Resolution further provides that "the District may issue bonds, notes or certificates of indebtedness authorized hereby in the form of interim funding obligations in anticipation of project loan obligations....as the District Board shall determine, in accordance with Connecticut laws and the District's Charter, following recommendation of the Board of Finance"; and

**WHEREAS**, the Resolution further states that "[t]he aggregate principal amount of the Clean Water Fund Obligations to be issued, the dated date, final maturity, rate or rates of interest, the date, time of issue and sale and all other terms, details and particulars of such Clean Water Fund Obligations, subject to the provisions of the Clean Water Fund

Program, shall be determined by the District Board, following a recommendation of the Board of Finance”; and

**WHEREAS**, Section 4-5 of the District’s Charter also requires that “the resolution for the issuance of such bonds, notes or other certificates of debt to be adopted by the district board shall designate such name or title for the issue as seems appropriate, set forth the amount of the issue and the purposes for which its avails are to be used and provide as to the form, interest payment periods, the amount of such bonds, notes or other certificates of debt, the date of issue and maturity, the method of registration, if any, and whether the same shall carry interest coupons or otherwise. Such resolution may also provide for the rate of interest or, upon recommendation of the board of finance of the district, the rate of interest may be fixed by the bidders for such bonds in multiples of one-twentieth of one per cent per annum, but in neither case shall the rate of interest exceed six per cent per annum”; and

**WHEREAS**, the District has submitted and/or plans to submit one or more applications to the State of Connecticut Department of Energy and Environmental Protection (“DEEP”) to determine whether the Project will be eligible for funding under the Clean Water Fund Program (as defined in the Resolution); and

**WHEREAS**, in anticipation of DEEP determining that the Project will be eligible under the Clean Water Fund Program, the District Board desires to (1) authorize the District to execute and deliver one or more Project Loan and Project Grant Agreements, one or more Project Loan and Project Grant and Principal Forgiveness Agreements, as applicable, and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$1,600,000 in order to fund any or all of the Project described in the Resolution, and (2) make such other determinations of the particulars of any and all such Interim Funding Obligations and Project Loan Obligations as described herein.

**BE IT RESOLVED:**

Section 1. The Board Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, are authorized to execute and deliver one or more Project Loan and Project Grant Agreements and one or more Project Loan and Project Grant and Principal Forgiveness Agreements, as applicable (each, an “Agreement”) and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$1,600,000 to fund the Project described in the Resolution and determined by the DEEP as eligible under the Clean Water Fund.

Section 2. The Interim Funding Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DEEP, dated as of their date of issue, incorporate the amount of issue and the specific Project(s) to be funded, and shall mature within six months of the Scheduled Completion Date, as defined in each Agreement, shall bear interest at the rate of two percent (2.00%) per annum, shall be payable as to principal and interest as provided in each Agreement, and to the extent not

paid prior to maturity from District funds, may be renewed by the issuance of Interim Funding Obligations or Project Loan Obligations, all as provided in each Agreement.

Section 3. The Project Loan Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DEEP, dated as of their date of issue, incorporate the amount of issue and the specific Project(s) to be funded, and shall mature no later than twenty years from the Scheduled Completion Date, shall bear interest at the rate of two percent (2.00%) per annum and shall be payable as to principal and interest in monthly installments, all as provided in each Agreement.

Section 4. The prior actions by the Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, in furtherance of this resolution are hereby ratified and confirmed in all respects. Capitalized terms used herein and not defined shall have the meanings ascribed to them in each Agreement.

Respectfully Submitted,

A handwritten signature in black ink that reads "John Mirtle". The signature is written in a cursive, flowing style.

John S. Mirtle, Esq.  
District Clerk

**RESOLUTION TO AUTHORIZE THE DISTRICT TO EXECUTE AND DELIVER ONE OR MORE PROJECT LOAN AND PROJECT SUBSIDY AGREEMENTS AND ONE OR MORE PROJECT LOAN AND PROJECT SUBSIDY AND PRINCIPAL FORGIVENESS AGREEMENTS AND ANY AND ALL INTERIM FUNDING OBLIGATIONS AND PROJECT LOAN OBLIGATIONS IN AN AMOUNT NOT TO EXCEED \$10,000,000 IN ORDER TO FUND VARIOUS 2024 CAPITAL IMPROVEMENT PROGRAM PROJECTS**

To: District Board

June 2, 2025

From: Board of Finance

Staff seeks approval from your Board to execute and deliver the Interim Funding Obligation and/or Project Loan Obligation to the State of Connecticut for DWSRF loan and grant to be used to fund 2024 Capital Improvement Program Project Resolution No. 14 Farmington 11/Sisson Area Water Main Replacements (C-24W04) \$3,000,000 and No. 17 Hartford Water Main Replacements (C-24W07) \$7,000,000 and 2024 Supplemental Appropriations for construction, inspection and associated work for the replacement of existing water main and service reconnections in Hartford.

At a Board of Finance meeting held on May 19, 2025, it was:

**Voted:** That the Board of Finance recommends to the District Board passage of the following resolutions from Bond Counsel:

**WHEREAS**, on December 4, 2023, the District Board approved that certain resolution entitled “RESOLUTION APPROPRIATING \$153,517,000 FOR THE DISTRICT’S 2024 CAPITAL IMPROVEMENT PROGRAM AND AUTHORIZING THE ISSUANCE OF BONDS OR NOTES OF THE DISTRICT IN AN AMOUNT NOT TO EXCEED \$153,517,000 TO FINANCE SAID APPROPRIATION” (the “Resolution”) after the recommendation of the Board of Finance; and

**WHEREAS**, the Resolution provides, among other things, an appropriation and bond authorization in the amount of \$10,000,000 for those capital improvement program projects set forth therein as Nos. 14 and 17 (collectively, the “Projects”), as more particularly attached hereto and incorporated herein; and

**WHEREAS**, on April 1, 2024, the District Board approved that certain resolution entitled “SUPPLEMENTAL APPROPRIATION OF \$10,000,000 FOR 2024 CAPITAL IMPROVEMENT PROGRAM – REPLACEMENT OF EXISTING WATER MAINS AND SERVICE RECONNECTIONS IN HARTFORD AND AUTHORIZATION FOR ISSUANCE OF BONDS OR NOTES NOT TO EXCEED \$10,000,000” (the “Supplemental Resolution”, and together with the Original Resolution, the “Resolution”); and

**WHEREAS**, on December 9, 2024, the District Board approved that certain resolution entitled “SUPPLEMENTAL APPROPRIATION OF \$3,000,000 FOR 2024 CAPITAL IMPROVEMENT PROGRAM – FARMINGTON 11/SISSON AVE WATER MAIN



REPLACEMENTS AUTHORIZATION FOR ISSUANCE OF BONDS OR NOTES NOT TO EXCEED \$3,000,000” (the “Supplemental Resolution”, and together with the Original Resolution, the “Resolution”); and

**WHEREAS**, the Resolution further provides that “the District may issue bonds, notes or certificates of indebtedness authorized hereby in the form of interim funding obligations in anticipation of project loan obligations....as the District Board shall determine, in accordance with Connecticut laws and the District’s Charter, following recommendation of the Board of Finance”; and

**WHEREAS**, the Resolution further states that “[t]he aggregate principal amount of the Drinking Water Obligations to be issued, the dated date, final maturity, rate or rates of interest, the date, time of issue and sale and all other terms, details and particulars of such Drinking Water Obligations, subject to the provisions of the Drinking Water Program, shall be determined by the District Board, following a recommendation of the Board of Finance”; and

**WHEREAS**, Section 4-5 of the District’s Charter also requires that “the resolution for the issuance of such bonds, notes or other certificates of debt to be adopted by the district board shall designate such name or title for the issue as seems appropriate, set forth the amount of the issue and the purposes for which its avails are to be used and provide as to the form, interest payment periods, the amount of such bonds, notes or other certificates of debt, the date of issue and maturity, the method of registration, if any, and whether the same shall carry interest coupons or otherwise. Such resolution may also provide for the rate of interest or, upon recommendation of the board of finance of the district, the rate of interest may be fixed by the bidders for such bonds in multiples of one-twentieth of one per cent per annum, but in neither case shall the rate of interest exceed six per cent per annum”; and

**WHEREAS**, the District has submitted and/or plans to submit one or more applications to the State of Connecticut Department of Public Health (“DPH”) to determine whether one or more of Projects will be eligible for funding under the Drinking Water Program (as defined in the Resolution); and

**WHEREAS**, in anticipation of DPH determining that the one or more of the Projects will be eligible under the Drinking Water Program, the District Board desires to (1) authorize the District to execute and deliver one or more Project Loan and Project Subsidy Agreements, one or more Project Loan and Project Subsidy and Principal Forgiveness Agreements, as applicable, and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$10,000,000 in order to fund any or all of the Projects described in the Resolution, and (2) make such other determinations of the particulars of any and all such Interim Funding Obligations and Project Loan Obligations as described herein.

**BE IT RESOLVED:**

Section 1. The Board Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, are authorized to execute and deliver one or more Project Loan and Project Subsidy Agreements and one or more Project Loan and Project Subsidy and Principal Forgiveness Agreements, as applicable (each, an "Agreement") and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$10,000,000 to fund the Projects described in the Resolution and determined by the DPH as eligible under the Drinking Water Fund.

Section 2. The Interim Funding Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DPH, dated as of their date of issue, incorporate the amount of issue and the specific Project(s) to be funded, and shall mature within six months of the Scheduled Completion Date, as defined in each Agreement, shall bear interest at the rate of two percent (2.00%) per annum, shall be payable as to principal and interest as provided in each Agreement, and to the extent not paid prior to maturity from District funds, may be renewed by the issuance of Interim Funding Obligations or Project Loan Obligations, all as provided in each Agreement.

Section 3. The Project Loan Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DPH, dated as of their date of issue, incorporate the amount of issue and the specific Project(s) to be funded, and shall mature no later than twenty years from the Scheduled Completion Date, shall bear interest at the rate of two percent (2.00%) per annum and shall be payable as to principal and interest in monthly installments, all as provided in each Agreement.

Section 4. The prior actions by the Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, in furtherance of this resolution are hereby ratified and confirmed in all respects. Capitalized terms used herein and not defined shall have the meanings ascribed to them in each Agreement.

Respectfully Submitted,

A handwritten signature in black ink that reads "John Mirtle". The signature is written in a cursive, flowing style.

John S. Mirtle, Esq.  
District Clerk

**RESOLUTION MAKING A SUPPLEMENTAL APPROPRIATION OF  
\$1,000,000 FOR THE DISTRICT'S 2025 CAPITAL IMPROVEMENT PROGRAM,  
AUTHORIZING THE ISSUANCE OF BONDS OR NOTES OF THE DISTRICT IN AN  
AMOUNT NOT TO EXCEED \$1,000,000 TO FINANCE SAID APPROPRIATION AND  
AUTHORIZING THE DISTRICT TO EXECUTE AND DELIVER ONE OR MORE PROJECT  
LOAN AND PROJECT GRANT AGREEMENTS AND ONE OR MORE PROJECT LOAN AND  
PROJECT GRANT AND PRINCIPAL FORGIVENESS AGREEMENTS AND ANY AND ALL  
INTERIM FUNDING OBLIGATIONS AND PROJECT LOAN OBLIGATIONS IN AN AMOUNT  
NOT TO EXCEED \$1,000,000 IN ORDER TO FUND THE PROJECT**

To: District Board

June 2, 2025

From: Board of Finance

Staff seeks approval requesting for a supplemental appropriation of \$1,000,000 to the 2025 Capital Improvement Program.

**Original Appropriation**

<b>Capital Improvement Program – Integrated Plan</b>		
<i>Approved December 9, 2024</i>	<i>Appropriation</i>	<i>Fund</i>
LTCP/IP Sewer Separation Drainage Study	\$4,500,000	2600

**Supplemental Appropriation**

<b>Capital Improvement Program – Integrated Plan</b>		
<i>Supplemental Appropriation</i>	<i>Request</i>	<i>Fund</i>
LTCP/IP Sewer Separation Drainage Study	\$1,000,000	2600

**Program – LTCP/IP Sewer Separation Drainage Study (Increase)**

<u><b>Amount</b></u>	<u><b>Project #</b></u>	<u><b>Fund</b></u>
\$1,000,000	C-25X02	2600

**Description**

Additional funding is needed for Completion of design of District-wide Sewer Separation Related Drainage Study in preparation for Consent Order required update of the CSO LTCP/IP which is due in 2028. Consultant, contractor, or District forces may be utilized. The District costs may include salary, benefits and overhead.

**Purpose**

To conform with Consent Order Compliance.

**Future Appropriations**

No additional appropriation requests are anticipated over the next year

**Bond Language**

The sum of \$1,000,000 is hereby appropriated for the completion of the District-wide Sewer Separation Related Drainage Study which is to be completed in advance of the next CSO LTCP/IP update. The appropriation may also be expended for professional fees, materials, equipment, legal

fees, financing costs, interest expense on temporary borrowings, and other costs related to the projects. District resources and outside resources may be utilized for the projects. The District costs may include salary, benefits and overhead.

### **Funding Sources**

Project is eligible for grant (55%) under the State of Connecticut DEEP.

At a meeting of the Board of Finance held on May 19, 2025, it was:

**Voted:** That the Board of Finance recommends to the District Board passage of the following resolutions from Bond Counsel:

**WHEREAS**, the District Board has resolved to appropriate funds and issue bonds or notes of the District for the capital improvement program project described in Resolution No. 1 herein; and

**WHEREAS**, the District Board wishes to determine the form, date or dates, maturities, manner of sale and other details concerning such bonds or notes.

### **NOW, THEREFORE, BE IT RESOLVED:**

**Section 1.** \$1,000,000 is hereby appropriated for the Capital Improvement Program Project set forth herein in the 2025 Capital Improvement Plan Project Resolution No. 1 (referred to herein as the "Resolution"), and bond or notes of the District in an amount not to exceed \$1,000,000 are authorized to be issued to finance said appropriation. This appropriation is in addition to the appropriation of \$192,900,000 approved on December 9, 2024 by the District's Board of Commissioners. The bonds are authorized to be issued in one or more series in accordance with the applicable General Statutes of Connecticut, Revision of 1958, as amended to date and as amended from time to time in the future, public acts of the Connecticut General Assembly, as amended to date and as amended from time to time in the future, and special acts of the Connecticut General Assembly, as amended to date and as amended from time to time in the future (together, "Connecticut laws"), and the District. The form, date, maturities and other details of such authorized but unissued bonds shall be hereafter determined by the District Board acting in accordance with the District's Charter. Said bonds shall be issued in fully registered form, be executed in the name and on behalf of the District by the manual or facsimile signatures of the Chairman or Vice Chairman and the Treasurer or the Deputy Treasurer, and bear the District seal or a facsimile thereof. The bonds may be secured by the full faith and credit of the District and/or by special revenues of the District pledged thereto by the District Board, in accordance with Connecticut laws and the District's Charter. Each of the bonds shall recite that every requirement of law relating to its issue has been duly complied with and that such bond is within every debt and other limit prescribed by law. The aggregate principal amount of the bonds to be issued, the form of issuance as serial, term or discount bonds, the dated date, final maturity, annual installments of principal, whether interest on the bonds will be fixed or variable, the rate or rates of interest, or method of determining interest rates thereon, whether such interest shall be excluded or included in gross income for federal income tax purposes, denominations, terms of redemption, if any, the date, time of issue and sale and all other terms, details and particulars of such bonds shall be determined by the District Board, in accordance with Connecticut laws and the District's Charter, following recommendation of the Board of Finance. It is hereby found and determined that the issuance of any such bonds the interest on which is included in gross income for federal income tax purposes is in the public interest. The bonds may be sold by competitive bid or negotiated sale, as determined by the District Board. If sold by

negotiated sale, the Chairman or Vice Chairman and Treasurer or Deputy Treasurer are hereby authorized, on behalf of the District, to enter into a bond purchase agreement.

**Section 2.** The Treasurer and the Deputy Treasurer are authorized to make temporary borrowings in anticipation of the receipt of the proceeds of said bonds. Notes or certificates of indebtedness evidencing such borrowings may be sold by competitive bid or negotiated sale, as determined by the Treasurer or Deputy Treasurer, in such manner as shall be determined by said officers. Said notes or certificates of indebtedness shall be issued in fully registered form, be executed in the name and on behalf of the District by the manual or facsimile signatures of the Chairman or Vice Chairman and the Treasurer or Deputy Treasurer, and bear the District seal or a facsimile thereof. The notes or certificates of indebtedness may be secured by the full faith and credit of the District and/ or by special revenues of the District pledged thereto by the District Board, in accordance with Connecticut laws and the District's Charter. Each of the notes shall recite that every requirement of law relating to its issue has been duly complied with and that such note is within every debt and other limit prescribed by law. The net interest cost on such notes or certificates of indebtedness, including renewals thereof, and the expense of preparing, issuing and marketing them, to the extent paid from the proceeds of such renewals or said bonds, shall be included as a cost of the project. Upon the sale of the bonds, the proceeds thereof, to the extent required, shall be applied forthwith to the payment of the principal of and the interest on such notes or certificates of indebtedness then outstanding or shall be deposited with a bank or trust company in trust for such purpose.

**Section 3.** In connection with the issuance of the bonds, notes or certificates of indebtedness authorized hereunder and pursuant to the Resolutions ("Authorized Obligations"), the District Board is hereby authorized to approve the terms and conditions of, including necessary covenants, limitations and restrictions on, the District necessary to obtain standby bond purchase agreements, letters of credit, lines of credit, financial guaranty insurance policies, guarantees of the District or third parties, surety agreements or any similar agreements ("Credit Facilities") with one or more financial institutions providing Credit Facilities ("Credit Facility Providers") to provide for additional security for and the purchase upon tender of the Authorized Obligations, if any, under circumstances set forth in the Indentures (defined herein). Credit Facilities shall be executed in the name and on behalf of the District by the manual or facsimile signatures of the Chairman or Vice Chairman and the Treasurer or Deputy Treasurer.

**Section 4.** In connection with the issuance of Authorized Obligations, interim funding obligations and project loan obligations under Section 22a-475 et seq. of the General Statutes of Connecticut, Revision of 1958, as amended, the so-called "Drinking Water Program" ("Drinking Water Obligations") or under Section 22a-475 et seq. of the General Statutes of Connecticut, Revision of 1958, as amended, the so-called "Clean Water Fund Program" ("Clean Water Fund Obligations"), the District Board is hereby authorized to approve the terms and conditions of indentures of trust or other instruments of trust ("Indentures") with commercial banks or national banking associations with trust powers or trust companies to be appointed by the Chairman or Vice Chairman and the Treasurer or Deputy Treasurer ("Trustees"), which provide for, among other things, the rate of rates of interest, or method of determining interest rates thereon, procedures for conducting auctions in an auction rate mode, the denominations, the tender rights of holders, if any, the rights of redemption and redemption prices, the payment of certain fees, the imposition of certain covenants, limitations and restrictions on the District necessary to issue the variable rate bonds, and the execution of various other instruments. Indentures shall be executed in the name and on behalf of the District by the manual or facsimile signatures of the Chairman or Vice Chairman and the Treasurer or Deputy Treasurer. The Chairman or Vice Chairman and the Treasurer or Deputy Treasurer are authorized to

execute and deliver to the State of Connecticut a project loan and project grant agreement and/or project loan and subsidy agreement under the State's Clean Water Fund Program and the State's Drinking Water Program and apply for and accept or reject any federal, state or other grants-in-aid for the project.

**Section 5.** In connection with the issuance of Authorized Obligations bearing interest at variable interest rates, the District Board is hereby authorized to approve the terms and conditions of, including necessary covenants, limitations and restrictions on the District necessary to enter into, remarketing agreements, broker-dealer agreements, auction agency agreements and other agreements (the "Reoffering Agreements") with remarketing agents, investment banking firms or other financial institutions to be appointed by the Chairman or Vice Chairman and the Treasurer or Deputy Treasurer ("Reoffering Agents"), which provide for, among other things, the terms and conditions for reoffering Authorized Obligations bearing interest at variable interest rates, the Reoffering Agents' compensation and the disclosure of the District's financial condition. Reoffering Agreements shall be executed in the name and on behalf of the District by the manual or facsimile signatures of the Chairman or Vice Chairman and the Treasurer or Deputy Treasurer.

**Section 6.** In connection with the issuance of Authorized Obligations, if permitted by Connecticut laws and the District's Charter, the District Board is hereby authorized to approve the terms and conditions of, including necessary covenants, limitations and restrictions on the District necessary to obtain an interest rate swap agreement, together with applicable annexes, schedules and confirmations thereto, contracts to manage interest rate risk, including interest rate caps, options, puts, calls or similar arrangements, or such other agreements permitted by Connecticut laws and the District's Charter ("Swap Agreements"), with one or more counterparties to be selected by the Chairman or Vice Chairman and Treasurer or Deputy Treasurer, as Swap Provider (the "Swap Providers"), which provides for, among other things, the effective date or dates of the Swap Agreements, the rate of interest to be paid by the District to the Swap Providers on the principal amount of the bonds (which may be a fixed rate or a variable rate based on an index determined by the Chairman or Vice Chairman and Treasurer or Deputy Treasurer), the rate of interest to be received by the District from the Swap Providers (which may be a fixed rate or a variable rate based on an index determined by the Chairman or Vice Chairman and Treasurer or Deputy Treasurer), the payment of certain fees, the imposition of certain covenants, limitations and restrictions on the District and the execution of various other instruments. Swap Agreements shall be executed in the name and on behalf of the District by the manual or facsimile signatures of the Chairman or Vice Chairman and the Treasurer or Deputy Treasurer. To the extent provided by Connecticut laws, the full faith and credit of the District may be pledged to any and all payments to be made by the District with respect to the Swap Agreements, including, any termination or netting payments to be made by the District.

**Section 7.** The Chairman or Vice Chairman and Treasurer or Deputy Treasurer are hereby authorized, on behalf of the District, to enter into agreements or otherwise covenant for the benefit of bondholders to provide information on an annual or other periodic basis to the Municipal Securities Rulemaking Board (the "MSRB") or any other information depository, and to provide notices to the MSRB or such depository of material events as enumerated in the Securities and Exchange Commission Securities Exchange Act Rule 15c2-12, as amended, as may be necessary, appropriate or desirable to effect the sale of the bonds, notes and certificates of indebtedness authorized by this Resolution. Any agreements or representations to provide information to the MSRB made prior hereto are hereby confirmed, ratified and approved.

**Section 8.** The District hereby expresses its official intent pursuant to Treasury Regulations Section 1.150-2 to reimburse expenditures of not more than \$1,000,000 paid up to 60 days prior to

the date of passage of this Resolution in connection with the Resolutions with the proceeds of Authorized Obligations, Drinking Water Obligations or Clean Water Fund Obligations. Said obligations shall be issued to reimburse such expenditures not later than 18 months after the later of the date of the expenditure or such later date as such Regulations may authorize. The District hereby certifies that the intention to reimburse as expressed herein is based upon its reasonable expectations as of this date. The Chairman or Vice Chairman and the Treasurer or Deputy Treasurer is each individually authorized to pay project expenses in accordance herewith pending the issuance of the Authorized Obligations. This Section is included herein solely for purposes of compliance with Treasury Regulations Section 1.150-2 and may not be used or relied on for any other purpose.

**Section 9.** In connection with the issuance of Authorized Obligations, Drinking Water Obligations or Clean Water Fund Obligations, the District Board is hereby authorized to, and if any such action shall heretofore have been taken, such action is hereby ratified and confirmed, (a) publish such notices, hold such hearings, make such representations and agreements, and take such other actions as shall be necessary to enable bond counsel to render its opinions as to the validity of said obligations and the exclusion of the interest thereon, if applicable, from gross income for federal income tax purposes, (b) make, execute and deliver all such additional and supplemental documents, including, but not limited to, any tax compliance agreements, tax certificates, tax forms, investment agreements or assignments, and (c) do and perform such acts and take such actions as may be necessary or required for the consummation of the transactions provided for and contemplated by this Resolution.

**Section 10.** The provisions contained in Sections 1 through 9 of this Resolution shall apply to the 2025 Supplemental Capital Improvement Program Project Resolution No. 1 herein; and the District Board hereby finds and determines that the project described in the 2025 Supplemental Capital Improvement Program Project Resolution No. 1 herein is a single item of capital expense not regularly recurring.

## **2025 SUPPLEMENTAL CAPITAL IMPROVEMENT PROGRAM PROJECT RESOLUTION NO. 1**

RESOLUTION APPROPRIATING AN ADDITIONAL \$1,000,000 FOR THE COMPLETION OF THE LTCP/IP DISTRICT-WIDE SEWER SEPARATION RELATED DRAINAGE STUDY AND AUTHORIZING THE ISSUANCE OF BONDS OR NOTES OF THE DISTRICT IN AN AMOUNT NOT TO EXCEED \$1,000,000 TO FINANCE SAID APPROPRIATION AND TO AUTHORIZE THE DISTRICT TO EXECUTE AND DELIVER ONE OR MORE PROJECT LOAN AND PROJECT GRANT AGREEMENTS AND ONE OR MORE PROJECT LOAN AND PROJECT GRANT AND PRINCIPAL FORGIVENESS AGREEMENTS AND ANY AND ALL INTERIM FUNDING OBLIGATIONS AND PROJECT LOAN OBLIGATIONS IN AN AMOUNT NOT TO EXCEED \$1,000,000 IN ORDER TO FUND THE PROJECT

**Section 1.** The sum of \$1,000,000 is hereby appropriated for the completion of the District-wide Sewer Separation Related Drainage Study, which is to be completed in advance of the next LTCP/IP update (the "Project"). The appropriation may also be expended for professional fees, materials, equipment, legal fees, financing costs, interest expense on temporary borrowings, and other costs related to the Project. District resources and outside resources may be utilized for the Project. The District costs may include salary, benefits and overhead.

**Section 2.** To finance said appropriation, \$1,000,000 of bonds or notes of the District are authorized to be issued in accordance with applicable General Statutes of Connecticut, Revision of

1958, as amended to date and as amended from time to time in the future, public acts of the Connecticut General Assembly, as amended to date and as amended from time to time in the future, and special acts of the Connecticut General Assembly, as amended to date and as amended from time to time in the future (together, "Connecticut laws"), and the District's Charter. Except as otherwise provided for herein with respect to Clean Water Fund Obligations, the form, date, maturities and other details of such authorized but unissued bonds or notes shall be hereafter determined by the District Board acting in accordance with the District's Charter.

**Section 3.** The Chairman or the Vice Chairman and the Treasurer or the Deputy Treasurer are authorized in the name and on behalf of the District to apply for and accept any and all federal and state loans and/or grants-in-aid for the Project and are further authorized to expend said funds in accordance with the terms thereof. To meet any portion of the costs of the Project determined by the State of Connecticut Department of Energy and Environmental Protection to be eligible for funding under Section 22a-475 et seq. of the General Statutes of Connecticut, Revision of 1958, as amended (the "Clean Water Fund Program"), the District may issue bonds, notes or certificates of indebtedness authorized hereby in the form of interim funding obligations in anticipation of project loan obligations ("Clean Water Fund Obligations") in the manner as provided for herein, which shall be in accordance with the District's Charter. Clean Water Fund Obligations, project loan and project grant agreements, project loan and project grant and loan forgiveness agreements, and any other instruments, agreements or certificates under the Clean Water Fund Program shall be executed in the name and on behalf of the District by the manual or facsimile signatures of the Chairman or the Vice Chairman and the Treasurer or the Deputy Treasurer, and bear the District seal or a facsimile thereof. The aggregate principal amount of the Clean Water Fund Obligations to be issued, the dated date, final maturity, rate or rates of interest, the date, time of issue and sale and all other terms, details and particulars of such Clean Water Fund Obligations, subject to the provisions of the Clean Water Fund Program, shall be in accordance with the terms herein. Clean Water Fund Obligations may be secured by the full faith and credit of the District and/or by special revenues of the District pledged thereto by the District Board in accordance with Connecticut laws and the District's Charter. Each of the Clean Water Fund Obligations shall recite that every requirement of law relating to its issue has been duly complied with and that such obligation is within every debt and other limit prescribed by law.

Section 4. The Board Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, are authorized to execute and deliver one or more Project Loan and Project Grant Agreements and one or more Project Loan and Project Grant and Principal Forgiveness Agreements, as applicable (each, an "Agreement") and any and all Interim Funding Obligations and Project Loan Obligations in an aggregate amount not to exceed \$1,000,000 to fund any or all of the Project, as determined by the State of Connecticut's Department of Environmental Protection as eligible under the Clean Water Fund.

Section 5. The Interim Funding Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DEEP, dated as of their date of issue, incorporate the amount of issue and the specific Project to be funded, and shall mature within six months of the Scheduled Completion Date, as defined in each Agreement, shall bear interest at the rate of two percent (2.00%) per annum, shall be payable as to principal and interest as provided in each Agreement, and to the extent not paid prior to maturity from District funds, may be renewed by the issuance of Interim Funding Obligations or Project Loan Obligations, all as provided in each Agreement.

Section 6. The Project Loan Obligations shall be identified in a manner consistent with the Resolution and the applications submitted to DEEP, dated as of their date of issue, incorporate the amount of issue and the specific Project to be funded, and shall mature no later than twenty years from



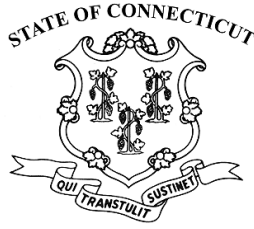
the Scheduled Completion Date, shall bear interest at the rate of two percent (2.00%) per annum and shall be payable as to principal and interest in monthly installments, all as provided in each Agreement.

Section 7. The prior actions by the Chairman, or in his absence, the Vice-Chairman, and the District Treasurer, or in his absence, the Deputy Treasurer, in furtherance of this resolution are hereby ratified and confirmed in all respects. Capitalized terms used herein and not defined shall have the meanings ascribed to them in each Agreement.

Respectfully Submitted,

A handwritten signature in black ink, reading "John Mirtle". The signature is written in a cursive, flowing style.

John S. Mirtle, Esq.  
District Clerk



**House Bill No. 6008**

**Public Act No. 17-1**

**AN ACT ESTABLISHING AN INDEPENDENT CONSUMER  
ADVOCATE FOR METROPOLITAN DISTRICT OF HARTFORD  
COUNTY CONSUMERS.**

Be it enacted by the Senate and House of Representatives in General Assembly convened:

Section 1. (NEW) (*Effective from passage*) (a) There is established an Independent Consumer Advocate to act as an independent advocate for consumer interests in all matters which may affect Metropolitan District of Hartford County consumers, including, but not limited to, rates, water quality, water supply and wastewater service quality. Costs related to the Independent Consumer Advocate, including, but not limited to, hourly fees and necessary expenses shall be paid for by the district. The annual amount of such costs shall not exceed seventy thousand dollars for the first year and fifty thousand dollars for each year thereafter, unless there is a demonstration of substantial need made by the Independent Consumer Advocate and approved by the board of directors of the district.

(b) The Independent Consumer Advocate may appear and participate in Metropolitan District of Hartford matters or any other federal or state regulatory or judicial proceeding in which consumers of the district are or may be involved. The Independent Consumer Advocate, in carrying out his or her duties, shall: (1) Have access to the

**House Bill No. 6008**

records of the district, (2) have the right to make a reasonable number of copies of district records, (3) be entitled to call upon the assistance of the district's technical and legal experts, and (4) have the benefit of all other information of the district, except for employment records and other internal documents that are not relevant to the duties of the Independent Consumer Advocate.

(c) (1) The Independent Consumer Advocate shall be a member of the bar of this state and shall have private legal experience in public utility law and policy but shall not be a member of the district's board of directors or a person who has or may have conflicts of interest, as defined by the Rules of Professional Conduct, in representing the district's consumers as a class. (2) Prior to November 1, 2017, and prior to November first in each odd-numbered year thereafter, the Consumer Counsel, appointed pursuant to section 16-2a of the general statutes, shall select the Independent Consumer Advocate to serve for a two-year term commencing on the following first day of January. The Independent Consumer Advocate may be terminated by the Consumer Counsel prior to the completion of a two-year term only for misconduct, material neglect of duty or incompetence. (3) The Independent Consumer Advocate shall be independent of the district's board of directors and may not be removed by the district's board of directors for any reason. The district's board of directors shall not direct or oversee the activities of the Independent Consumer Advocate. The district's board of directors shall cooperate with reasonable requests of the Independent Consumer Advocate to enable the Independent Consumer Advocate to effectively perform his or her duties and functions.

(d) (1) The Independent Consumer Advocate shall prepare reports of his or her activities and submit such reports at the end of each calendar quarter to the district, the chief elected official of each town receiving service from the district and to the Consumer Counsel. Such

**House Bill No. 6008**

quarterly reports shall be posted on the Internet web sites of the district and the Consumer Counsel. (2) The Independent Consumer Advocate shall hold an annual public forum on the second Wednesday of October each year at a location where the district holds hearings, for the purpose of describing the recent activities of the Independent Consumer Advocate and receiving feedback from consumers. The district shall publicize the public forum through an announcement at the preceding scheduled meeting of the district, on its Internet web site and in a notice on or attached to its consumer bills. The Independent Consumer Advocate may hold additional public forums as he or she deems necessary.

(e) Nothing in this section shall be construed to prevent any interested person, including, but not limited to, any individual consumer or group of consumers, from participating in any Metropolitan District of Hartford meeting or hearing on their own behalf or through counsel.

(f) The Metropolitan District of Hartford shall promptly adopt any changes to its rules, regulations or other governing documents necessary to carry out the requirements of this section.

Sec. 2. Section 13 of number 511 of the special acts of 1929, as amended by number 398 of the special acts of 1943, number 366 of the special acts of 1949, section 3 of special act 77-54, section 7 of special act 83-31, section 3 of special act 90-27 and section 4 of public act 93-380, is amended to read as follows (*Effective from passage*):

The board of finance shall review and amend if necessary and furnish to the district board at its December meeting an itemized budget of the estimated expenditures and revenues of The Metropolitan District for the ensuing year. This budget shall be in three parts and parts one and two shall be in two sections and part three shall be in one section as follows: Part I, expenditures to be financed by taxation: First section, the

***House Bill No. 6008***

estimated expenditures showing the total amount of money required to pay all fixed charges and running expenses, including a contingency fund, as determined by the board of finance by estimate based on such facts as are obtainable; and, per contra, an estimate of the receipts for the forthcoming year from which these expenses will be met; second section, the permanent and temporary improvements and extraordinary expenditures which in the judgment of the board of finance should be made in the ensuing year, or to provide a fund which may be allowed to accumulate from year to year for the purpose of financing wastewater facilities construction; Part II, functions and operations of the water department, customarily financed from water revenues: First section, the amount of money required to pay all the fixed charges and running expenses including a contingency fund as determined by the board of finance by estimate based on such facts as are obtainable; and, per contra, an estimate of the receipts for the forthcoming year from which these expenses will be met; second section, the permanent and temporary improvements and extraordinary expenditures which in the judgment of the board of finance should be made in the ensuing year, with an estimate of the sources from which these expenditures are to be financed, or to provide a fund or funds which may be allowed to accumulate from year to year for the purpose of financing water facilities construction; Part III, enterprise funds to be established in connection with the issuance of revenue bonds or other facility, system or program specific obligations of the district issued pursuant to section 4 of special act 90-27, and sections 5 to 7, inclusive, of [this act] public act 93-380, and funded from user charges, fees, rates and rentals: From the commencement of operation of any facility, system or program, the estimated expenditures of each facility, system or program showing all fixed charges and running expenses, permanent and temporary improvements, debt service payments becoming due and payable for the ensuing year and extraordinary expenditures as determined by the board of finance by estimate based on such facts as are obtainable and an estimate of the revenues of such facility, system or program for the forthcoming year

**House Bill No. 6008**

from which these expenses and costs will be met. Upon the completion of the proposed budget by the board of finance it shall be published for three consecutive days, except Sundays or holidays, in one or more newspapers published within said district. After such proposed budget or estimate has been so published it shall be referred to the district board for adoption and, when such budget or estimate has been so adopted, the estimates of expenses therein for each function or department shall constitute the appropriations for the district for the ensuing year. No expenditure for any function or department designated in the budget shall exceed the appropriation therefor, provided the district board may, upon approval of the board of finance or, in the absence of such approval by a vote of the district board, make additional or supplemental appropriations in any part of the budget from the undesignated fund balance or retained earnings applying to any part or transfer any unexpended balance of any appropriation included in any part of the budget to any other appropriation in the same part thereof provided there shall be attached to the resolution making such additional or supplemental appropriation or transfer a certificate from the chief financial officer that a balance actually exists free from encumbrance, or funds are available from the undesignated fund balance or retained earnings within section one of any part of the budget. If an emergency condition in the services or functions of The Metropolitan District shall be declared to exist by formal vote of the district board and if such condition shall require additional expenditures or receipt of additional revenues which cannot be met by the established budget for the year or, in the case of revenues, will not be timely received, the board of finance shall be requested by the district board to prepare and submit a special emergency budget, with a stipulation as to how the funds therefor shall be provided. Such emergency budget shall be submitted to the district board for approval in the same manner as the annual budget, but publication thereof shall not be required. For purposes of this section, in addition to emergency conditions determined by formal vote of the district board, an emergency condition shall exist in the event one or

**House Bill No. 6008**

more of the member municipalities of the district fail to timely pay, in full, the tax due under section 15 of number 511 of the special acts of 1929.

Sec. 3. Section 18 of number 511 of the special acts of 1929, as amended by section 3 of number 332 of the special acts of 1931, number 285 of the special acts of 1949 and section 2 of special act 81-56, is amended to read as follows (*Effective from passage*):

The purposes for which such bonds, notes, or other certificates of debt may be issued and for which the avails thereof shall be used are: To meet the cost of public improvements and such other improvements authorized by the charter of the district; to raise funds in anticipation of a bond issue for the purpose of financing such improvements for a temporary period previous to the issue of such bonds; for working capital purposes or to raise funds in anticipation of taxes, including taxes imposed or expected to be imposed under section 15 of number 511 of the special acts of 1929, or in anticipation of sewer or water revenues estimated to be received by the issue of notes maturing in [six months] three years or less from the date of issue; to redeem or refund outstanding bonds or other obligations of the district, not intending to include bonds or other obligations of the component towns not assumed under the provisions of this act; to meet the cost in whole or in part, including damages awarded, which the district is required to defray temporarily in connection with public improvements duly authorized where benefits assessed cannot be immediately collected, provided this authority shall be an alternative to and not a limitation of the power of the district board to provide for the issue of assessment certificates.

Sec. 4. (NEW) (*Effective from passage*) (a) A grant in lieu of taxes, payable pursuant to section 12-18b of the general statutes, to a member municipality of The Metropolitan District that fails to pay an amount assessed by said district for sewer use shall be withheld, in whole or in

***House Bill No. 6008***

part, as follows: If any amount assessed by said district to such municipality on or after January first of a calendar year and due on or before September first of such year remains unpaid on September first of such year, a withholding of such grant equal to the sum of such unpaid amount, plus the amount due in October of such year and a surcharge equal to five per cent of the sum of such amounts. If, on or by December first of such year, such municipality remits payment for such unpaid assessment amounts, any amount withheld from such grant payment pursuant to this subsection shall be paid to such municipality. If, on or by December first of such year, such municipality fails to remit payment for such unpaid assessment amounts, the Secretary of the Office of Policy and Management shall remit to said district, on behalf of such municipality, an amount equal to such unpaid assessment amounts, and to such municipality, by December thirty-first of such year, an amount equal to the amount withheld from such grant payment pursuant to this subsection. The secretary may retain an amount equal to the five per cent surcharge withheld pursuant to this subsection.

(b) Any member municipality of The Metropolitan District that fails to timely pay an amount assessed by said district for sewer use during the current or prior fiscal year shall be ineligible for early disbursement of any grant from the municipal revenue sharing account such municipality may be entitled to pursuant to section 4-66l of the general statutes.

Approved May 16, 2017





**Senate Bill No. 336**

**Public Act No. 24-98**

**AN ACT CONCERNING THE METROPOLITAN DISTRICT OF  
HARTFORD COUNTY'S INDEPENDENT CONSUMER ADVOCATE.**

Be it enacted by the Senate and House of Representatives in General Assembly convened:

Section 1. Section 7-334a of the general statutes is repealed and the following is substituted in lieu thereof (*Effective July 1, 2024*):

(a) There is established an Independent Consumer Advocate to act as an independent advocate for consumer interests in all matters which may affect Metropolitan District of Hartford County consumers, including, but not limited to, rates, water quality, water supply and wastewater service quality. Costs related to the Independent Consumer Advocate, including, but not limited to, hourly fees and necessary expenses shall be paid for by the district. The annual amount of such costs shall not exceed seventy thousand dollars [for the first year and fifty thousand dollars for each year thereafter,] unless there is a demonstration of substantial need made by the Independent Consumer Advocate and approved by the board of directors of the district.

(b) The Independent Consumer Advocate may appear and participate in Metropolitan District of Hartford matters or any other federal or state regulatory or judicial proceeding in which consumers of the district are or may be involved. The Independent Consumer

**Senate Bill No. 336**

Advocate, in carrying out his or her duties, shall [:(1) Have] (1) have access to the records of the district, (2) have the right to make a reasonable number of copies of district records, (3) be entitled to call upon the assistance of the district's technical and legal experts, and (4) have the benefit of all other information of the district, except for employment records and other internal documents that are not relevant to the duties of the Independent Consumer Advocate.

(c) [(1)] The Independent Consumer Advocate shall be a member of the bar of this state and shall have [private] legal experience in municipal, environmental or public utility law and policy but shall not be a member of the district's board of directors or a person who has or may have conflicts of interest, as defined by the Rules of Professional Conduct, in representing the district's consumers as a class. [(2) Prior to November 1, 2017, and prior to November first in each odd-numbered year thereafter, the Consumer Counsel, appointed pursuant to section 16-2a,] The Consumer Counsel shall select the Independent Consumer Advocate to serve for a two-year term commencing on the [following] first day of January in each odd-numbered year, except that the length of any term and the dates of commencement and expiration of any term may be altered at the discretion of the Consumer Counsel in the event of a vacancy or in the best interests of the district's consumers. The Independent Consumer Advocate may be terminated by the Consumer Counsel prior to the completion of a two-year term only for misconduct, material neglect of duty or incompetence. [(3)] The Independent Consumer Advocate shall be independent of the district's board of directors and may not be removed by the district's board of directors for any reason. The district's board of directors shall not direct or oversee the activities of the Independent Consumer Advocate. The district's board of directors shall cooperate with reasonable requests of the Independent Consumer Advocate to enable the Independent Consumer Advocate to effectively perform his or her duties and functions.

**Senate Bill No. 336**

(d) [(1)] The Independent Consumer Advocate shall prepare reports of his or her activities and submit such reports at the end of each calendar quarter to the district, the chief elected official of each [town] municipality receiving service from the district and to the Consumer Counsel. Such quarterly reports shall be posted on the Internet web sites of the district and the Consumer Counsel. [(2)] The Independent Consumer Advocate shall hold an annual public forum on the second Wednesday of October each year at a location where the district holds hearings, for the purpose of describing the recent activities of the Independent Consumer Advocate and receiving feedback from consumers. The district shall publicize the public forum through an announcement at the preceding scheduled meeting of the district, on its Internet web site and in a notice on or attached to its consumer bills. The Independent Consumer Advocate may hold additional public forums as he or she deems necessary.

(e) Nothing in this section shall be construed to prevent any interested person, including, but not limited to, any individual consumer or group of consumers, from participating in any Metropolitan District of Hartford meeting or hearing on [their own] such person's behalf or through counsel.

(f) The Metropolitan District of Hartford shall promptly adopt any changes to its rules, regulations or other governing documents necessary to carry out the requirements of this section.

Approved June 4, 2024

**DISTRICT BOARD  
GROUND LEASE AT 235 BRAINARD RD HARTFORD**

To: District Board

June 2, 2025

Pursuant to a resolution adopted by the Board of Commissioners of The Metropolitan District on March 4, 2024, The Metropolitan District ("MDC") entered into an Option To Lease Real Property ("Option") with Fuel Cell Energy, Inc. ("FCE"), dated July 2, 2024, whereby MDC granted FCE an option to lease approximately 32,000 square feet of MDC's land located at 235 Brainard Road in Hartford, Connecticut (the "Leased Parcel") for the construction and operation of three (3) FCE 3000 carbonate fuel cells (the "Project") on the Leased Parcel (the "Initial Agreement"), which was amended pursuant to a First Amendment To Option To Lease Real Property between MDC and FCE, dated October 28, 2024, whereby the Option Term (as defined in the Initial Agreement) was extended to June 30, 2025 (the "First Amendment," and the Initial Agreement together with the First Amendment are hereinafter collectively referred to as the "Agreement"). Further, as permitted pursuant to Section 16 of said Option, FCE assigned the Option to its wholly owned subsidiary, Homestead FuelCell 1, LLC ("HFC1").

On February 5, 2025, FCE exercised its option to lease the Leased Parcel pursuant to the Agreement, and thereafter, as permitted pursuant to Section 16 of said Option, FCE assigned its rights to its wholly owned subsidiary, Homestead FuelCell 1, LLC ("HFC1"). MDC and HFC1 negotiated the terms of lease (the "Ground Lease"), which includes the following:

- 1) Triple net lease of 33,210 square feet of land on the 235 Brainard Road Property;
- 2) Term of twenty (20) years commencing on the Commercial Operation Date (as defined in the Ground Lease) for the Project;
- 3) Construction Period Rent: \$1.64/sq. ft. per year (\$54,464.40 = \$1.64 x 33,210 sq. ft. for Leased Parcel and \$14,940.40 = \$1.64 x 9,110 sq. ft. for Laydown Area), prorated for any partial year, payable annually in advance;
- 4) Base Rent/Leased Parcel, payable annually in advance:
  - Years 1-5: \$10.94/sq. ft. (\$363,317.40 per year);
  - Years 6-10: \$11.48/sq. ft. (\$381,250.80 per year);
  - Years 11-15: \$12.06/sq. ft. (\$400,512.60 per year); and
  - Years 16-20: 12.66/sq. ft. (\$420,438.60 per year);

Note: To accommodate other uses at 235 Brainard Road, the total area calculations for the Laydown Area and Leased Parcel may be slightly less than 42,320 sq. ft., and as such the annual Construction Period Rent and Base Rent may be adjusted accordingly; and
- 5) Compliance with all statutory and regulatory requirements necessary for the construction and operation of a fuel cell generating facility.

**RESOLVED:** That the Chief Executive Officer is hereby authorized to execute the Ground Lease with HFC1 upon and subject to the above enumerated terms and

conditions, and such other terms and conditions that the District Counsel shall deem appropriate and in the best interests of the MDC.

Respectfully submitted,

A handwritten signature in black ink that reads "John Mirtle". The signature is written in a cursive, slightly slanted style.

John S. Mirtle  
District Clerk

**THE METROPOLITAN DISTRICT COMMISSION  
DISTRICT BOARD**

555 Main Street  
Hartford, Connecticut 06103  
Monday, May 5, 2025

**PRESENT:** Commissioners Andrew Adil, John Avedisian, Richard Bush, Dimple Desai, William A. DiBella, David Drake, Peter Gardow, Joan Gentile, James Healy, Allen Hoffman, Gary Johnson, Byron Lester, Diane Lewis, Maureen Magnan, Jacqueline Mandyck, Dominic Pane, Bhupen Patel, Calixto Torres, James Woulfe and District Chairman Donald Currey (20)

**REMOTE ATTENDANCE:** Commissioners Kyle Anderson, C. Avery Buell, Christian Hoheb, Jean Holloway, Mary LaChance, Pasquale J. Salemi, David Steuber (7)

**ABSENT:** Commissioner John Bazzano, John Gale, Michael Maniscalco, Alvin Taylor, Chris Tierinni and New Britain Special Representative Michael Carrier (6)

**ALSO PRESENT:** Citizen Member Awet Tsegai  
Citizen Member Edwin Vargas  
Scott W. Jellison, Chief Executive Officer  
Christopher Stone, District Counsel  
John S. Mirtle, District Clerk  
Christopher Levesque, Chief Operating Officer  
Kelly Shane, Chief Administrative Officer  
Jamie Harlow, Director of Human Resources (Remote Attendance)  
Sue Negrelli, Director of Engineering  
Robert Schwarm, Director of Information Systems  
Tom Tyler, Director of Facilities  
Dave Ruty, Director of Operations  
Lindsay Williams, Accounting Administrator  
Rita Kelley, Equal Employment Opportunity Compliance Officer  
Nick Salemi, Communications Administrator  
Carrie Blardo, Assistant to the Chief Executive Officer  
Victoria Escoriza, Executive Assistant  
Matt McAuliffe, IT Consultant (Remote Attendance)  
Elizabeth Tavelli, Independent Consumer Advocate

**CALL TO ORDER**

The meeting was called to order by Chairman Currey at 5:31 PM

**ROLL CALL AND QUORUM**

The District Clerk called the roll and informed Chairman Currey that a quorum of the Commission was present, and the meeting was declared a legal meeting of the District Board of The Metropolitan District of Hartford County, Connecticut.

**PLEDGE OF ALLEGIANCE**

Those in attendance stood and recited the Pledge of Allegiance.

**APPROVAL OF MINUTES**

*On motion made by Commissioner Gentile and duly seconded, the meeting minutes of April 7, 2025 were approved.*

**PUBLIC COMMENTS RELATIVE TO AGENDA ITEMS**

No one from the public appeared to be heard.

**INDEPENDENT CONSUMER ADVOCATE COMMENTS & QUESTIONS RELATIVE TO AGENDA ITEMS**

ICA Tavelli had no comments or questions.

**REPORT FROM DISTRICT CHAIRMAN**

No report was given.

**REPORT FROM CHIEF EXECUTIVE OFFICER**

Scott Jellison, Chief Executive Officer showed a video regarding the MDC's "TRY-A-TRADE" program.

He provided an update on the employee Climate Survey and stated that he has been meeting with all employees to develop action plans based on input from Amazing Workplace and all District employees. After feedback from employees, the action plans will be finalized and presented to the District Board. Mr. Jellison also stated that all management and supervision employees will undergo leadership training on May 21<sup>st</sup>.

Susan Negrelli, Director of Engineering, briefed the District Board on the buildings at HWPCF visible off of 1-91 related to the tunnel, and the status of construction.

***Commissioner Woulfe entered the meeting at 5:38 PM***

**REPORT FROM DISTRICT COUNSEL**

Christopher Stone, District Counsel, provided an update on the landfill and Buckingham garage cases. He stated they were consolidated in complex litigation docket but the assigned judge was recently appointed to the Appellate Court. The case has been reassigned and is on the trial list for fall 2026.

District Counsel Stone also stated he received a draft termination agreement from US Attorney's office for the Colebrook Dam, and the surrender of the associated FERC license is in process.

District Counsel Stone stated that he will hopefully have the final numbers of the tunnel claim settlement to present to the District Board at the June Meeting.

**PRESENTATION BY METROHARTFORD ALLIANCE**

Without objection, District Chairman Currey postponed this presentation.

**WATER BUREAU  
ENCROACHMENT AGREEMENT – CONCOURSE PARK 309 REDEVELOPMENT  
285 & 291 FORBES STREET; 936, 942, 944 & 960 SILVER LANE**

To: District Board

May 5, 2025

From: Water Bureau

In a letter dated March 19, 2025, Paul Rodrigues of Solli Engineering, LLC., on behalf of Jasko Development LLC, Jasko Zelman 1 LLC and JZ Otto LLC (collectively "Jasko") and the Town of East Hartford, ("Town") the future and current owners respectively of 285 & 291 Forbes Street, 936, 942, 944 & 960 Silver Lane in East Hartford (the "Property"), has requested permission from The Metropolitan District ("MDC" or "District") to encroach on the MDC's existing Northeast Transmission Main East Hartford Line thirty-foot-wide (30') easement or right-of way, containing an existing concrete 30-inch treated water transmission main, situated on the Property (the "ROW") for the purpose of constructing and installing site improvements for and in connection with a proposed residential development project, as shown on the attached map (the "Map").

The Town has entered into a Purchase and Sale Agreement for the Property with Jasko and anticipates that a closing will occur in April. The Town has given Jasko permission to submit this encroachment permit application for the following described work for such construction and installation of these site improvements that Jasko will undertake on the Property after such closing.



The proposed scope of work entails: (i) installing a temporary 14' wide x 45' long modular steel bridge on timber matting including all appurtenances in up to three (3) locations along the ROW ahead of proposed site demolition and subsequent permanent site improvements, including removing existing pavement and curbing; existing gas lines, drainage piping and structures (ii) regrading up to 24,850 sf of easement area, earth excavation up to 2.2 feet deep and filling up to 4.3 feet in depth, (iii) installing new utilities across the ROW including a new 8-inch water main 4" and 6" fire services, new sanitary laterals (1) 4" force main and (1) 8" PVC lateral, one (1) 4-inch gas line, (16)-2" service conduits, (8)- 4" electric and telecommunication conduits in up to six (6) locations, and new stormwater lines, (3) 8" C900, (1) 18" RCP and (1) 24" RCP sizes, and (iv) installing surface restoration consisting of new bituminous pavement, concrete walkways, curbing and traffic islands, and landscaping including shrubs and grass as well as incidental activities such as resetting existing manhole frame and covers, within the ROW as shown on the Map (collectively, the "Improvements").

The proposed lines will be installed above the MDC's existing thirty-inch (30") transmission main and its appurtenances situated within the ROW (collectively, the "Main") with a minimum of one foot (1') of vertical clearance between the Main and such lines, and proposed grades will not impede access to the Main. Eversource will require a twenty-foot wide (20') and forty-foot wide (±40') easement which will overlap perpendicular with the ROW (collectively these "Eversource Easements"). Connecticut Natural Gas ("CNG") will also require a ten-foot wide (10') easement which will overlap perpendicular with the ROW (the "CNG Easement" and Eversource Easements are collectively the "Utility Easements"). The Main was built in 1973 and the ROW was acquired by the MDC and filed on the East Hartford land records in Volume 493, at Page 36.

MDC staff has concluded that the Improvements will not be a detriment to the District's transmission main as a result.

Jasko has agreed to the following conditions in order to satisfy the District's concerns for protection of the transmission main and to maintain accessibility along the length of the ROW:

1. Care must be taken during the performance of work for the Improvements or any maintenance, repair or replacement of the same not to disturb the transmission main. All heavy construction equipment must be located outside of the limits of the ROW when not in use. Any earth moving equipment that will be utilized on the ROW over and adjacent to the transmission main shall be reviewed and approved by District staff prior to mobilization to the site. Any damage to the transmission main caused by any construction, maintenance, repair, replacement or associated activities by or on behalf of Jasko for or in connection with the Improvements within this ROW shall be the responsibility of Jasko.

2. No additional permanent improvements, other than the proposed Improvements, shall be located within this ROW.
3. The District shall not be held liable for any damage caused to any structure listed above, located within or adjacent to the ROW in the event of an emergency transmission main repair. The District will make every effort feasible to minimize damage to these structures; however, the cost of repairs to such structures shall be the responsibility of Jasko or the property owner at the time.
4. The District reserves the right to remove Improvements within this ROW at any time if so required for maintenance, repair or replacement of the transmission main or any part thereof. Jasko or the property owner at the time shall bear any additional maintenance, repair or replacement costs necessitated by the presence of Improvements within this ROW, including any such costs incurred by the District.
5. An MDC inspector must be on the job site whenever work is being performed within the ROW, and Jasko shall be responsible for the cost and expense of such inspector. Any construction of the Improvements as well as any subsequent construction, maintenance, repair or replacement of the Improvements shall conform to District standards and forty-eight (48) hours advance notice must be given to the District prior to commencing any such activities within the ROW.
6. Jasko shall at all times indemnify, defend and save harmless the District, any municipality included therein, and the State of Connecticut and shall maintain the District's standard form of requisite insurance as stipulated in the MDC's most current Guidance Manual for Developers' Permit Agreements, which insurance shall remain in force and effect during the performance of any work with in the ROW.
7. Jasko shall be responsible for obtaining any and all federal, state, or local approvals necessary for installing the Improvements, including but not limited to the removal and construction of the same.

Staff has reviewed this request and considers it feasible.

A formal encroachment agreement shall be executed between Jasko and MDC, following the completion of the sale of the Property to Jasko, whereby Jasko becomes the fee owner of the Property, and consistent with current practice involving similar requests, and filed on the Town of East Hartford land records.

At a meeting of the Water Bureau held on March 31, 2025, it was:

**VOTED:** That the Water Bureau recommends to the District Board passage of the following resolution:

**RESOLVED:** That after sale of the Property by the Town of East Hartford to Jasko Zelman 1 LLC, the Chairman or Vice Chairman of the District Board be authorized to execute an agreement, subject to approval of form and content by District Counsel, granting permission to Jasko Zelman 1 LLC to encroach upon both MDC existing thirty-foot-wide (30') Main ROW situated on the Property in order to: (i) perform the work for the Improvements in connection with the planned redevelopment of the Property as shown on plans submitted by Solli Engineering, LLC, entitled, "Existing 30" Water Main Profile, Sheet 1 of 2 and Sheet 2 of 2, Concourse Park 309 Silver Lane East Hartford, Connecticut, and (ii) maintain, repair and replace such Improvements, provided that: (a) the District shall not be held liable for any cost or damage of any kind and be indemnified from any claims from the present and in the following years as a result of any encroachment authorized hereby, (b) Jasko shall obtain all required approvals and reimburse MDC for any attorney fees and other costs incurred by MDC in enforcing the encroachment agreement, and (c) such agreement shall not be effective until fully executed by the District and Jasko, and recorded on the East Hartford Land Records. In the event that such full execution and recording does not occur within four (4) months of the date this resolution is passed by the District Board, then such resolution shall be null and void, and of no further force and effect.

Respectfully submitted,

A handwritten signature in black ink, reading "John Mirtle". The signature is written in a cursive, flowing style.

John S. Mirtle  
District Clerk



March 19, 2025

Michael Curley  
The Metropolitan District  
555 Main Street  
Hartford, CT 06103

**RE: Encroachment Permit Request  
Concourse Park, Silver Lane  
285 & 291 Forbes Street & 936, 942, 944 & 960 Silver Lane  
East Hartford, Connecticut  
Solli Engineering Project Number: 2010501**

Dear Mr. Curley:

Solli Engineering, LLC, on behalf of Jasko Development, LLC and the Town of East Hartford is requesting the approval of an encroachment permit for the proposed Concourse Park redevelopment at 285 & 291 Forbes Street & 936, 942, 944 & 960 Silver Lane in East Hartford, Connecticut.

The enclosed plans have been revised based on email comments received from your office on March 12, 2025. These plans have been revised to minimize earth excavation over the existing MDC transmission line to the maximum extent possible. A temporary encroachment will be required for a singular construction vehicular crossing over the easement via a modular bridge set on timber matting to limit construction loading on top of the existing infrastructure as shown on the attached spec sheet. The use of this form of crossing will allow for mobility during construction. The location will be determined in the field during construction coordinated with the MDC for review and approval prior to implementation.

The development construction is slated to start in 2025 and the construction activities will include:

- Removal of existing pavement
- Removal of existing curbing
- Removal of existing storm drainage structures and pipe
- Removal of existing gas pipes
- Earth moving activities
  - Total Area: 24,850± SF
  - Cut: 245± CY, 2.2± FT max.
  - Fill: 660± CY, 4.3± FT max.
- Temporary 14' wide x 45' long Bridge System on timber matting abutments spanning MDC water main easement, location to be as needed during construction based on site conditions.
- Installation of (3) new storm drainage pipes, (1) 24" RCP, (1) 18" RCP, and (3) 8" C900
- Installation of (2) new sanitary sewer laterals, (1) 4" force main, and (1) 8" PVC
- Installation of (1) new natural gas service
- Installation of (1) new 8" water main with connection to existing 30" water main
- Installation of (1) new 4" domestic water service
- Installation of (1) new 6" fire water service
- Installation of (2) new 4" electric conduits at 2 locations – total of (4) conduits
- Resetting existing electric manhole to finished grade

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- Installation of (2) new 4" fiber/cable conduits at 2 locations – total of (4) conduits
- Installation of (4) new 2" site electric/telecom/security conduits at 4 locations – total of (16) conduits
- Installation of new landscape islands:

Shrubs

- (6) Mt. Airy Fothergilia
- (9) Shamrock Inkberry
- (7) Dwarf Mugo Pine
- (4) Red Chokeberry
- (3) Oakleaf Hydrangea
- (10) PJM Rhododendron
- (6) Meadowsweet

Groundcover

- (7) Bearberry
- (8) Gro-Low Fragrant Sumac

Perennials & Ferns

- (8) Moonshine Yarrow
- (8) Ice Plant
- (7) Cone Flower
- (10) Walker's Low Catmint

Grasses

- (10) Karl Foerster Reed Grass

Please consider this a formal request for a permanent encroachment permit for the development known as Concourse Park within the MDC easement. If you have any additional questions, comments or concerns, please do not hesitate to reach out to us.

Respectfully,  
Solli Engineering, LLC



Paul A. Rodrigues, P.E.  
Senior Project Manager

**Enclosures:**

Existing 30" Water Main Profiles  
MDC Water Easement Encroachment Exhibit  
ADM Welding & Fabrication, LLC Portable Bridges

CONNOR S. MARTIN  
MAYOR

# TOWN OF EAST HARTFORD

(860) 291-7200

OFFICE OF THE MAYOR

740 Main Street  
East Hartford, Connecticut 06108

WWW.EASTHARTFORDCT.GOV

March 19, 2025

Mr. Michael Curley, Manager of Technical Services  
The Metropolitan District Commission  
Engineering & Planning  
555 Main Street  
P.O. Box 800  
Hartford, CT 06142-0800

**Re: MDC Encroachment Permit Letter  
East Hartford, CT**

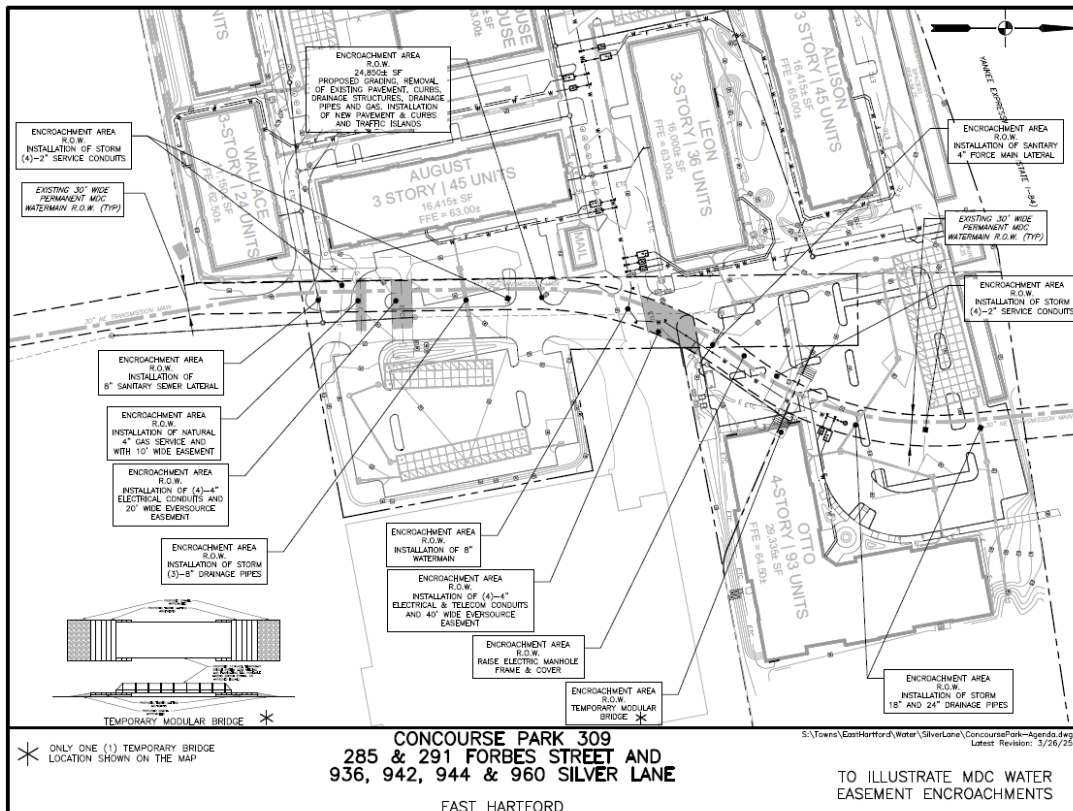
Dear Mr. Curley:

The Town of East Hartford, Connecticut ("Seller") has entered into a Purchase and Sale Agreement with Jasko Zelman 1, LLC ("Buyer") concerning property located at 936 Silver Lane, 942 Silver Lane, 944 Silver Lane, 960 Silver Lane, 285 Forbes Street (a/k/a 285 Forbes Street Rear) and 291 Forbes Street, East Hartford, Connecticut (the "Property"). The Seller and the Buyer anticipate that a closing will occur before the end of April. The Seller has given the Buyer permission to submit an encroachment permit application to The Metropolitan District Commission for work it will undertake in sections of the Property post-closing.

Sincerely,

Town of East Hartford, Connecticut

By: \_\_\_\_\_  
Connor S. Martin  
Its Mayor



***On motion made by Commissioner Adil and duly seconded, the report was received and resolution adopted by unanimous vote of those present.***

***Commissioner Hoffman made a motion to approve agenda items #12A “Encroachment Agreement – Concourse Park 309 Redevelopment 285 & 291 Forbes Street; 936, 942, 944 & 960 Silver Lane”, 12B “Encroachment Agreement – The Spark on Cedar – 1 Myra Cohen Way Newington” and 12C “License Agreement for Parking at 45 Granby Street Hartford,” together. The motion to approve agenda items #12A-12C was duly seconded and approved by unanimous vote of those present.***

**BUREAU OF PUBLIC WORKS  
ENCROACHMENT AGREEMENT – CONCOURSE PARK 309 REDEVELOPMENT  
285 & 291 FORBES STREET; 936, 942, 944 & 960 SILVER LANE**

To: District Board

May 5, 2025

From: Bureau of Public Works

In a letter dated April 9, 2025, Paul Rodrigues of Solli Engineering, LLC., on behalf of Jasko Zelman 1 LLC, and JZ Otto LLC (collectively “Jasko”) and the Town of East Hartford, (“Town”) the future and current owners respectively of 285 & 291 Forbes Street, 936, 942, 944 & 960 Silver Lane in East Hartford (the “Property”), has requested permission from The Metropolitan District (“MDC” or “District”) to encroach on the MDC’s existing twenty-foot-wide (20’) easement or right-of way, containing an existing 10-inch sanitary sewer, situated on the Property (the “ROW”) for the purpose of constructing and installing site improvements for and in connection with a proposed residential development project, as shown on the attached map (the “Map”).

The Town has entered into a Purchase and Sale Agreement for the Property with Jasko and anticipates that a closing will occur in the near future. The Town has given Jasko permission to submit this encroachment permit application for the following described work for such construction and installation of these site improvements that Jasko will undertake on the Property after such closing.

The proposed scope of work entails: (i) installing a temporary 14’ wide x 45’ long modular steel bridge on timber matting including all appurtenances in up to two (2) locations along the ROW ahead of proposed site demolition and subsequent permanent site improvements, including removing existing pavement and curbing; existing gas lines, drainage piping and structures (ii) regrading up to 12,200 sf of easement area, earth excavation up to 2.4 feet in depth, (iii) installing new utilities across the ROW including a new 8-inch water main, new sanitary laterals (1) 4” force main and (1) 8” PVC lateral, (1) 4-inch gas line, (8)-2” service conduits, (2) 4” electric and telecommunication conduits in up to four (4) locations, and new stormwater lines,

(3) 8" C900, and (iv) installing surface restoration consisting of new bituminous pavement, concrete walkways, curbing, traffic islands, and landscaping including shrubs and grass as well as incidental activities such as resetting existing manhole frame and covers, within the ROW as shown on the Map (collectively, the "Improvements").

With the exception of the new 8-inch water main that will cross under the Sewer, the proposed lines will be installed above the MDC's existing ten-inch (10") sewer and its appurtenances situated within the ROW (collectively, the "Sewer") with a minimum of one foot (1') of vertical clearance between the Sewer and such lines, and proposed grades will not impede access to the Sewer. Eversource will require a twenty-foot wide (20') and forty-foot wide ( $\pm 40'$ ) easement which will overlap perpendicular with the ROW (collectively these "Eversource Easements"). Connecticut Natural Gas ("CNG") will also require a ten-foot wide (10') easement which will overlap perpendicular with the ROW (the "CNG Easement" and Eversource Easements are collectively the "Utility Easements"). The Sewer was built in 1972 under DPA by National Amusements Company and the ROW was acquired by the MDC and filed on the East Hartford land records in Volume 496, at Page 262U-262V.

MDC staff has concluded that the Improvements are minor and that there will be no detriment to the Sewer as a result.

Jasko has agreed to the following conditions in order to satisfy the District's concerns for protection of the Sewer and to maintain accessibility along the length of the ROW:

1. Care must be taken during the performance of work for the Improvements or any maintenance, repair or replacement of the same not to disturb the Sewer. All heavy construction equipment must be located outside of the limits of the ROW when not in use. Any earth moving equipment that will be utilized on the ROW over and adjacent to the Sewer shall be reviewed and approved by District staff prior to mobilization to the site. Any damage to the Sewer caused by any construction, maintenance, repair, replacement or associated activities by or on behalf of Owner for or in connection with the Improvements within this ROW shall be the responsibility of the Owner.
2. No additional permanent improvements, other than the proposed Improvements, shall be located within this ROW.
3. The District shall not be held liable for any damage caused to any structure listed above, located within or adjacent to the ROW in the event of an emergency Sewer repair. The District will make every effort feasible to minimize damage to these structures; however, the cost of repairs to such structures shall be the responsibility of the Owner.
4. In the event of a sewer emergency caused by the proposed excavation described above, the Owner shall provide, install, operate and remove, at



the Owner's expense, an appropriately sized bypass pump and appurtenances.

5. The District reserves the right to remove Improvements within this ROW at any time if so required for maintenance, repair or replacement of the Sewer or any part thereof. Owner shall bear any additional maintenance, repair or replacement costs necessitated by the presence of Improvements within this ROW, including any such costs incurred by the District.
6. An MDC inspector must be on the job site whenever work is being performed within the ROW, and Owner shall be responsible for the cost and expense of such inspector. Any construction of the Improvements as well as any subsequent construction, maintenance, repair or replacement of the Improvements shall conform to District standards and forty-eight (48) hours advance notice must be given to the District prior to commencing any such activities within the ROW.
7. The Owner shall perform a CCTV inspection, witnessed by an MDC inspector, of the Sewer in the areas of the construction upon completion of backfilling and restoration of the excavated areas. The videos will be delivered to the District for the purposes of assessing the post-activity condition of the Sewer.
8. The Owner shall at all times indemnify, defend and save harmless the District, any municipality included therein, and the State of Connecticut and shall maintain the District's standard form of requisite insurance as stipulated in the MDC's most current Guidance Manual for Developers' Permit Agreements, which insurance shall remain in force and effect during the performance of any work with in the ROW.
9. The Owner shall be responsible for obtaining any and all federal, state, or local approvals necessary for installing the Improvements, including but not limited to the removal and construction of the same.

Staff has reviewed this request and considers it feasible.

A formal encroachment agreement shall be executed between Jasko and MDC, following the completion of the sale of the Property to Jasko, whereby Jasko becomes the fee owner of the Property, and consistent with current practice involving similar requests, and filed on the Town of East Hartford land records.

At a meeting of the Bureau of Public Works held on April 28, 2025, it was:

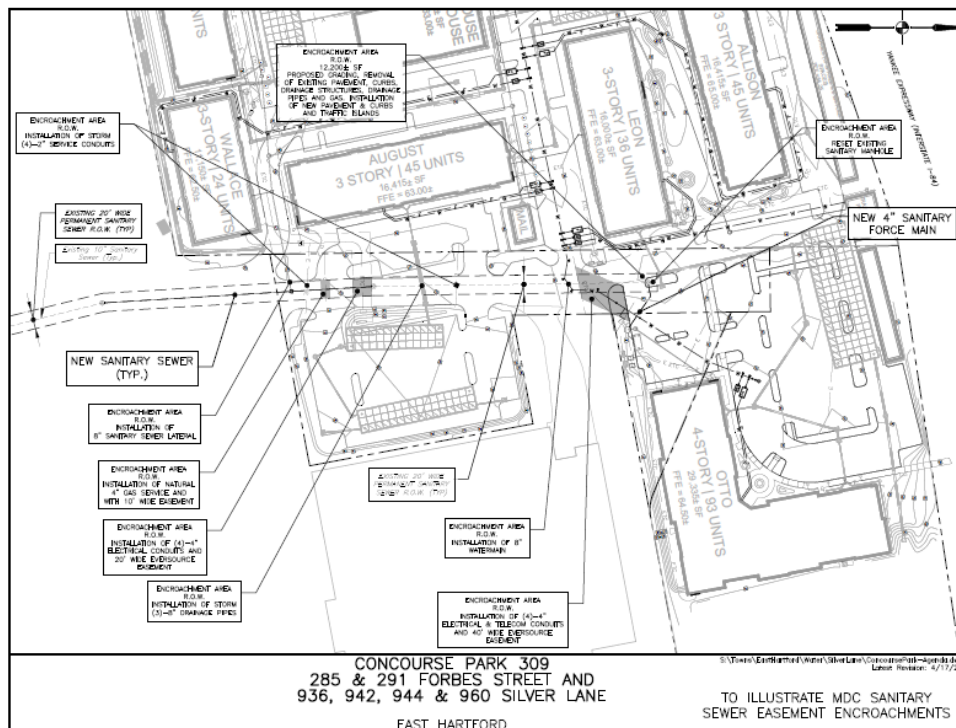
**VOTED:** That the Bureau of Public Works recommends to the District Board passage of the following resolution:

**RESOLVED:** That after sale of the property by the Town of East Hartford to Jasko Zelman1 LLC, the Chairman or Vice Chairman of the District Board be authorized to execute an agreement, subject to approval of form and content by District Counsel, granting permission to Jasko Zelman 1 LLC to encroach upon the MDC existing twenty-foot-wide (20') Main ROW situated on the Property in order to: (i) perform the work for the Improvements in connection with the planned redevelopment of the Property as shown on plans submitted by Solli Engineering, LLC, entitled, "Existing 10" Sewer Main Profile, Sheet 1 of 2 and Sheet 2 of 2, Concourse Park 309 Silver Lane East Hartford, Connecticut, and (ii) maintain, repair and replace such Improvements, provided that (a) the District shall not be held liable for any cost or damage of any kind and be indemnified from any claims from the present and in the following years as a result of any encroachment authorized hereby, (b) Jasko shall obtain all required approvals and reimburse MDC for any attorney fees and other costs incurred by MDC in enforcing the encroachment agreement, and (c) such agreement shall not be effective until fully executed by the District and Jasko, and recorded on the East Hartford land records. In the event that such full execution and recording does not occur within four (4) months of the date this resolution is passed by the District Board, then such resolution shall be null and void, and of no further force and effect.

Respectfully submitted,

John Mittle

John S. Mirtle  
District Clerk





April 9, 2025

Michael Curley  
The Metropolitan District  
555 Main Street  
Hartford, CT 06103

RE: Encroachment Permit Request  
Concourse Park, Silver Lane  
285 & 291 Forbes Street & 936, 942, 944 & 960 Silver Lane  
East Hartford, Connecticut  
Solli Engineering Project Number: 2010501

Dear Mr. Curley:

Solli Engineering, LLC, on behalf of Jasko Zelman 1, LLC and the Town of East Hartford is requesting the approval of an encroachment permit for the proposed Concourse Park redevelopment at 285 & 291 Forbes Street & 936, 942, 944 & 960 Silver Lane in East Hartford, Connecticut.

The development construction is slated to start in 2025 and the construction activities will include:

- Removal of existing pavement
- Removal of existing curbing
- Removal of existing storm drainage structures and pipe
- Removal of existing gas pipes
- Removal of existing sanitary sewer pipe
- Earth moving activities
  - Total Area: 12,200± SF
  - Cut: 113± CY, 2.5± FT max.
  - Fill: 27± CY, 0.8± FT max.
- Installation of (1) new storm drainage pipe, (3) 8" C900
- Installation of (3) new sanitary sewer laterals, (1) 4" force main, and (2) 8" PVC
- Installation of (1) new sanitary sewer manhole, (1) 4' diameter Sanitary Manhole
- Installation of (1) new natural gas service
- Installation of (1) new 8" water main with connection to existing 30" water main
- Installation of (2) new 4" electric/telecom conduits at 2 locations – total of (8) conduits
- Resetting existing sanitary sewer manhole to finished grade
- Installation of (4) new 2" site electric/telecom/security conduits at 2 locations – total of (8) conduits
- Installation of new landscape islands:
  - Shrubs
    - (3) Mt. Airy Fothergilia
    - (4) PJM Rhododendron
    - (1) Shanrock Inkbury
  - Grasses
    - (2) Karl Foerster Reed Grass

Monroe, CT | West Hartford, CT | Norwood, MA

[www.SolliEngineering.com](http://www.SolliEngineering.com)

Please consider this a formal request for a permanent encroachment permit for the development known as Concourse Park within the MDC easement. If you have any additional questions, comments or concerns, please do not hesitate to reach out to us.

Respectfully,  
Solli Engineering, LLC

A handwritten signature in blue ink, appearing to read 'Paul A. Rodrigues'.

Paul A. Rodrigues, P.E.  
Senior Project Manager

Enclosures:  
MDC Sewer Easement Encroachment Exhibit  
MDC Sewer Encroachment Profile

**BUREAU OF PUBLIC WORKS  
ENCROACHMENT AGREEMENT – THE SPARK ON CEDAR STREET  
1 MYRA COHEN WAY, NEWINGTON**

To: District Board

May 5, 2025

From: Bureau of Public Works

In a letter dated December 13, 2024 Ronald E. Bomengen of Fuss & O'Neill, Inc., on behalf of APR Newington LLC, ("APR" or "Owner") current owner of the above-referenced property (the "Property"), has requested permission from The Metropolitan District ("MDC" or "District") to encroach on the MDC's two (2) existing twenty-foot-wide (20') sewer easements situated on the Property along Cedar Street (CT Route 175) and along the right-of-way property of CT Busway (these "Easements") for the purpose of constructing and installing site improvements for and in connection with a proposed residential development project, as shown on the attached map (the "Map").

The proposed work within these Easements entails: miscellaneous site demolition including, removing existing concrete block wall, chain link fence, and trees; clearing and grubbing up to 12,300 sf; earth excavation and filling up to 3-feet in depth (along the southwest corner of the property). Proposed utility work includes installing an 8-inch water service, 2-inch gas service, an 18-inch stormwater line and new catch basins top(s) on existing drainage structures. This work also includes excavation and minor grading associated with a new (3'-high) concrete block retaining wall, 12-inch (thick) bituminous pavement sections, concrete walkways and curbs, installing one light pole, three (3) collapsible bollards, installing 6' (high) ornamental fence, and landscaping including the bushes and grass within these Easements as shown on the Map (collectively, the "Improvements"). The proposed utility lines will be installed perpendicular to the MDC's existing eight-inch (8") PVC and fifteen-inch (15") sanitary sewers and its appurtenances situated within these Easements (collectively, these "Sewers") with a minimum of one foot (1') of vertical clearance between these Sewers and such lines, and proposed grades will not impede access to these Sewers. The 8-inch PVC sewer was built in 1994 and the easement was acquired by the MDC through the MDC Project known as "724 Cedar Street, Newington, Contract 94-85" and filed on the Newington land records in Volume 986, at Page 71. The 15-inch PVC sewer was built in 1980 and the easement was acquired through the MDC Project known as "Northwest Trunk Sewer Extension, Contract 80-29" and filed on the Newington land records in Volume 394, at Page 243.

MDC staff has concluded that the Improvements are minor and that there will be no detriment to these Sewers as a result.

APR has agreed to the following conditions in order to satisfy the District's concerns for protection of these Sewers and to maintain accessibility along the length of these Easements:

1. Care must be taken during the performance of work for the Improvements or any maintenance, repair or replacement of the same not to disturb these Sewers. All heavy construction equipment must be located outside of the limits of these Easements and their respective right-of-way's ("ROWs") when not in use. Any earth moving equipment that will be utilized on these ROWs over and adjacent to these Sewers shall be reviewed and approved by District staff prior to mobilization to the site. Any damage to these Sewers caused by any construction, maintenance, repair, replacement or associated activities by or on behalf of Owner for or in connection with the Improvements within these ROWs shall be the responsibility of the Owner.
2. No additional permanent improvements, other than the proposed Improvements, shall be located within these ROWs.
3. The District reserves the right to remove Improvements within these ROWs at any time if so required for maintenance, repair or replacement of these Sewers or any part thereof. Owner shall bear any additional maintenance, repair or replacement costs necessitated by the presence of Improvements within these ROWs, including any such costs incurred by the District.
4. In the event of a sewer emergency caused by the proposed excavation described above, the Owner shall provide, install, operate and remove, at the Owner's expense, an appropriately sized bypass pump and appurtenances.
5. An MDC inspector must be on the job site whenever work is being performed within these ROWs, and Owner shall be responsible for the cost and expense of such inspector. Any construction of the Improvements as well as any subsequent construction, maintenance, repair or replacement of the Improvements shall conform to District standards and forty-eight (48) hours advance notice must be given to the District prior to commencing any such activities within these ROWs.
6. The Owner shall perform a CCTV inspection, witnessed by an MDC inspector, of these Sewers in the areas of the construction upon completion of backfilling and restoration of the excavated areas. The videos will be delivered to the District for the purposes of assessing the post-activity condition of these Sewers.
7. The Owner shall at all times indemnify, defend and save harmless the District, any municipality included therein, the State of Connecticut and shall maintain the District's standard form of requisite insurance as stipulated in the MDC's most current Guidance Manual for Developers' Permit Agreements, which insurance shall remain in force and effect during the performance of any work with in these ROWs.

8. The Owner shall be responsible for obtaining any and all federal, state, or local approvals necessary for installing the Improvements, including but not limited to the removal and construction of the same.

Staff has reviewed this request and considers it feasible.

A formal encroachment agreement shall be executed between APR and MDC, consistent with current practice involving similar requests, and filed on the Town of Newington land records.

At a meeting of the Bureau of Public Works held on April 28, 2025, it was:

**VOTED:** That the Bureau of Public Works recommends to the District Board passage of the following resolution:

**RESOLVED:** That the Chairman or Vice Chairman of the District Board be authorized to execute an agreement, subject to approval of form and content by District Counsel, granting permission to APR Newington, LLC to encroach upon both MDC existing twenty-foot-wide (20') sanitary sewer easements situated on the Property in order to: (i) perform the work for the Improvements in connection with the planned redevelopment of the Property as shown on plans submitted by Fuss & O'Neill Inc., "APR Newington LLC MDC Encroachment Permit Plan Garden Apartments 690 Cedar Street, Newington, Connecticut", (Plan Sheet) MDC-01 and (ii) maintain, repair and replace such Improvements, provided that (a) the District shall not be held liable for any cost or damage of any kind and be indemnified from any claims from the present and in the following years as a result of any encroachment authorized hereby, (b) APR Newington, LLC shall obtain all required approvals and reimburse MDC for any attorney fees and other costs incurred by MDC in enforcing the encroachment agreement, and (c) such agreement shall not be effective until fully executed by the District and APR Newington, LLC, and recorded on the Newington land records. In the event that such full execution and recording does not occur within three (3) months of the date this resolution is passed by the District Board, then such resolution shall be null and void, and of no further force and effect.

Respectfully submitted,



John S. Mirtle  
District Clerk



One Financial Plaza, 15<sup>th</sup> Floor  
Hartford, CT 06103  
860.646.2469  
www.fando.com

December 13, 2024

Mr. Michael Cudley, Manager of Technical Services  
The Metropolitan District  
Engineering & Planning  
555 Main Street  
P.O. Box 800  
Hartford, CT 06142-0800

RE: The Spark  
1 Myra Cohen Way, Newington, CT  
Fuss & O'Neill Reference No. 20040587.D20

Dear Mr. Cudley:

On the behalf of the APR Newington LLC, I would like to request an encroachment permit for work associated with the construction of "The Spark" multi-family residential development. The proposed project is located on approximately 3.7 acres of land north of Route 175 and south of Myra Cohen Way. The address of the property is 1 Myra Cohen Way. A portion of the project that will require an encroachment permit from The MDC is located along the southern portion of the property as well as the eastern portion of the property.

The Spark development project will be constructed in a single phase. Construction is anticipated to begin in January of 2025. Construction activities within the MDC easement will include:

- Clearing and grubbing
- Earth moving (excavation and fill)
- Installation of water service, gas service, electrical conduits, and stormwater system infrastructure
- Installation of bituminous concrete driveways (12.5-inch pavement section), concrete walkways, and concrete curbs
- Installation of light poles
- Installation of collapsable bollards
- Installation of landscape features and plants
- Installation of 3-foot modular block retaining wall

Please consider this a formal request for a permanent encroachment permit to develop the AVC improvements within the MDC easement.

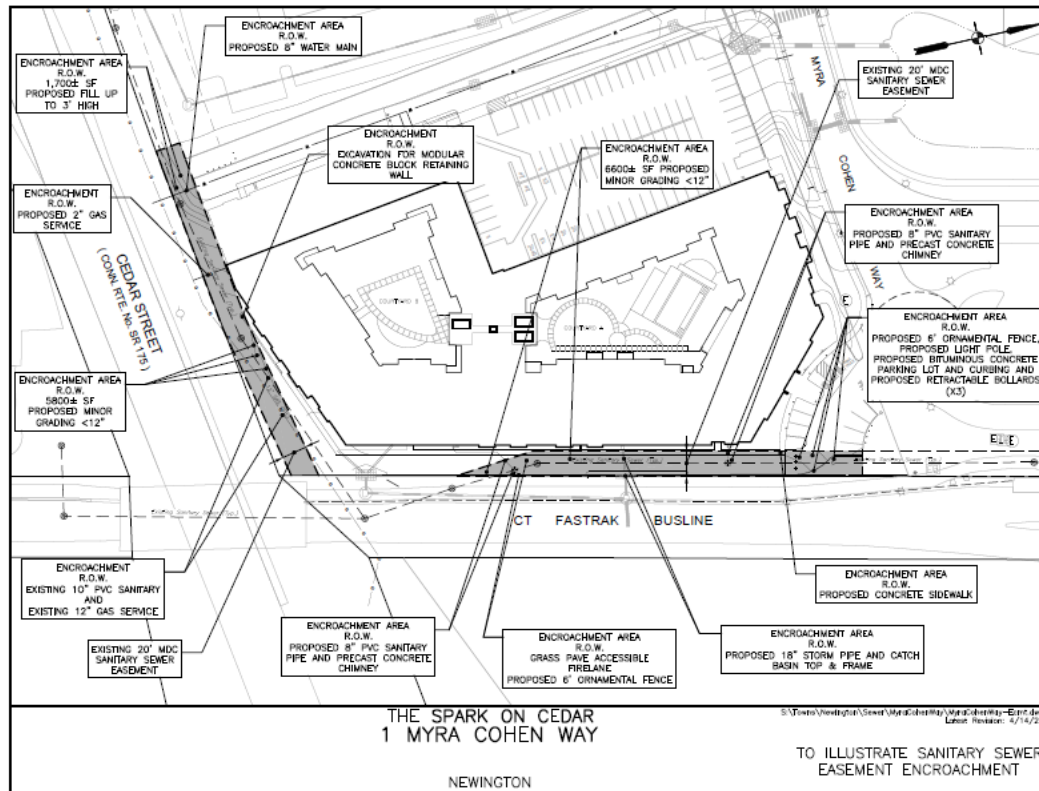
If you have any questions, please don't hesitate to call me at (860) 783-4767.

Sincerely,

Ronald E. Bomengen, PE, LEED AP  
Vice President/Department Manager

Connecticut Massachusetts Maine New Hampshire New York Rhode Island Vermont

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## BUREAU OF PUBLIC WORKS LICENSE AGREEMENT RE: 45 GRANBY STREET, HARTFORD

To: District Board

May 5, 2025

From: Bureau of Public Works

In 2014, the District entered into a license agreement with New Hope Christian Ministry ("Licensee") to use 45 Granby Street for the purpose of parking. The license agreement was thereafter extended for five (5) additional years, until September 30, 2023, and amended to expand the permitted parking area. The Licensee has requested to extend the term of the agreement for another five (5) years, up to and including May 15, 2030. The District purchased the property known as 45 Granby Street, Hartford in 2010 for the Clean Water Project ("CWP") but the property is not yet needed for construction activities and, according to the most recent CWP construction schedule, will not be needed during the term of the requested license renewal. If that changes, the license agreement can be promptly terminated upon notice to the Licensee.

At a meeting of the Bureau of Public Works held on April 28, 2025, it was:

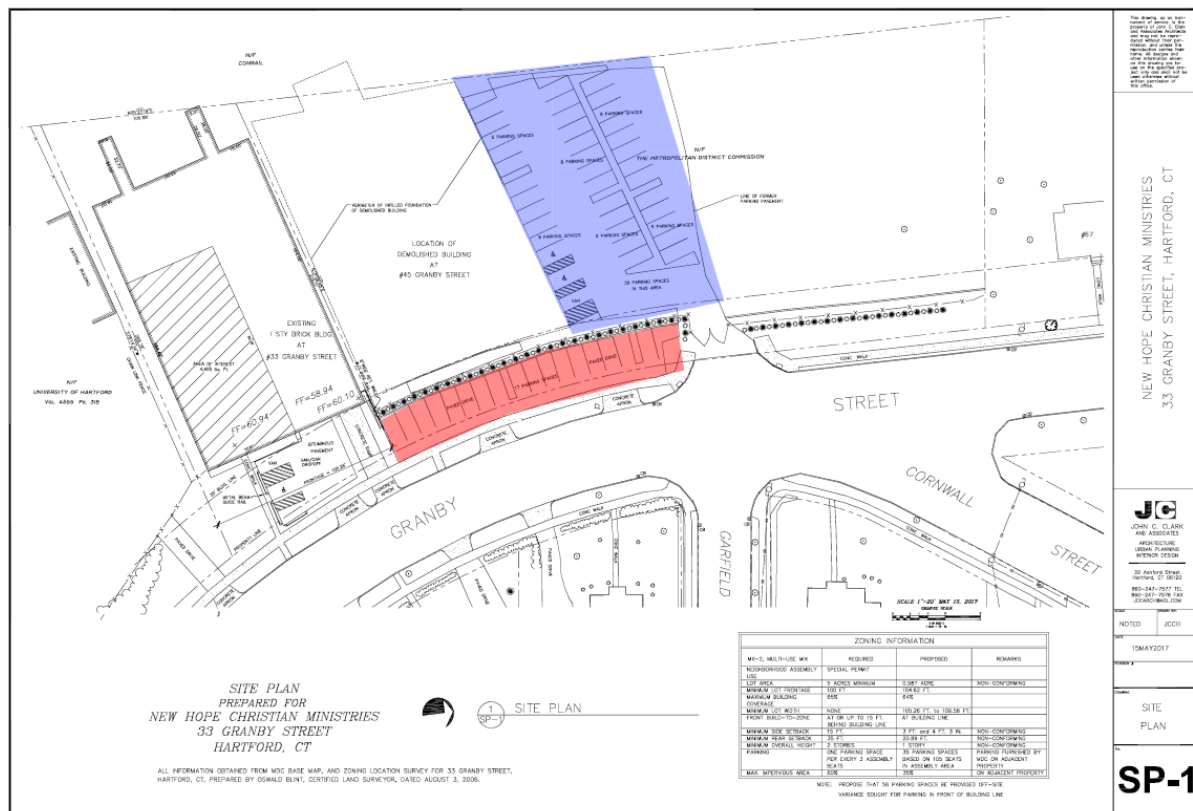
**VOTED:** That the Bureau of Public Works recommends to the District Board passage of the following resolution:



New Hope Christian Ministry is hereby authorized to use a portion of 45 Granby Street for parking purposes, subject to proper execution of a renewed license agreement with such terms and conditions as required by District Counsel; and

That Scott Jellison, as Chief Executive Officer of The Metropolitan District, is authorized to execute and deliver the License Agreement on behalf of the Metropolitan District and to do and perform all acts and things which he deems to be necessary or appropriate to carry out the terms of the License Agreement.

*John Mirtle*  
John S. Mirtle, Esq.  
District Clerk



**OPPORTUNITY FOR GENERAL PUBLIC COMMENTS**

Judy Allen, West Hartford resident, recently listened to public radio and heard a public service announcement from DEEP to recruit lifeguards. She suggested it may be an option for the MDC.

**COMMISSIONER REQUESTS FOR CONSIDERATION OF FUTURE AGENDA ITEMS**

Commissioner Adil requested that the District Board discuss the process whereby Commissioners are notified about large mishaps or events in their community.

Commissioner Bush requested a future discussion regarding the sump pump program.

Commissioner Pane thanked Dave Rutty, Director of Operations, and other staff who worked on the 25-year club event and stated it was a wonderful event.

District Chairman Currey stated that some commissioners approached him and asked that he have better control of meetings; specifically there times where questions go back and forth and not through the chair. He stated that in the future, he will gavel those speakers and asked that everyone goes through the chair.

**ADJOURNMENT**

The meeting was adjourned at 6:16 PM

ATTEST:

John S. Mirtle, Esq.  
District Clerk

\_\_\_\_\_  
Date of Approval