

**TOWN OF CROMWELL - TOWN COUNCIL  
TOWN HALL COUNCIL CHAMBERS  
41 WEST STREET, CROMWELL, CT 06416  
REGULAR MEETING MINUTES**

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Wednesday, May 11, 2022  
7:00 p.m.

**Present:** Deputy Mayor S. Fortenbach, J. Demetriades, J. Donohue, P. Luna, J. Henehan, A. Waters

**Absent:** Mayor A. Spotts

**Also Present:** Town Manager Salvatore, Captain Sifodaskalakis, Finance Director Marianne Sylvester, Assistant Finance Director Sharon DeVoe, Public Works Director William Russo

**A. CALL TO ORDER**

Deputy Mayor Fortenbach called the meeting to order at 7:00 p.m.

**B. PLEDGE OF ALLEGIANCE**

The Council stood to recite the Pledge of Allegiance.

RECEIVED FOR RECORD  
May 18, 2022 03:55P  
JoAnn Doyle  
TOWN CLERK  
CROMWELL, CT

**C. APPROVAL OF AGENDA**

The following changes were suggested:

- Move Citizen Comments J. to after C. Approval of Agenda
- Add Executive Session under New Business to discuss personnel matter and Public Works Director

**MOTION** made J. Demetriades and **SECONDED** A. Waters to approve the agenda as amended.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henehan, P. Luna, A. Waters

**Motion carried.**

**J. CITIZEN COMMENTS**

Alice Kelly, 47 Willowbrook Road – She referenced the letter she sent to the Town Council requesting an updated digital recorder as the Chair of the Planning and Zoning Commission. She told the Council that big projects are coming up and an upgraded system is needed so that the residents watching from home can see what we are able to see as a Commission. She also suggested we need to get an IT department in Town Hall to make sure we have upgraded and up to date equipment. In addition, a request was sent to the Town Manager requesting \$300,000 for their Sanitary Sewer Rehabilitation. This project meets the criteria of ARPA funds, as of

today they have not received any response from the Town Manager. See Attachment A.

Katie Daigle, 3 Arrowwood Drive was in attendance as a volunteer for Cromwell Creative District (CCD) to present to the Council their latest mural idea "Paint your Spot in the Parking Lot". The overall goal of this project is to showcase all that Cromwell has to offer. This supports CCD's mission and helps to bring continued interest and visitors to Downtown Cromwell. See Attachment B.

Katie Tabak, 6 Douglas Drive shared her support of Cromwell Middle School Building Project. She feels that the current middle school is not equipped to teach 21<sup>st</sup> century learning, building facilities are aging and costly. A new middle school will enable us to give students a better education especially if we can support a STEM curriculum. As a parent of a student involved in the arts, she is excited by the opportunity to have another Auditorium they can use for performances.

Stacy Dabrowski, 3 Robbie Road – Was in attendance tonight in support of the Cromwell Middle School Building Project. She read her letter of support into the record. See Attachment C.

Dan Brisson, 10 Fennwood Drive commended and thanked Scott, Tom, Bill, and the Public Works Department for their efforts in the park. He said that the relationship between soccer, football, and baseball has never been as good as it has been in the last week since Bill has been here. He added that it is unfortunate that Bill resigned, he was going to do good things for the Town. He's attended several meetings trying to advocate for improved facilities to make it better for sports here. He feels we are going backwards. Every town he goes to, their facilities are great and get better every year. Football season is coming up. They have been told by the CIAC that they cannot use Pierson Park to host playoffs and may not be able to host home games at all. Some of Cromwell's Football players are here tonight, they are state champions. This is unacceptable and not fair to them, for some students it is their last year here before college. He asked if the Town has plans to improve the football field at Pierson Park and what is being done so that they can play?

Jason Leblanc, 3 Cedar Drive, President of Cromwell Chill Soccer Club addressed the Council and said that Spring time usually brings anxiety for him because he knows he has to plan for cancellations because the fields are terrible. He has had to cancel or move 50% of the games since the start of the season, as the fields are closed or unplayable. This is the third time he has come before this body to ask what can be done and what can we do about these fields. He sees no plans, he

would like to see a step by step approach to audit these facilities in Town and then take a methodical approach to see what can be done first and how we can fund them. The Town has people willing to help, they just need to ask.

Jim Vinchetti, 3 Greendale Avenue, he agreed with the previous speaker and added that it's been an ongoing issue. He is the president of Cromwell Little League and active with RCP Post 105. Every year since he has been president he has had a meeting with Tony and other Town Officials to get everyone on the same page. He feels that nothing comes of those meetings. He referenced an email he sent to the Council members - last year Little League, with the help of the Town, had four (4) dug out enclosures installed at the Woodside Softball Field by a town contractor. Little League contributed \$7,000, the Town contributed the rest. He felt as though the contractor did not deliver what was promised in the specifications which was galvanized roof panels, and they did not deliver. He questioned Tony about it and said that Tony indicated Mr. Vinchetti was wrong. They had a meeting where they tried to discuss and get through things. He said he was verbally attacked by the Town Engineer and that he has no confidence in Tony's ability to lead.

Town Engineer Jon Harriman approached the podium. Town Engineer Harriman agreed that he did say what Mr. Vinchetti stated. Town Engineer Harriman clarified that the fencing company was hired to do the dug-out refurbishment, the dug outs are built out of fencing, Mr. Vinchetti's interpretation of galvanized roof panels is that it should be a galvanized metal deck roof. Town Engineer Harriman said this does not fit because you cannot put a roof structure on top of something that is not a structure in itself; there are no roof trusses, there are no columns supporting it. It is all fence posts and fence fabric. He added, the first time the wind comes, it would tear it off and the first time it snows, it would collapse. They reached out to the vendor regarding this and all they make is fence products. Mr. Vinchetti's interpretation of what should have been installed is not something this vendor installs.

Sandra Tata, 6 Horse Run Hill has three children in the school system. She went to the tour of the middle school and was appalled at what she saw. The condition that the students, staff, teachers and superintendent have to be in is unacceptable. She learned last week that the building is about her age. She said we have been so focused on health, safety, and COVID and making sure our kids are safe in a healthy environment and that school is far from a healthy environment. She continued, the ADA accessibility for children is unacceptable. She is not sure how the school passes a safety inspection. She mentioned that the principal's office has weeds growing through the vents. She chose to move to Cromwell because it is a small

beautiful town and now that she is ingrained in the school systems and saw the inside of the building and the classrooms and compare that to other towns and schools in the state is unbelievable and unwelcoming. She supports a complete rebuild of that school. She also added that the conditions of the fields are a problem. In any other Town she brings her daughter to play in, the fields are beautiful.

Deputy Mayor Fortenbach read a letter from Cierra Stone, 11 High Ridge Road. See Attachment D.

Philip Guduti, 8 Newbury Road, is a public-school teacher for almost 20 years. He feels that the number of people here is amazing that it is nice to see the Town come out. He is a civics teacher and felt compelled to say something. He thinks it is important for the town to have a good relationship with Little League as he teaches little league and is on a little league board. He stated, we are all here for the kids and we have to do something to come together for them. He has had three children go through The Middle School so far and he feels the condition is atrocious. It important to note that many people from town feel the same way. It is important that we come up with a solution together; with regard to Little League and other sports. It's very important that our children have a place to grow, play and to learn. He thanked the Town Council for support on those matters.

Jim Vinchetti, 3 Greendale Avenue, stated a couple months ago the Town hired Bill Russo as DPW Director. He heard that he put in his resignation. He is tired of being bullied and mistreated by the Town Manager. He believes the Town Manager bullies people and the Town is going to continue to spiral. He encouraged the people on this board to take care of it and handle it. He feels that Bill Russo is the best thing that happened to this town and now he is going to leave because of the Town Manager.

Football Coach, 17 Great Oak Court (mother's residence), he was in attendance with some members of the Cromwell High School football team. It was great to see the Town rally around them at Pierson Park last year. This year to see that many people there supporting the team, made him start to see the community that is here. It reminded him of when he was young and playing football. He appreciates everything over the last year and would like to keep that momentum going. He told the Council that a few colleges came in to recruit some of their football players. These football players/students are looking to keep the momentum going. They are looking forward to playing this year and are excited. He is asking we figure out everything together and put our differences aside to make sure they can use the football field at Pierson Park.



Ron Rozich, 19 Shady Lane, has been playing football since he was 6 years old at Pierson Park. He is entering his senior year and this would be his last opportunity to play on that field. The fact that there is a chance that it may not be able to happen, hurts him and other players. They are asking for change and something to be done immediately so they can enjoy their last season on the field.

Cole Brisson, 10 Fennwood Drive is a Captain on the football team, playing since he was 7 years old. He has been attending games since he was a little kid, now he's going in to his senior year. He has been working everyday just to get to this point in High School. He believes being able to play at Pierson Park is a privilege and he does not want it to be taken away. They get the top seat and then they are told they cannot host a home game. He added, for four years they practice every night on top of weight lifting, it is not fair to them to not be able to use that field.

Raymond Boudreau, 8 Doering Drive has been playing football for several years. He said, there is something about Pierson Park. It is more than just about the football team. When he was in middle school and in Weiss, he was playing two hand touch, and he would watch the older guys play, he sees the Youth Team play a game or two at night. It's not just for the High School, but all ages as well. He is proud to be playing at Pierson Park.

Mr. Aldridge, He is no longer a resident, but was for 10 years. He is the president of the Youth Football League. He commended the Coach and the players. He informed the Council that all of the players that just spoke, came through the Youth Program. It is a family atmosphere. To take this away would be very disheartening. They as a program will do all they can to support this. The Coach and his staff have done a great job building this atmosphere.

Heidi Venezian, 34 Hemlock Court, showed her support for building a new middle school for Cromwell. She worked as a teacher in a 75-year-old building in New York City. She took the tour of the Middle School and said there was still more room and better facilities in the school she taught at in New York City than there is in the Cromwell Middle School. She added that she has a fifth grader with special needs, there is no space for him to go for Special Education Services. It is cramped and the lighting is terrible. She is more concerned for him going to middle school than she was for him going into Pre-K and Kindergarten. Even if her son does not get the full benefit of a new middle school, do it for the future.

Dan Seabra, 5 Fawn Run, he said over the last 6-7 years being involved in Cromwell Little League, we have the worst facilities in the area. He feels embarrassed when he goes to the other towns. He said, we as Cromwell Little League and the Football folks have dedicated volunteers to help out. He added that there has been a significant change this year in how the facilities have been up-kept in a good way. He gave credit to Bill Russo for keeping the facilities up to par. That is a positive change for them. He would like to see it continue if we can.

**D. COMMISSION CHAIRMAN REPORTS/LIAISON REPORT/STAFF REPORTS**

**1. CMS Building Committee Update**

The updated was provided under the *New Business* section of this meeting.

**2. Mattabassett Budget Presentation**

Art Simonian from Mattabassett district was in attendance to present their budget report. He gave the Town Council an opportunity to ask questions.

**E. DEPUTY MAYOR'S UPDATE**

The Deputy Mayor reported the following:

- Since the last meeting, he had the opportunity to attend Little League's opening day.
- He attended the Padre Pio Ribbon Cutting on Saturday, April 23<sup>rd</sup>.
- The Charter Revision Commission has been working very hard. Their Public Hearing is tonight (May 11<sup>th</sup>).

**F. TOWN MANAGER'S UPDATE**

- The Farmers Market and Children's Garden are moving along.
- He just ordered a brand new updated, recording device for the Council Chambers.
- The project at 100 Berlin Road has been moving right along.
- As far as the Football fields and using them, he reported he had a discussion with Dr. Macri and they both felt that the multi-purpose field belongs at the high school. He added that this should be explored through an exploratory group and it should be put together as soon as possible. Having the multi-purpose field at the high school would also meet the need for locker rooms. More discussion with Dr. Macri regarding this will happen in the near future.
- He was asked about the status of the Old Exxon Mobil site. He believes there is remediation occurring as there is more to be completed on private property.

Councilman Demetriades asked about our Capital Plan. How often do we update it? Do we include projects that residents suggest along the way?

Director of Finance Marianne Sylvester replied to Councilman Demetriades. She said that fields, schools, and conditions of all facilities are always on their radar and in many cases, are already included in the Capital Plan. She explained that they continue to work on the long-range capital plan. This includes costs of the projects and prioritizing. The ultimate question is how much the Town and taxpayers are willing to spend – all of these things will have an impact on our mill rate.

Brian Grogan, 2 Gatesville Lane – Presented a letter to the Town Manager. See Attachment E. He is requesting an abatement of his upcoming property taxes. The Town Manager informed the Town Council that he mailed Mr. Grogan a letter which outlined the documents he needs to provide to move this along.

Deputy Mayor Fortenbach informed Mr. Grogan this will be an Agenda Item for the next meeting pending receipt of the documents requested by the Town Manager.

**G. FINANCIAL/FINANCE DIRECTOR'S UPDATE**

**1. Budget Report**

Finance Director Sylvester presented her budget report.

**2. Discussion and action to approve Other Fund budgets for FY 2022-23 for adoption at Special Town Meeting, per Section 8.03 of the Town Charter.**

- Dog Fund: \$23,900

**MOTION** made A. Waters and **SECONDED** by J. Henahan to approve the Dog Fund in the amount of \$23,000.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henahan, P. Luna, A. Waters

**Motion carried.**

- Sidewalk Fund: \$5,000

**MOTION** made P. Luna and **SECONDED** by J. Henahan to approve the Sidewalk Fund in the amount of \$5,000.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henahan, P. Luna, A. Waters

**Motion carried.**

- Authorize the Mayor to set the date/time of Special Town Meeting.

**MOTION** made J. Donohue and **SECONDED** by J. Henahan to authorize the Mayor to set the date/time of the Special Town Meeting.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henahan, P. Luna, A. Waters

**Motion carried.**

3. Discussion and action to broaden the scope of the previously-approved (December 2021) appropriation for sidewalk design on West Street to include the design of sidewalks on the south side of Evergreen Road, from Old Colony Road to Washington Road, and implementation costs including advertising expenses, appraisal fees, and land acquisition.

**MOTION** made by J. Donohue and **SECONDED** by J. Henahan to broaden the scope of the previously-approved (December 2021) appropriation for sidewalk design on West Street to include the design of sidewalks on the south side of Evergreen Road, from Old Colony Road to Washington Road, and implementation costs including advertising expenses, appraisal fees, and land acquisition.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henahan, P. Luna, A. Waters

**Motion carried.**

4. Discussion and action to utilize \$200,000 of the American Rescue Plan Act funds to hire an engineering consultant for the analysis of stormwater issues within the Town of Cromwell, determine possible solutions, provide estimates of the magnitude of probable costs to design and construct, and associated costs with determining any land necessary acquisitions to complete the work.

Town Engineer Jon Harriman was present to answer any questions of the Council. He clarified the amount needed is \$125,000 instead of the \$200,000. He explained that the \$200,000 was a place holder until the actual amount was determined.

**MOTION** made by J. Henahan and **SECONDED** by J. Demetriades to authorize the use of \$125,000 from the American Rescue Plan Act funds to hire an engineering consultant for the analysis of stormwater issues within the Town of Cromwell, determine possible solutions, provide estimates of the magnitude of probable costs to design and construct, and associated costs with determining any land necessary acquisitions to complete the work.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henahan, P. Luna, A. Waters

**Motion carried.**

#### **CMS Building Committee Update**

Chairperson of the CMS Building Committee, Rosanna Glynn was in attendance to present her report. In addition, Tecton Architects gave a presentation to the Town Council. See Attachment F.

After the Presentation was given, Finance Director Marianne Sylvester handed out the Proposed School Financing Analysis. See Attachment G.

5. New Middle School and Central Offices: To consider and act upon a resolution recommending an appropriation, to be funded from borrowings to the extent not funded from grants or other sources, for costs related to the construction, furnishing and equipping of a new middle school and central offices, and, if approved, referring such recommendation to the Board of Finance for its consideration. See Attachment H.

**MOTION** made by J. Demetriades and **SECONDED** by J. Henehan to consider and act upon a resolution recommending an appropriation, to be funded from borrowings to the extent not funded from grants or other sources, for costs related to the construction, furnishing and equipping of a new middle school and central offices, and, if approved, referring such recommendation to the Board of Finance for its consideration.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henehan, P. Luna, A. Waters

**Motion carried.**

**MOTION** made by J. Demetriades and **SECONDED** by J. Henehan to *rescind and amend* the previously adopted motion.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henehan, P. Luna, A. Waters.

**Motion carried.**

**MOTION** made by J. Demetriades and **SECONDED** by P. Luna to consider and act upon a resolution recommending an appropriation of \$58,604,400, to be funded from borrowings to the extent not funded from grants or other sources, for costs related to the construction, furnishing and equipping of a new middle school and central offices, and, if approved, referring such recommendation to the Board of Finance for its consideration.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henehan, P. Luna, A. Waters

**Motion carried.**

**MOTION** made by J. Henehan and **SECONDED** by P. Luna resolved that the Town of Cromwell authorizes the Board of Education to apply to the Commissioner of Administrative Services and to accept or reject a grant for the new construction of the middle school at the Cromwell Middle School Site.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henehan, P. Luna, A. Waters

**Motion carried.**

**MOTION** made by J. Henehan and **SECONDED** by P. Luna resolved that the Town Council hereby authorizes at least the preparation of schematic drawings

and outlying specifications for the new construction of the middle school at the Cromwell Middle School site.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henahan, P. Luna, A. Waters

**Motion carried.**

6. Special Town Meeting: To consider and act upon a resolution setting the date and time by the Mayor for a Special Town Meeting to consider and act upon resolutions with respect to the appropriation and borrowing authorization recommended by the Town Council for the construction, furnishing and equipping of a new middle school and central offices, if approved by the Board of Finance.

**MOTION** made by J. Henahan and **SECONDED** by J. Donohue to consider and act upon a resolution setting the date and time by the Mayor for a Special Town Meeting to consider and act upon resolutions with respect to the appropriation and borrowing authorization recommended by the Town Council for the construction, furnishing and equipping of a new middle school and central offices, if approved by the Board of Finance.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henahan, P. Luna, A. Waters.

**Motion carried.**

7. Tax Refunds

**MOTION** made by A. Waters and **SECONDED** by J. Henahan to approve Tax Refunds 1-5.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henahan, P. Luna, A. Waters

**Motion carried.**

H. **CHIEF OF POLICE'S UPDATE**

Captain Sifodaskalakakis was in attendance to present the Chief's report.

I. **PUBLIC WORKS DIRECTOR'S UPDATE**

Director of Public Works reported:

- The Tennis Court project as moved along. He commended the Public Works crew, thanked the sewer department as well. He thanked DPW for the job they did on the light poles.
- He commended the Parks Maintenance crew under Tom Sheehan's leadership on keeping up with maintaining all the parks even though they are severely understaffed.
- The Public Works crew have been crack-sealing and street sweeping, he said they are doing a great job.
- Two new hires started working in Building Maintenance. They are doing great.

- Steve Dunham was hired and offered a full-time position. He is thrilled and thankful that we offered this to him as he has worked seasonally for the Town for several years.

**K. NEW BUSINESS**

1. Grievance #4182022, IUOE Local #30, Step 3
  - a. Thomas Sheehan & Matt Varricchio

The Union was given the opportunity to present their side of the grievance.

The Council was given the opportunity to ask questions of both the Town and the Union.

**MOTION** made by J. Demetriades and **SECONDED** by A. Waters to approve the grievance and the Director of Public Work's decision to allow the Parks employees to work their normal summer hours of 6 a.m. to 2:30 p.m. per the discretion of the Public Works Director.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henehan, P. Luna, A. Waters

**Motion carried.**

**MOTION** made by J. Demetriades and **SECONDED** by J. Henehan to enter into Executive Session.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henehan, P. Luna, A. Waters

**Motion carried.**

**MOTION** made by J. Donohue and **SECONDED** by J. Demetriades to come out of Executive Session.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henehan, P. Luna, A. Waters

**Motion carried.**

**L. APPROVAL OF MINUTES**

1. April 13, 2022 Special Meeting Minutes

**Motion** made by P. Luna and **seconded** by J. Donohue to approve the Special Meeting Minutes of April 13, 2022.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henehan, P. Luna, A. Waters

**Motion carried.**

2. April 13, 2022 Regular Meeting Minutes

**Motion** made by P. Luna and **seconded** by J. Henehan to approve the Regular Meeting Minutes of April 13, 2022.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henehan, P. Luna, A. Waters  
**Motion carried.**

**M. RESIGNATIONS**

None.

**N. APPOINTMENTS**

None.

**O. INFORMATIONAL ITEMS**

- Councilwoman Donohue mentioned that the Charter Revision Commission held their Public Hearing tonight and she was disappointed they could not make it as they had to be here for Town Council. She asked that the Secretary forward the minutes once they become available.

**P. ADJOURN**

**MOTION** made by J. Donohue and **SECONDED** by P. Luna to adjourn.

**In favor:** J. Demetriades, J. Donohue, S. Fortenbach, J. Henehan, P. Luna, A. Waters

**Motion carried.**

The meeting adjourned at 11:30 p.m.

Respectfully submitted,



Amanda Calve  
Secretary



**Good Evening Mayor and Town Council Members**

**Alice Kelly resident 47 Willowbrook Road. Tonight I have brought a folder to the Council members with issues that are of concern to the following Commissions that I serve as Chairperson.**

**The council received by mail a letter regarding what is needed for the Council Room to upgrade from the obsolete to the state of the art IT equipment necessary to inform residents in person as well as those at home what is being proposed for Planning and Zoning to accept by applicants. As Chair the screen blocks not only myself but the full commission to see who wishes to address the commission. The request for update to the Council Room goes back to January 8, 2015 (included in your folder) as of that time we were with easels and paper maps which for the audience was too small for them to see. We had our own maps to review close up.**

**The second items in your folder relates to regarding American Rescue Plan available. On July 26, 2021 a request was sent to the Town Manager and Finance Director requesting \$300,000 for our Sanitary Sewer Rehabilitation Project – Phase V. During the time I received emails (included in your packet) from the Finance Director on June 24 that “we” are considering all options available .... making sure we review all options carefully and not rushing into a decision.” This project meets the criteria and to date we have not had any response as to when it will be presented to the Council and Board of Finance for approval. I have included the July 26, 2021 request (by the way I had prepared copies at that time to be included in next meeting packet as well as copies for the Board of Finance. I believe that these were never put in the meeting packets.**

**I did contact CT Office of Policy and Management for the rules of the American Rescue Plan funding. Martin L. Heft, Undersecretary send me an email on April 12 with a link.**

**I also contacted US Treasury Office of Recovery Program and received Coronavirus State and Local Fiscal Recover Funds: Overview of the Final Rule – dated January 22 which I received a link to print the document on April 13, 2022. In your packet is the section that is for Water and Sewer.**

## New Technology for PZ Meetings

From: Alice Kelly (amk114@sbcglobal.net)  
To: spopper@cromwellct.com  
Cc: jfaz1034@aol.com; ccambo@sbcglobal.net; jpolke@comcast.net  
Date: Thursday, January 8, 2015, 09:57 PM EST

Stuart:

I was talking with Chris and Jay polka regarding my email to you regarding a projector and screen. Joe fazendas was present and he said what we should be considering to invest in a wall mounted "smart TV rather than utilize relatively obsolete technology such as older projectors and pull down screen. I am forwarding his email with more information concerning his recommendation. I would appreciate hearing what you think about this technology.

Alice

Sent from my iPad

Begin forwarded message:

**From:** "Joseph P. Fazekas" <jfaz1034@aol.com>  
**Date:** January 8, 2015 at 2:44:25 PM EST  
**To:** amk114@sbcglobal.net  
**Subject:** Smart TV's

Good Afternoon Alice,

It was nice to see you today and I hope your son is making progress in the recovery of his illness.

As we discussed, I think it would more economical and certainly more practical, for the Town of Cromwell to invest in a wall mounted "Smart" TV, rather than utilize relatively obsolete technology such as older projectors and "pull screens".

A large wall mounted flat screen TV can be placed on the North facing wall, whereby, providing the commission and public a reasonable view from both angles.

As indicated on the Best Buy website ([Bestbuy.com](http://Bestbuy.com)), a 55" LED Smart TV starts at \$649.00! Of course, larger screens could be obtained for less than \$1,000.00!

I think it would be a prudent investment and provide a direct benefit too ALL Departments and Commissions that serve the residents of the Town of Cromwell.

Attachments  
Pg 3

5/10/22, 1:19 PM

AT&T Yahoo Mail - New Technology for PZ Meetings

If required, I would be pleased to assist you in this endeavor in anyway possible.

Thank you and have a great day!

Joe Fazekas

Joseph P. Fazekas, CMCA, GRI, CPO, COS, TCS  
Regional Manager/CT Real Estate Broker/CT Notary Public  
MCR Property Management, Inc.

Cell: 860-250-2488

[jfazekas@mcrmanagement.com](mailto:jfazekas@mcrmanagement.com)

**Kelly, Alice**

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**From:** Kelly, Alice  
**Sent:** Monday, May 09, 2022 10:31 AM  
**To:** Town Manager; Sylvester, Marianne  
**Cc:** Spotts, Allan  
**Subject:** American Rescue Plan Funding Request  
**Attachments:** 7-26-21 Memo to Town Manager American Rescue Plan Funding Reques.pdf

What is the status of the CWPCA July 26, 2021 Funding Request as to date we have not heard of it going ahead to the Town Council and Board of Finance for approval.

Thank you

*Alice Kelly*  
*Registrar of Voters*  
*Town of Cromwell*  
*41 West Street*  
*Cromwell, CT 06416*  
[akelly@cromwellct.com](mailto:akelly@cromwellct.com)  
*860-632-3418*

**Kelly, Alice**

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**From:** Kelly, Alice  
**Sent:** Monday, June 28, 2021 10:11 AM  
**To:** Peck, Rich  
**Subject:** FW: American Rescue Plan funds

**From:** Sylvester, Marianne  
**Sent:** Thursday, June 24, 2021 1:54 PM  
**To:** Kelly, Alice <akelly@cromwellct.com>; Spina, Louis <lspina@cromwellct.com>; Salvatore, Anthony <asalvatore@cromwellct.com>  
**Subject:** RE: American Rescue Plan funds

Yes, we are considering all options available to the Town for use of these funds. Since we want to make sure we are making the best use of this "one-time" funding source, we are making sure we review all options carefully and not rushing into a decision.  
Thank you for your input.

Marianne Sylvester  
Finance Director  
Town of Cromwell

860-632-3416

[msylvester@cromwellct.com](mailto:msylvester@cromwellct.com)

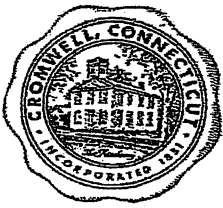
**From:** Kelly, Alice  
**Sent:** Thursday, June 24, 2021 12:31 PM  
**To:** Sylvester, Marianne <msylvester@cromwellct.com>  
**Cc:** Peck, Rich <rpeck@cromwellct.com>  
**Subject:** American Rescue Plan funds

Marianne:

I looked up the use of funds that is allowed under this plan.

■ **Use of funds:**

- Respond to the COVID-19 emergency and address its economic effects, including through aid to households, small businesses, nonprofits, and industries such as tourism and hospitality.
- Provide premium pay to essential employees or grants to their employers. Premium pay couldn't exceed \$13 per hour or \$25,000 per worker.
- Provide government services affected by a revenue reduction resulting from COVID-19.
- **Make investments in water, sewer and broadband infrastructure.**



Attachment A

Pg 7

# Town of Cromwell

NATHANIEL WHITE BUILDING  
41 WEST STREET  
CROMWELL, CONNECTICUT 06416

## Cromwell Water Pollution Control Authority

July 26, 2021

To: Town Manager Salvatore  
Finance Director Sylvester

Re: The American Rescue Plan Act of 2021 Funding

The Cromwell Water Pollution Authority at its July 12, 2021 meeting approved our request to ask for funding of our sanitary sewer plan for our Sanitary Sewer Rehabilitation Project- Phase V (trenchless pipeline rehabilitation construction project) in the amount of \$300,000.00. This trenchless pipeline rehabilitation construction project meets the funding guidelines of the American Rescue Plan Act of 2021 to make investments in sewer infrastructure (CT Office of Fiscal Analysis attachment).

Since 2007 the Sewer Department has spent over 2 million dollars to repair/rehabilitate the aging sanitary sewers. There is a continuing need to maintain and repair the sanitary sewer pipelines, manholes and pumping stations as they deteriorate due to age, continued use and the nature of ground material loads and movement.

The attached documents outline why the pipeline rehabilitation project is needed for our town. As shown, the 4,290 feet of sewer pipes to be rehabilitated were built in 1968, 1977 and in addition 2008 Laterals on Briardon Drive and Main Street need new installation of top hat and linings.

The requested funding will enable our Authority to proceed with our aggressive maintenance program future plans under consideration.

Alice Kelly Chair  
Eric Zeilor Vice Chair  
Robert Donohue  
Edward Kosinski  
Allan Spotts

Attachments: CT Office of Fiscal Analysis June 30, 2021 Update Document pages 1-3  
CWPCA Pipeline Data Report for Rehabilitation 2021 – Page 1-2

C: Mayor  
Council Members  
Board of Finance



June 30, 2021  
Updated

## THE AMERICAN RESCUE PLAN ACT OF 2021 (ARP): INITIAL STATE ALLOCATIONS, ESTIMATES

### INTRODUCTION

The American Rescue Plan Act of 2021 (ARP) (H.R. 1319) was signed into law on March 11. It is the sixth COVID -19 relief bill and provides significant resources to: (1) the State of Connecticut (\$4.77 billion), (2) cities and towns (\$1.56 billion), (3) independent agencies (\$1.67 million), and (4) direct payments to Connecticut residents (\$3.93 billion).

The information in this document outlines the estimated grants for Connecticut that have been identified in the Federal Funds Information to the States (FFIS) briefings 21-15 and 21-16 with additional information obtained from a summary of legislation produced by NCSL. Please note some of this information is preliminary and is still contingent on further federal guidance.

### STATE AND LOCAL AID

#### State Fiscal Recovery Fund

Provides direct aid to help the State cover increased expenditures, replenish lost revenue, and mitigate economic harm for the COVID-19 pandemic. Specifically, the funds can be used in the following areas up to December 31, 2024:

- Respond to the COVID-19 public health emergency and cover costs related to it, including assistance to households, small businesses, non-profits, and affected industries such as tourism, travel, and hospitality;
- Provide premium pay to state, territory, or tribal government workers who perform essential work or provide grants to employers with employees that provide essential work;
- Provide government services to the extent lost revenue from the public health emergency, relative to revenues in the fiscal year prior to the pandemic;
- Make investments in water, sewer, or broadband infrastructure.

#### ARP includes the following restrictions on the use of funds:

- Reduce taxes directly or indirectly between March 3, 2021 and the last day of the fiscal year in which funds received have been spent or returned;
- Make payments to pension funds.

**Agency:** Governor's Office and OPM

**Intended Population:** Statewide

**Eligibility:** States, the District of Columbia, Tribal governments, and US Territories





# Office of Fiscal Analysis

Attachment A

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June 30, 2021  
Updated

**Distribution Date:** funds will be distributed 60 days from the State certifying to the Department of Treasury they are needed and will be used in accordance as directed by the ARP. Provisions of ARP allow (but do not require) the Secretary of the Treasury to split payments, with 50% withheld for a period of up to 12 months from the date of certification. The withheld amount would require another certification plus any other information the secretary specifies.

**Amount:** \$2.65 billion

**Prior Allocations:** There have been no prior allocations for this program

## Local Fiscal Recovery Fund

Provides direct aid to Metropolitan Cities (entitlement cities), towns (non-entitlement localities), and direct county payments. Funds can be used by local governments for similar purposes and restrictions as outlined under the State Fiscal Recovery Fund for costs incurred through December 31, 2024.

**Agency:** OPM

**Intended Population:** Statewide

**Eligibility:** Metropolitan Cities, Towns, and Counties

**Distribution Date:** funds will be distributed 60 days from the State certifying to the Department of Treasury they are needed and will be used in accordance as directed by the ARP. Provisions of ARP allow (but do not require) the Secretary of the Treasury to split payments, with 50% withheld for a period of up to 12 months from the date of certification. The withheld amount would require another certification plus any other information the secretary specifies.

Payment will be made in the following manner:

- Metropolitan Cities (Entitlement Cities) will receive direct payments that follow the Community Development Block Grant (CDBG) procedures;
- Towns (Non-entitlement localities) will receive PAYMENTS within 30 days of the state receiving the funds and will be distributed to each town based on the town's relative population to the other non-entitlement towns.
- Direct county payments will go to the state which will distribute them to local governments in the county based on relative population.

**Amount:** Metropolitan Cities: \$679.2 million, Towns: \$191.2 million, and County: \$691.5 million. Exhibits 1 provides specific estimates of each category of funding.

**Prior Allocations:** There have been no prior allocations for this program

**Exhibit 1:**  
**OFA Town by Town Estimates of Direct Aid to Municipalities from**  
**the Local Fiscal Recovery Fund**

*Please see the above write up for a summary of how each source is distributed. Metro city and non-entitlement payments are directly reported by FFIS, while the distribution of county payments are OFA estimates based on FFIS guidance, and 2) Per FFIS guidance, non-entitlement payments may be reduced if the payment exceeds 75% of that municipality's most recent budget as of January 27, 2020.*

Town	Metropolitan Cities	County Payments (distributed to each town per capita, by county)	Non-Entitlement	Town Totals
Chaplin	-	434,240	221,063	655,303
Cheshire	-	5,612,153	2,857,034	8,469,187
Chester	-	817,085	415,962	1,233,047
Clinton	-	2,506,724	1,276,123	3,782,847
Colchester	-	3,066,058	1,560,868	4,626,926
Colebrook	-	271,521	138,226	409,747
Columbia	-	1,043,224	531,084	1,574,308
Cornwall	-	264,152	134,474	398,626
Coventry	-	2,406,261	1,224,979	3,631,240
Cromwell	-	2,683,989	1,366,364	4,050,353
Danbury	16,031,885	16,425,880	-	32,457,764
Darien	-	4,214,012	2,145,268	6,359,280
Deep River	-	861,692	438,670	1,300,363
Derby	-	2,393,073	1,218,265	3,611,338
Durham	-	1,389,608	707,421	2,097,029
Eastford	-	347,159	176,732	523,891
East Granby	-	996,871	507,487	1,504,358
East Haddam	-	1,744,913	888,300	2,633,213
East Hampton	-	2,482,481	1,263,781	3,746,262
East Hartford	14,427,530	9,672,367	-	24,099,897
East Haven	-	5,540,782	2,820,700	8,361,481
East Lyme	-	3,580,591	1,822,807	5,403,398
Easton	-	1,458,652	742,570	2,201,222

# PIPELINE DATA REPORT FOR REHABILITATION 2021

NORLAND AVE to SOUTH STREET (ROW)

FROM MH	TO MH	LENGTH	INV.	INV.	MATERIAL	PIPE SIZE	PIPE ISSUES	YEAR BUILT	REHABILITATION	COMMENTS	Chemical Root Treatment
1-268	1-262	245	28.45	26.51	RCP	18"	Structural/roots	1968	CIPP LINING	MANHOLE TO MANHOLE	
1-262	1-500	237	26.51	24.63	RCP	18"	Structural/roots	1968	CIPP LINING	MANHOLE TO MANHOLE	
1-261	1-260	204	24.39	19.51	RCP	18"	Structural/roots	1968	CIPP LINING	MANHOLE TO MANHOLE	
1-258	1-257	390	17.93	16.8	RCP	18"	Structural/roots	1968	CIPP LINING	MANHOLE TO MANHOLE	
1-259	1-258	244	18.67	17.93	RCP	18"	Structural/roots	1968	CIPP LINING	MANHOLE TO MANHOLE	
1-257	1-256	367	16.8	15.67	RCP	18"	Structural/roots	1968	CIPP LINING	MANHOLE TO MANHOLE	
1-260*	1-501	183	19.26	18.73	RCP	18"	Structural/roots	1968	CIPP LINING	MANHOLE TO MANHOLE	
1-501*	1-299	22	18.73	18.67	RCP	18"	Structural/roots	1968	CIPP LINING	MANHOLE TO MANHOLE	
1-500	1-261	27	24.63	24.39	RCP	18"	Structural/roots	1968	CIPP LINING	MANHOLE TO MANHOLE	
TOTAL		1919									

## GEER STREET

FROM MH	TO MH	LENGTH	INV.	INV.	MATERIAL	PIPE SIZE	PIPE ISSUES	YEAR BUILT	REHABILITATION	COMMENTS	DeScale Pipe
2-368	2-396	215	134.77	133.87	CIP	8	Structural/Pitted	1977	CIPP LINING	MANHOLE TO MANHOLE	DeScale Pipe
2-396	2-395	232	133.87	132.96	CIP	8	Structural/Pitted	1977	CIPP LINING	MANHOLE TO MANHOLE	DeScale Pipe
2-395	2-394	157	132.96	132.32	CIP	8	Structural/Pitted	1977	CIPP LINING	MANHOLE TO MANHOLE	DeScale Pipe
2-394	PS	44	132.47	132.04	CIP	8	Structural/Pitted	1977	CIPP LINING	MANHOLE TO MANHOLE	DeScale Pipe
2-393	2-394	223	133.36	132.47	CIP	8	Structural/Pitted	1977	CIPP LINING	MANHOLE TO MANHOLE	DeScale Pipe
2-400	2-393	101	133.76	133.36	CIP	8	Structural/Pitted	1977	CIPP LINING	MANHOLE TO MANHOLE	DeScale Pipe
TOTAL		972									

## RAYMOND PLACE

FROM MH	TO MH	LENGTH	INV.	INV.	MATERIAL	PIPE SIZE	PIPE ISSUES	YEAR BUILT	REHABILITATION	COMMENTS	DeScale Pipe
2-404	2-400	305	135.06	133.86	CIP	8	Structural/Pitted	1977	CIPP LINING	MANHOLE TO MANHOLE	DeScale Pipe
TOTAL		305									

## SOUTH STREET

FROM MH	TO MH	LENGTH	INV.	INV.	MATERIAL	PIPE SIZE	PIPE ISSUES	YEAR BUILT	REHABILITATION	COMMENTS	DeScale Pipe
3-135	3-134	343	18.03	16.65	CIP	8	Structural/Pitted	1968	CIPP LINING	MANHOLE TO MANHOLE	DeScale Pipe
3-12	3-11	328	35.5	29.74	CIP	8	Structural/Pitted	1968	CIPP LINING	MANHOLE TO MANHOLE	DeScale Pipe
TOTAL		671									

## RANNEY ROAD

Attachment A  
Pg 1

Attachment A  
Pg 12

FROM MH	TO MH	LENGTH	INV.	INV.	MATERIAL	PIPE SIZE	PIPE ISSUES	YEAR BUILT	REHABILITATION	COMMENTS	DeScale Pipe
1-22	1-21	242	27.48	23.88	CIP	8	Structural/Pitted	1968	CIPP LINING	MANHOLE TO MANHOLE	DeScale Pipe
1-21	1-20	181	23.88	21	CIP	8	Structural/Pitted	1968	CIPP LINING	MANHOLE TO MANHOLE	DeScale Pipe
<b>TOTAL</b>		<b>423</b>									

**BRIADON DRIVE**

FROM MH	TO MH	LENGTH	INV.	INV.	MATERIAL	PIPE SIZE	PIPE ISSUES	YEAR BUILT	REHABILITATION	COMMENTS	Chemical Root Treatment
2-392	2-393		138.9	138	PVC	8	ROOTS	2008	LATERAL LINING	Install Top Hat & Line lateral	

**MAIN STREET**

FROM MH	TO MH	LENGTH	INV.	INV.	MATERIAL	PIPE SIZE	PIPE ISSUES	YEAR BUILT	REHABILITATION	COMMENTS	Chemical Root Treatment
1-200	1-199		100	98.2	VCP(CIPP)	8	ROOTS	2008	LATERAL LINING	Install Top Hat & Line lateral	
1-199	1-198		98.2	97.3	VCP(CIPP)	8	ROOTS	2008	LATERAL LINING	Install Top Hat & Line lateral	
1-198	1-197		97.3	91	VCP(CIPP)	8	ROOTS	2008	LATERAL LINING	Install Top Hat & Line lateral	
1-197	1-196		91	83	VCP(CIPP)	8	ROOTS	2008	LATERAL LINING	Install Top Hat & Line lateral	
1-196	1-195		83	70.8	VCP(CIPP)	8	ROOTS	2008	LATERAL LINING	Install Top Hat & Line lateral	
1-195	1-194		70.8	64.6	VCP(CIPP)	8	ROOTS	2008	LATERAL LINING	Install Top Hat & Line lateral	
<b>TOTAL</b>		<b>0</b>									

1919' RC Pipe  
2371' CI Pipe

Total CIPP 4290' 7 Lateral Linings

**2.22. Would investments in improving outdoor spaces (e.g., parks) be an eligible use of funds as a response to the public health emergency and/or its negative economic impacts?**

There are multiple ways that investments in improving outdoor spaces could qualify as eligible uses; several are highlighted below, though there may be other ways that a specific investment in outdoor spaces would meet eligible use criteria.

First, in recognition of the disproportionate negative economic impacts on certain communities and populations, the final rule includes enumerated eligible uses in disproportionately impacted communities for developing neighborhood features that promote improved health and safety outcomes, such as parks, green spaces, recreational facilities, sidewalks, pedestrian safety features like crosswalks, projects that increase access to healthy foods, streetlights, neighborhood cleanup, and other projects to revitalize public spaces.

Second, recipients may provide assistance to disproportionately impacted small businesses. The final rule included rehabilitation of commercial properties, storefront improvements, and façade improvements as enumerated eligible assistance to these small businesses.

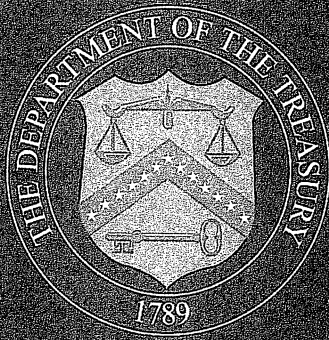
Third, recipients can assist small businesses, nonprofits, or other entities to create or enhance outdoor spaces to mitigate the spread of COVID-19 (e.g., restaurant patios).

Recipients pursuing many of these uses should also note the eligibility standards for capital expenditures in the final rule, which are summarized on pages 30-31 of the Overview of the Final Rule.

**2.23. Would expenses to address a COVID-related backlog in court cases be an eligible use of funds as a response to the public health emergency?**

Yes. The final rule maintains that SLFRF funds may be used to address administrative needs of recipient governments that were caused or exacerbated by the pandemic. Please see pages 4388-4389 of the final rule. During the COVID-19 public health emergency, many courts were unable to operate safely during the pandemic and, as a result, now face significant backlogs. Court backlogs resulting from the inability of courts to safely operate during the COVID-19 pandemic decreased the government's ability to administer services. Therefore, steps to reduce these backlogs, such as implementing COVID-19 safety measures to facilitate court operations, hiring additional court staff or attorneys to increase speed of case resolution, and other expenses to expedite case resolution are eligible uses.





# **Coronavirus State & Local Fiscal Recovery Funds: Overview of the Final Rule**

U.S. DEPARTMENT OF THE TREASURY

January 2022



**The Overview of the Final Rule provides a summary of major provisions of the final rule for informational purposes and is intended as a brief, simplified user guide to the final rule provisions.**

The descriptions provided in this document summarize key provisions of the final rule but are non-exhaustive, do not describe all terms and conditions associated with the use of SLFRF, and do not describe all requirements that may apply to this funding. Any SLFRF funds received are also subject to the terms and conditions of the agreement entered into by Treasury and the respective jurisdiction, which incorporate the provisions of the final rule and the guidance that implements this program.



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## Introduction

The Coronavirus State and Local Fiscal Recovery Funds (SLFRF), a part of the American Rescue Plan, delivers \$350 billion to state, local, and Tribal governments across the country to support their response to and recovery from the COVID-19 public health emergency. The program ensures that governments have the resources needed to:

- Fight the pandemic and support families and businesses struggling with its public health and economic impacts,
- Maintain vital public services, even amid declines in revenue, and
- Build a strong, resilient, and equitable recovery by making investments that support long-term growth and opportunity.

## EARLY PROGRAM IMPLEMENTATION

In May 2021, Treasury published the Interim final rule (IFR) describing eligible and ineligible uses of funds (as well as other program provisions), sought feedback from the public on these program rules, and began to distribute funds. The IFR went immediately into effect in May, and since then, governments have used SLFRF funds to meet their immediate pandemic response needs and begin building a strong and equitable recovery, such as through providing vaccine incentives, development of affordable housing, and construction of infrastructure to deliver safe and reliable water.

As governments began to deploy this funding in their communities, Treasury carefully considered the feedback provided through its public comment process and other forums. Treasury received over 1,500 comments, participated in hundreds of meetings, and received correspondence from a wide range of governments and other stakeholders.

## KEY CHANGES AND CLARIFICATIONS IN THE FINAL RULE

The final rule delivers broader flexibility and greater simplicity in the program, responsive to feedback in the comment process. Among other clarifications and changes, the final rule provides the features below.

### Replacing Lost Public Sector Revenue

The final rule offers a standard allowance for revenue loss of up to \$10 million, allowing recipients to select between a standard amount of revenue loss or complete a full revenue loss calculation. Recipients that select the standard allowance may use that amount – in many cases their full award – for government services, with streamlined reporting requirements.

### Public Health and Economic Impacts

In addition to programs and services, the final rule clarifies that recipients can use funds for capital expenditures that support an eligible COVID-19 public health or economic response. For example, recipients may build certain affordable housing, childcare facilities, schools, hospitals, and other projects consistent with final rule requirements.



In addition, the final rule provides an expanded set of households and communities that are presumed to be “impacted” and “disproportionately impacted” by the pandemic, thereby allowing recipients to provide responses to a broad set of households and entities without requiring additional analysis. Further, the final rule provides a broader set of uses available for these communities as part of COVID-19 public health and economic response, including making affordable housing, childcare, early learning, and services to address learning loss during the pandemic eligible in all impacted communities and making certain community development and neighborhood revitalization activities eligible for disproportionately impacted communities.

Further, the final rule allows for a broader set of uses to restore and support government employment, including hiring above a recipient’s pre-pandemic baseline, providing funds to employees that experienced pay cuts or furloughs, avoiding layoffs, and providing retention incentives.

#### **Premium Pay**

The final rule delivers more streamlined options to provide premium pay, by broadening the share of eligible workers who can receive premium pay without a written justification while maintaining a focus on lower-income and frontline workers performing essential work.

#### **Water, Sewer & Broadband Infrastructure**

**The final rule significantly broadens eligible broadband infrastructure investments to address challenges with broadband access, affordability, and reliability, and adds additional eligible water and sewer infrastructure investments, including a broader range of lead remediation and stormwater management projects.**

#### **FINAL RULE EFFECTIVE DATE**

The final rule takes effect on April 1, 2022. Until that time, the interim final rule remains in effect; funds used consistently with the IFR while it is in effect are in compliance with the SLFRF program.

However, recipients can choose to take advantage of the final rule’s flexibilities and simplifications now, even ahead of the effective date. Treasury will not take action to enforce the interim final rule to the extent that a use of funds is consistent with the terms of the final rule, regardless of when the SLFRF funds were used. Recipients may consult the *Statement Regarding Compliance with the Coronavirus State and Local Fiscal Recovery Funds Interim Final Rule and Final Rule*, which can be found on Treasury’s website, for more information on compliance with the interim final rule and the final rule.



## Overview of the Program

The Coronavirus State and Local Fiscal Recovery Funds (SLFRF) program provides substantial flexibility for each jurisdiction to meet local needs within the four separate eligible use categories. This Overview of the Final Rule addresses the four eligible use categories ordered from the broadest and most flexible to the most specific.

Recipients may use SLFRF funds to:

- **Replace lost public sector revenue**, using this funding to provide government services up to the amount of revenue loss due to the pandemic.
  - Recipients may determine their revenue loss by choosing between two options:
    - A standard allowance of up to \$10 million in aggregate, not to exceed their award amount, during the program;
    - Calculating their jurisdiction's specific revenue loss each year using Treasury's formula, which compares actual revenue to a counterfactual trend.
  - Recipients may use funds up to the amount of revenue loss for government services; generally, services traditionally provided by recipient governments are government services, unless Treasury has stated otherwise.
- **Support the COVID-19 public health and economic response** by addressing COVID-19 and its impact on public health as well as addressing economic harms to households, small businesses, nonprofits, impacted industries, and the public sector.
  - Recipients can use funds for programs, services, or capital expenditures that respond to the public health and negative economic impacts of the pandemic.
  - To provide simple and clear eligible uses of funds, Treasury provides a list of enumerated uses that recipients can provide to households, populations, or classes (i.e., groups) that experienced pandemic impacts.
  - Public health eligible uses include COVID-19 mitigation and prevention, medical expenses, behavioral healthcare, and preventing and responding to violence.
  - Eligible uses to respond to negative economic impacts are organized by the type of beneficiary: assistance to households, small businesses, and nonprofits.
    - Each category includes assistance for "impacted" and "disproportionately impacted" classes: impacted classes experienced the general, broad-based impacts of the pandemic, while disproportionately impacted classes faced meaningfully more severe impacts, often due to preexisting disparities.
    - To simplify administration, the final rule presumes that some populations and groups were impacted or disproportionately impacted and are eligible for responsive services.



- Eligible uses for assistance to impacted households include aid for re-employment, job training, food, rent, mortgages, utilities, affordable housing development, childcare, early education, addressing learning loss, and many more uses.
- Eligible uses for assistance to impacted small businesses or nonprofits include loans or grants to mitigate financial hardship, technical assistance for small businesses, and many more uses.
- Recipients can also provide assistance to impacted industries like travel, tourism, and hospitality that faced substantial pandemic impacts, or address impacts to the public sector, for example by re-hiring public sector workers cut during the crisis.
- Recipients providing funds for enumerated uses to populations and groups that Treasury has presumed eligible are clearly operating consistently with the final rule. Recipients can also identify (1) other populations or groups, beyond those presumed eligible, that experienced pandemic impacts or disproportionate impacts and (2) other programs, services, or capital expenditures, beyond those enumerated, to respond to those impacts.
- **Provide premium pay for eligible workers performing essential work**, offering additional support to those who have and will bear the greatest health risks because of their service in critical sectors.
  - Recipients may provide premium pay to eligible workers – generally those working in-person in key economic sectors – who are below a wage threshold or non-exempt from the Fair Labor Standards Act overtime provisions, or if the recipient submits justification that the premium pay is responsive to workers performing essential work.
- **Invest in water, sewer, and broadband infrastructure, making necessary investments to improve access to clean drinking water, to support vital wastewater and stormwater infrastructure, and to expand affordable access to broadband internet.**
  - Recipients may fund a broad range of water and sewer projects, including those eligible under the EPA's Clean Water State Revolving Fund, EPA's Drinking Water State Revolving Fund, and certain additional projects, including a wide set of lead remediation, stormwater infrastructure, and aid for private wells and septic units.
  - Recipients may fund high-speed broadband infrastructure in areas of need that the recipient identifies, such as areas without access to adequate speeds, affordable options, or where connections are inconsistent or unreliable; completed projects must participate in a low-income subsidy program.

While recipients have considerable flexibility to use funds to address the diverse needs of their communities, some restrictions on use apply across all eligible use categories. These include:

- **For states and territories:** No offsets of a reduction in net tax revenue resulting from a change in state or territory law.

*Coronavirus State & Local Fiscal Recovery Funds: Overview of the Final Rule*



- **For all recipients except for Tribal governments:** No extraordinary contributions to a pension fund for the purpose of reducing an accrued, unfunded liability.
- **For all recipients:** No payments for debt service and replenishments of rainy day funds; no satisfaction of settlements and judgments; no uses that contravene or violate the American Rescue Plan Act, Uniform Guidance conflicts of interest requirements, and other federal, state, and local laws and regulations.

Under the SLFRF program, funds must be used for costs incurred on or after March 3, 2021. Further, funds must be obligated by December 31, 2024, and expended by December 31, 2026. This time period, during which recipients can expend SLFRF funds, is the “period of performance.”

In addition to SLFRF, the American Rescue Plan includes other sources of funding for state and local governments, including the [Coronavirus Capital Projects Fund](#) to fund critical capital investments including broadband infrastructure; the [Homeowner Assistance Fund](#) to provide relief for our country’s most vulnerable homeowners; the [Emergency Rental Assistance Program](#) to assist households that are unable to pay rent or utilities; and the [State Small Business Credit Initiative](#) to fund small business credit expansion initiatives. Eligible recipients are encouraged to visit the Treasury website for more information.



## Water & Sewer Infrastructure

The Coronavirus State and Local Fiscal Recovery Funds may be used to make necessary investments in water and sewer infrastructure. State, local, and Tribal governments have a tremendous need to address the consequences of deferred maintenance in drinking water systems and removal, management, and treatment of sewage and stormwater, along with additional resiliency measures needed to adapt to climate change.

Recipients may undertake the eligible projects below:

### PROJECTS ELIGIBLE UNDER EPA'S CLEAN WATER STATE REVOLVING FUND (CWSRF)

Eligible projects under the CWSRF, and the final rule, include:

- ✓ Construction of publicly owned treatment works
- ✓ Projects pursuant to implementation of a nonpoint source pollution management program established under the Clean Water Act (CWA)
- ✓ Decentralized wastewater treatment systems that treat municipal wastewater or domestic sewage
- ✓ Management and treatment of stormwater or subsurface drainage water
- ✓ Water conservation, efficiency, or reuse measures
- ✓ Development and implementation of a conservation and management plan under the CWA
- ✓ Watershed projects meeting the criteria set forth in the CWA
- ✓ Energy consumption reduction for publicly owned treatment works
- ✓ Reuse or recycling of wastewater, stormwater, or subsurface drainage water
- ✓ Security of publicly owned treatment works

Treasury encourages recipients to review the EPA handbook for the [CWSRF](#) for a full list of eligibilities.

### PROJECTS ELIGIBLE UNDER EPA'S DRINKING WATER STATE REVOLVING FUND (DWSRF)

Eligible drinking water projects under the DWSRF, and the final rule, include:

- ✓ Facilities to improve drinking water quality
- ✓ Transmission and distribution, including improvements of water pressure or prevention of contamination in infrastructure and lead service line replacements
- ✓ New sources to replace contaminated drinking water or increase drought resilience, including aquifer storage and recovery system for water storage
- ✓ Green infrastructure, including green roofs, rainwater harvesting collection, permeable pavement
- ✓ Storage of drinking water, such as to prevent contaminants or equalize water demands
- ✓ Purchase of water systems and interconnection of systems
- ✓ New community water systems

Treasury encourages recipients to review the EPA handbook for the [DWSRF](#) for a full list of eligibilities.

**ADDITIONAL ELIGIBLE PROJECTS**

With broadened eligibility under the final rule, SLFRF funds may be used to fund additional types of projects— such as additional stormwater infrastructure, residential wells, lead remediation, and certain rehabilitations of dams and reservoirs — beyond the CWSRF and DWSRF, if they are found to be “necessary” according to the definition provided in the final rule and outlined below.

- ✓ Culvert repair, resizing, and removal, replacement of storm sewers, and additional types of stormwater infrastructure
- ✓ Infrastructure to improve access to safe drinking water for individual served by residential wells, including testing initiatives, and treatment/remediation strategies that address contamination
- ✓ Dam and reservoir rehabilitation if primary purpose of dam or reservoir is for drinking water supply and project is necessary for provision of drinking water
- ✓ Broad set of lead remediation projects eligible under EPA grant programs authorized by the Water Infrastructure Improvements for the Nation (WIIN) Act, such as lead testing, installation of corrosion control treatment, lead service line replacement, as well as water quality testing, compliance monitoring, and remediation activities, including replacement of internal plumbing and faucets and fixtures in schools and childcare facilities

A “necessary” investment in infrastructure must be:

- (1) responsive to an identified need to achieve or maintain an adequate minimum level of service, which may include a reasonable projection of increased need, whether due to population growth or otherwise,
- (2) a cost-effective means for meeting that need, taking into account available alternatives, and
- (3) for investments in infrastructure that supply drinking water in order to meet projected population growth, projected to be sustainable over its estimated useful life.

Please note that DWSRF and CWSRF-eligible projects are generally presumed to be necessary investments. Additional eligible projects generally must be responsive to an identified need to achieve or maintain an adequate minimum level of service. Recipients are only required to assess cost-effectiveness of projects for the creation of new drinking water systems, dam and reservoir rehabilitation projects, or projects for the extension of drinking water service to meet population growth needs. Recipients should review the supplementary information to the final rule for more details on requirements applicable to each type of investment.

**APPLICABLE STANDARDS & REQUIREMENTS**

Treasury encourages recipients to adhere to strong labor standards, including project labor agreements and community benefits agreements that offer wages at or above the prevailing rate and include local hire provisions. Treasury also encourages recipients to prioritize in their procurements employers with high labor standards and to prioritize employers without recent violations of federal and state labor and employment laws.

*Coronavirus State & Local Fiscal Recovery Funds: Overview of the Final Rule*



## Restrictions on Use

While recipients have considerable flexibility to use Coronavirus State and Local Fiscal Recovery Funds to address the diverse needs of their communities, some restrictions on use of funds apply.

### OFFSET A REDUCTION IN NET TAX REVENUE

- **States and territories may not use this funding to directly or indirectly offset a reduction in net tax revenue resulting from a change in law, regulation, or administrative interpretation beginning on March 3, 2021, through the last day of the fiscal year in which the funds provided have been spent.** If a state or territory cuts taxes during this period, it must demonstrate how it paid for the tax cuts from sources other than SLFRF, such as by enacting policies to raise other sources of revenue, by cutting spending, or through higher revenue due to economic growth. If the funds provided have been used to offset tax cuts, the amount used for this purpose must be repaid to the Treasury.

### DEPOSITS INTO PENSION FUNDS

- **No recipients except Tribal governments may use this funding to make a deposit to a pension fund.** Treasury defines a “deposit” as an extraordinary contribution to a pension fund for the purpose of reducing an accrued, unfunded liability. While pension deposits are prohibited, recipients may use funds for routine payroll contributions connected to an eligible use of funds (e.g., for public health and safety staff). Examples of extraordinary payments include ones that:
  - ✖ Reduce a liability incurred prior to the start of the COVID-19 public health emergency and occur outside the recipient's regular timing for making the payment
  - ✖ Occur at the regular time for pension contributions but is larger than a regular payment would have been

### ADDITIONAL RESTRICTIONS AND REQUIREMENTS

Additional restrictions and requirements that apply across all eligible use categories include:

- **No debt service or replenishing financial reserves.** Since SLFRF funds are intended to be used prospectively, recipients may not use SLFRF funds for debt service or replenishing financial reserves (e.g., rainy day funds).
- **No satisfaction of settlements and judgments.** Satisfaction of any obligation arising under or pursuant to a settlement agreement, judgment, consent decree, or judicially confirmed debt restructuring in a judicial, administrative, or regulatory proceeding is itself not an eligible use. However, if a settlement requires the recipient to provide services or incur other costs that are an eligible use of SLFRF funds, SLFRF may be used for those costs.
- **Additional general restrictions.** SLFRF funds may not be used for a project that conflicts with or contravenes the purpose of the American Rescue Plan Act statute (e.g., uses of funds that

*Coronavirus State & Local Fiscal Recovery Funds: Overview of the Final Rule*





Attachment A  
Pg 25

undermine COVID-19 mitigation practices in line with CDC guidance and recommendations) and may not be used in violation of the Award Terms and Conditions or conflict of interest requirements under the Uniform Guidance. Other applicable laws and regulations, outside of SLFRF program requirements, may also apply (e.g., laws around procurement, contracting, conflicts-of-interest, environmental standards, or civil rights).



## Program Administration

The Coronavirus State and Local Fiscal Recovery Funds final rule details a number of administrative processes and requirements, including on distribution of funds, timeline for use of funds, transfer of funds, treatment of loans, use of funds to meet non-federal match or cost-share requirements, administrative expenses, reporting on use of funds, and remediation and recoupment of funds used for ineligible purposes. This section provides a summary for the most frequently asked questions.

### TIMELINE FOR USE OF FUNDS

Under the SLFRF, funds must be used for costs incurred on or after March 3, 2021. Further, costs must be obligated by December 31, 2024, and expended by December 31, 2026.

### TRANSFERS

Recipients may undertake projects on their own or through subrecipients, which carry out eligible uses on behalf of a recipient, including pooling funds with other recipients or blending and braiding SLFRF funds with other sources of funds. Localities may also transfer their funds to the state through section 603(c)(4), which will decrease the locality's award and increase the state award amounts.

### LOANS

Recipients may generally use SLFRF funds to provide loans for uses that are otherwise eligible, although there are special rules about how recipients should track program income depending on the length of the loan. Recipients should consult the final rule if they seek to utilize these provisions.

### NON-FEDERAL MATCH OR COST-SHARE REQUIREMENTS

Funds available under the "revenue loss" eligible use category (sections 602(c)(1)(C) and 603(c)(1)(C) of the Social Security Act) generally may be used to meet the non-federal cost-share or matching requirements of other federal programs. However, note that SLFRF funds may not be used as the non-federal share for purposes of a state's Medicaid and CHIP programs because the Office of Management and Budget has approved a waiver as requested by the Centers for Medicare & Medicaid Services pursuant to 2 CFR 200.102 of the Uniform Guidance and related regulations.

SLFRF funds beyond those that are available under the revenue loss eligible use category may not be used to meet the non-federal match or cost-share requirements of other federal programs, other than as specifically provided for by statute. As an example, the Infrastructure Investment and Jobs Act provides that SLFRF funds may be used to meet the non-federal match requirements of authorized Bureau of Reclamation projects and certain broadband deployment projects. Recipients should consult the final rule for further details if they seek to utilize SLFRF funds as a match for these projects.

### ADMINISTRATIVE EXPENSES

SLFRF funds may be used for direct and indirect administrative expenses involved in administering the program. For details on permissible direct and indirect administrative costs, recipients should refer to Treasury's [Compliance and Reporting Guidance](#). Costs incurred for the same purpose in like circumstances must be treated consistently as either direct or indirect costs.



## REPORTING, COMPLIANCE & RECOUPMENT

Recipients are required to comply with Treasury's Compliance and Reporting Guidance, which includes submitting mandatory periodic reports to Treasury.

Funds used in violation of the final rule are subject to remediation and recoupment. As outlined in the final rule, Treasury may identify funds used in violation through reporting or other sources. Recipients will be provided with an initial written notice of recoupment with an opportunity to submit a request for reconsideration before Treasury provides a final notice of recoupment. If the recipient receives an initial notice of recoupment and does not submit a request for reconsideration, the initial notice will be deemed the final notice. Treasury may pursue other forms of remediation and monitoring in conjunction with, or as an alternative to, recoupment.

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### REVISIONS TO THE OVERVIEW OF THE FINAL RULE:

- January 18, 2022 (p. 4, p. 16): Clarification that the revenue loss standard allowance is "up to" \$10 million under the Replacing Lost Public Sector Revenue eligible use category; addition of further information on the eligibility of general infrastructure, general economic development, and worker development projects under the Public Health and Negative Economic Impacts eligible use category.
- March 17, 2022 (p. 18): Specified that provision of child nutrition programs is available to respond to impacts of the pandemic on households and communities.

Calve, Amanda

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**From:** Bella Blue Photography Boudo Janine <bellabluect@gmail.com>  
**Sent:** Thursday, May 12, 2022 9:58 PM  
**To:** Mayor; Fortenbach, Stephen  
**Subject:** For public comment town council meeting'

To Cromwell Town Council,

I am writing to you today as a parent of two children in the Cromwell school system. I am aware of the Cromwell Middle School Building Committee's proposal to build a new middle school and wanted to voice my support on this project. I have interacted with Building Committee members on several occasions now as they have taken ownership to inform the community of this project. I have full trust in them that they have made a recommendation for a new build based on what is best for our community and most importantly our children.

The current middle school is simply no longer adequate to provide our children with the access and education that they need and deserve. A renovation has the potential to negatively impact the lives and learning for a group of children who have already been educationally, socially, and emotionally impacted by the pandemic. They deserve better and we, as a community, need to make sure they have better.

I hope that the Town Council can also recognize that a new middle school is the best option for Cromwell and that you vote to move this project forward.

Sincerely,

Janine Boudo  
(860)919-4655

--

Best,

Janine Fazzina Boudo  
860-919-4655

Bella Blue Photography  
Old Lyme, CT 06371

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

like us on instagram #bellabluephotoct #bellabluebabiesct  
the greatest compliment is a referral to friends and family



## **CROMWELL CREATIVE DISTRICT**

Town of Cromwell – Mayor's Office, Attn. Cromwell Creative District

41 West Street, Cromwell, CT 06416

[www.cromwellcreativedistrict.org/](http://www.cromwellcreativedistrict.org/) [cromwellcreativedistrict@gmail.com](mailto:cromwellcreativedistrict@gmail.com)

### **Public Comment for Town Council Meeting May 11, 2022**

#### **"Paint Your Spot in the Parking Lot"**

*A Mural Project by Cromwell Creative District*

Good evening, my name is Katie Daigle. I am a Cromwell resident and I volunteer as the publicity chair for Cromwell Creative District (CCD).

I'm here tonight to share with you the latest mural idea CCD is proposing, which is called "Paint your spot in the parking lot." CCD is proposing a parking lot mural in which each parking space can be painted to highlight a specific group or organization, with the overall goal of showcasing all that Cromwell has to offer. We feel this type of mural is best suited for a popular downtown area, such as the public parking lot (adjacent to Mitchell's restaurant) or the Frisbie Landing parking lot, to ensure that as many residents and visitors as possible can benefit. This initiative fulfills a key component of CCD's mission of bringing continued interest and visitors to downtown Cromwell.

Why a parking lot? Parking lots are a "blank canvas," and painting the spots helps to beautify an otherwise unsightly part of the landscape. Additionally, they are accessible spaces (i.e., do not require ladders or lift equipment in order to paint); they are already outlined, which allows for a uniform look when complete; and they are not costly to paint since the parking spaces are relatively small areas for murals, and not all spaces need to be painted in order to add interest and beauty to the overall parking lot.

What would it look like? CCD artists developed a mural template containing two "Polaroid" picture frames within each parking space in order to provide uniformity throughout the mural, as well as reduce the amount of overall space needing to be painted. One frame will highlight the group's logo/name, and the second will contain an image of their choosing which highlights what that group does for Cromwell. The blank space around the Polaroid frames will be adorned with red roses (done via stencil to ensure uniformity) as an homage to Cromwell's rose town history.

CCD proposes inviting town-based nonprofits, municipal departments, committees/councils, etc., to join the project. For example, the Senior Center, Parks and Rec, Cromwell Fire, Cromwell

*Rethink How You See Cromwell*

**Cromwell Creative District is a registered 501(c)3 nonprofit organization**

PD, etc, could each have their own space painted. The overall effect would be a wonderful visual representation of the many things this town has to offer it's residents.

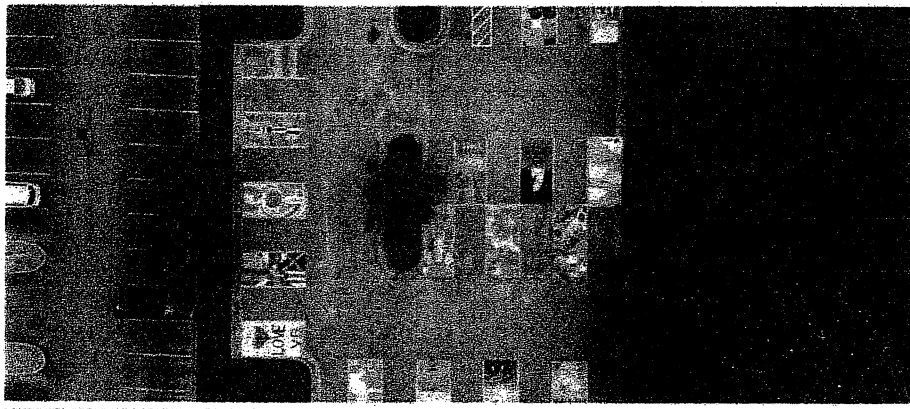
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Page 2

We are scheduled to meet with the Town Manager and Chief of Police next week to discuss the logistics of this project, and hope that the town will approve this initiative. We would love the support of the Town Council as well. Thank you for your consideration!

Please direct any questions regarding this proposal to Katie Daigle, chair of this endeavor. Cell: 203-535-6663; Email: [katie0123@hotmail.com](mailto:katie0123@hotmail.com)



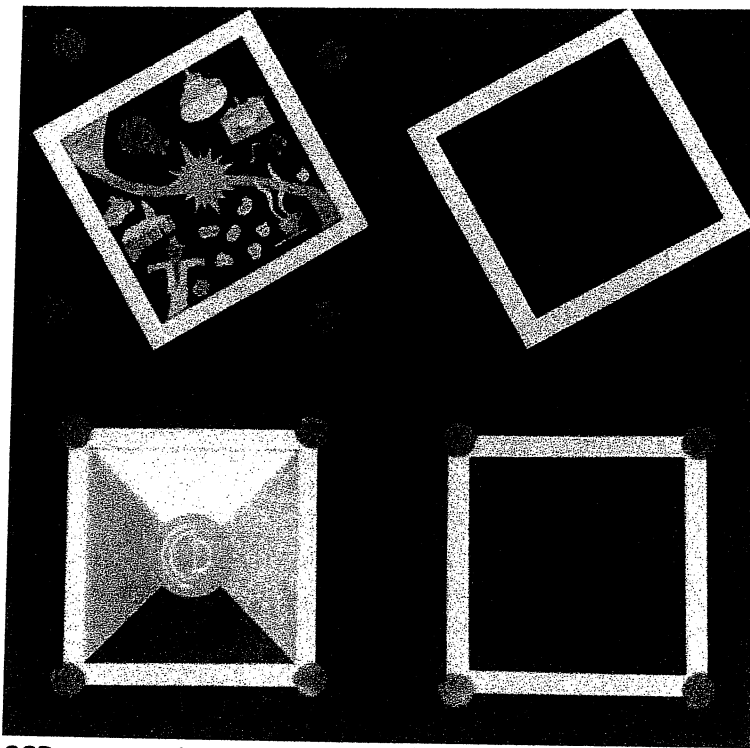
High School Parking Lot, Indiana



Ariel view of parking lot painted by Virginia Beach Creative District

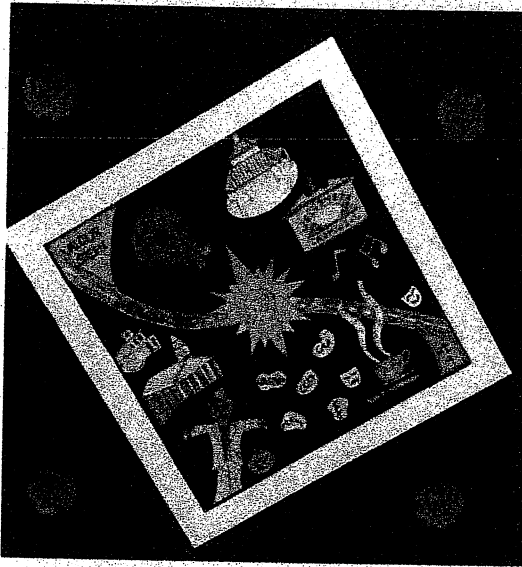
*Rethink How You See Cromwell*

Cromwell Creative District is a registered 501(c)3 nonprofit organization



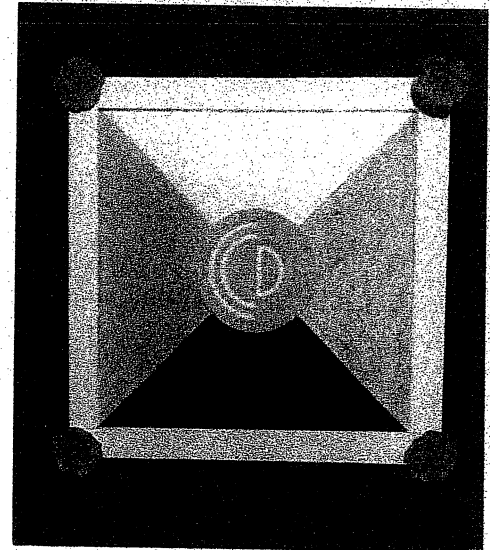
CCD proposed template (2 spaces next to each other)

## CCD's Parking Space Mural Design



The top half of each space will allow for expression of that group's mission or activity

The bottom of each space will feature the logo of the group represented by this space



*Rethink How You See Cromwell*

Cromwell Creative District is a registered 501(c)3 nonprofit organization

May 11, 2022

Town Council  
41 West Street  
Cromwell, Ct 06416

Subject: Middle School

Hello Cromwell Town Council,

My name is Stacy Dabrowski, of 3 Robbie Road. My name may be familiar as I serve on both the Inland/Wetland Watercourse Agency and the Conservation Commission for our town.

I also have two children, they are 11 years old, currently in 5<sup>th</sup> grade at Woodside Intermediate School and an 8 year old, currently enrolled at Edna C Stevens in 2<sup>nd</sup> grade.

We moved to this town when my oldest child was just 8 weeks old. I am a Connecticut native, living in Berlin, Rocky Hill, and Cromwell my entire life (except the college years).

My family loves Cromwell, the proximity to the highways, the tree lined streets, the CT river, the farms to the more modern establishments such as Starbucks and Shop Rite.

Today, I write to you because I am growing increasingly concerned with our Town's long-term vision, identity, and ability to prioritize the needs of the residents. We seem to be at a crossroads where it has become integral that we determine what we want to be as we welcome new business and families to town. It is my perception that our town leadership places great value on discount stores and potential warehouses. While I do not disagree the tax revenue could be lucrative, I am not so short sighted to see that we need to find balance- we cannot simply stabilize the mill rate and collect tax revenues but not invest in our town's assets and our community. What do we strive to be? Do we envision Cromwell modeling ourselves after Glastonbury, Simsbury, Avon, Tolland, or even Berlin and Rocky Hill? These towns all have 1 major thing in common- great school systems that contain many new or renovated to modern school facilities.

With that said, we all know the saying "Our children are our only hope for the future, but we are their only hope for their present and future", if we want Cromwell to grow and continue to develop into a strong(er), more desirable place to live, a community that fosters opportunity and gives our children a solid foundation to thrive from, then it will be required that we invest in our children and our community assets.

It is very common for children that grow up in Cromwell, to then raise their own family here as well – if we would like to continue with this tradition for generations to come, we need to establish a community worth coming back to, we need to invest in our assets, to improve them and sometimes rebuild them so this sense of community does not fade. All of this starts in school.

As I mentioned above, I have a child that is headed off to Middle School next year. This is, frankly, not something we're looking forward to. We are leaving the most modern school Cromwell has, a beautiful 20 year old Intermediate facility, to transition to the Middle School- which has not been updated in 43 years. Putting this in perspective, this school has not been updated since I was in diapers.



Another perspective: if a home was built in 1952, like the Middle School Building was, it would likely be deemed Historic! Now, that historic home has had only a few updates performed in 1954, 1956, 1962, 1979 and then a portable structure added in 2001- what condition do you think this home would be in? Would you like to make this place a second home where you spend 40-50 hours per week? There is a lack of technology along with technology / electrical constraints, there are potential health, safety, security, and parking concerns as well. Now, some of us like historic, and for those of you who do- you know when updating anything historic there are tons of unknowns and issues- such as asbestos, new building codes and other various regulations which end up consuming more time and money than ever anticipated.

I toured the Middle School facility last week; I hope you did too. I was disappointed to see that after living through a pandemic, where the use of books and paper have been minimized that there is such a shortage of electrical outlets in the building.

As a parent of a child with additional sensory needs, I was acutely aware of the fluorescent lights and how irritating that can be for a child.

I was shocked to see the condition of the classrooms, frustrated that there are not enough classrooms or break out rooms to support the current class offerings, special need accommodations, counseling, and tutoring / small group support.

The school is unaccommodating to disabled or injured children (and staff);

I was saddened that the library looks like one of an elementary school, not one of a school that should be accommodating a maturing, tech savvy audience.

The office, the councilor offices, the conference rooms, the bathrooms, the locker rooms and every other space and amenity the school currently has is small, dated, or plainly old and tired.

It is clear, that the school is unable to meet the current needs of today's technology and stem demands. One of the two science classrooms does not have sinks, gas or other sciences based tools. There are no stem focus classrooms to accommodate and teach technology and engineering.

The school's data and electrical services are in a janitor's closet.

OUR KIDS DESERVE MORE, THEY DESERVE BETTER.

Finally, it's difficult to teach our children to continuously improve, to work hard and to take care of your belongings when we as a town have let our Middle School Facility, an asset of our community go to a condition which is beyond economic and logical repair. We should be embarrassed and ashamed that we have let this school go to such condition. Should we host other towns, sporting events, community events at our Middle School, this is what currently represents us, who we are as individuals and as a community- we can do better.

I am sure you all are concerned with the dollars and cents, the budget, the tax rates, where will the money and funding come from- I understand that, but frankly, this is something that should have been budgeted for, and planned for or even completed years ago! I also understand you are faced with competing agendas, such as Senior Centers verse new school(s). The decision however should be clear, this should be easy.

Please provide our kids, our community, a new school which can be built with efficiency and have multiple purposes to serve all.

Thank you for your time and consideration should you have any questions or desire further comment, please reach out at any time.

Stacy Dabrowski  
860-573-8175

Calve, Amanda

---

**From:** Ciara Stone <stonecik@gmail.com>  
**Sent:** Wednesday, May 11, 2022 6:59 AM  
**To:** Mayor  
**Cc:** Fortenbach, Stephen  
**Subject:** For Public Comment 5/11 Town Council Meeting

Please read the below comments into the public record:

Dear Members of the Town Council,

I have been a Cromwell resident for fourteen years and have two children within the Cromwell school system. I am writing today to share my support of the Cromwell Middle School building project. After touring the Middle School during last week's Open House, I was disconcerted to see the poor condition of the school and how ill-equipped it is to support a modern curriculum.

A new middle school will enable a STEAM curriculum by providing appropriately designed and sized spaces to design, create, and collaborate with peers. A new building will not only be less costly to maintain than our current building, but will also benefit the community at large by providing spaces that can be utilized for recreation and the arts.

A new school will better support our students and bring great value to our community.

Thank you for your consideration

Ciara Stone  
11 High Ridge Road

Brian J. Grogan  
2 Gatesville Lane  
Cromwell, CT 06416

To:

Cromwell Town Council

Dear Cromwell Town Council Members:

I am applying for abatement of my upcoming property taxes under Connecticut General Statute CGS 12-124A which allows me to enter into an agreement with the Cromwell Town Council where my ~~my~~ property taxes will be paid on the sale or transfer of my property or my death. I have enclosed copies of my Federal and State Taxes for 2021

Sincerely,

Brian J. Grogan

Attachment F

Pgs 1-34



Tecton  
ARCHITECTS

# CROMWELL MIDDLE SCHOOL

CROMWELL, CT

TOWN COUNCIL MEETING  
MAY 11, 2022

# AGENDA

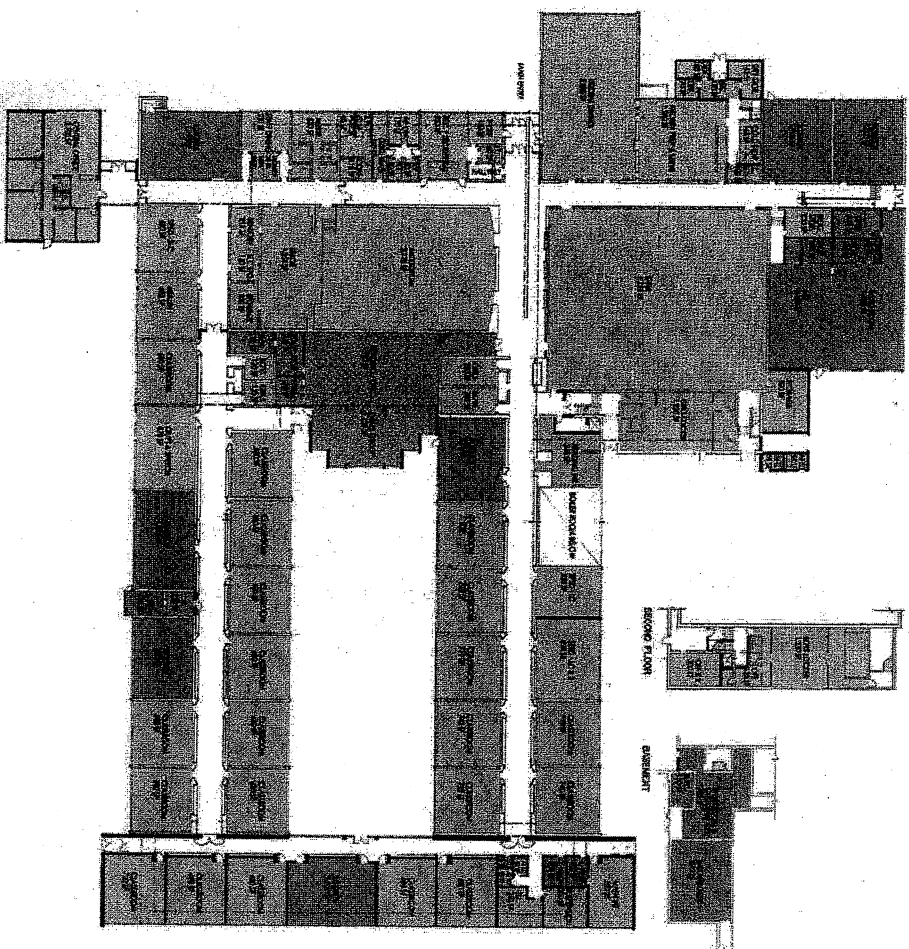
1. DEVELOPMENT OF THREE INITIAL OPTIONS
2. QUALITATIVE COMPARISON OF OPTIONS
3. DEVELOPMENT OF PROJECT COSTS
  - SITE DEVELOPMENT COSTS
  - TOTAL ROM COSTS FOR THREE OPTIONS
  - VALUE ANALYSIS
  - PREVIOUS ASSUMPTIONS
  - REIMBURSEMENT, TOTAL COST TO CROMWELL
  - INELIGIBLE AND SOFT COSTS

# DEVELOPMENT OF THREE INITIAL OPTIONS

# OPTION 1 (R) / RENOVATE EXISTING, LIMITED ADDITIONS



**Tecton**  
ARCHITECTS



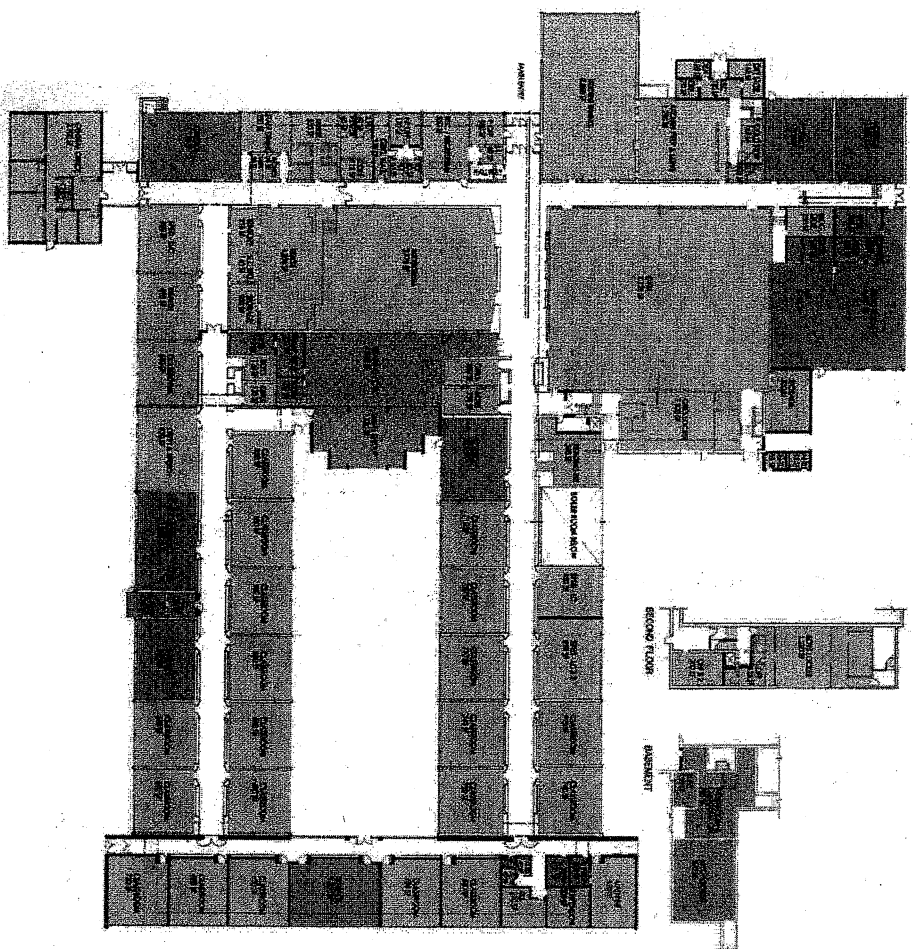
No.	Space Summary Shortfalls (Based upon "test fit" of Ed. Specs. 3/28/2022)	Area (sf)
1	<b>Administration Area</b> (Additional offices, meeting areas and storage needed)	980
2	<b>Career Technical</b> (Entire Program required)	2,740
3	<b>Building Services</b> (Toilet rooms, storage, and mechanical spaces required)	2,000
4	<b>Fitness Room</b> (Entire Space)	400
5	<b>Central Office</b> (More than half the program space) (5,390-2,100)	3,490
<b>Subtotal ~ 9,610 SF</b>		



# OPTION 1 (R) / RENOVATE EXISTING, LIMITED ADDITIONS



**Tecton**  
ARCHITECTS



## OTHER OBSERVATIONS

### TEST FIT OF EDUCATIONAL SPECS

- Average classroom is only 700 sf
- Science & Prep rooms are intermittent (poor adjacencies)
- General lack of staff support spaces, poor distribution in proximity to classroom wings
- All-Inclusive toilet rooms are not well distributed
- General lack of distributed toilet rooms for staff & students
- Some spaces are in rooms above their required SF

# OPTION 2 (R) / 55% RENOVATE EXISTING, 45% ADDITION

**Tecton**  
ARCHITECTS

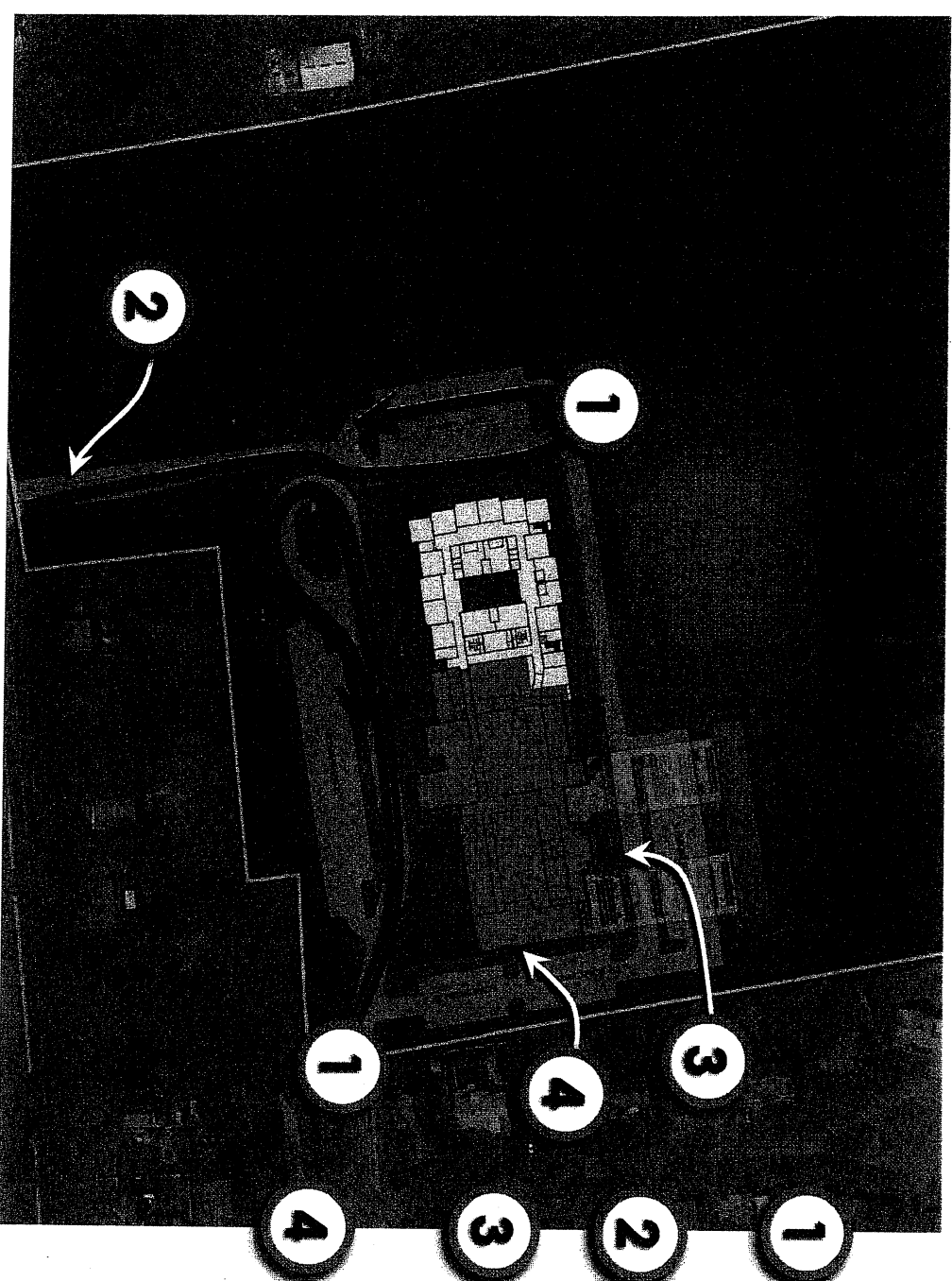
## Site Modifications

Further separation of bus and parent drop off loop, one from each existing entry

Increased double exit lane for exit to Geer Street

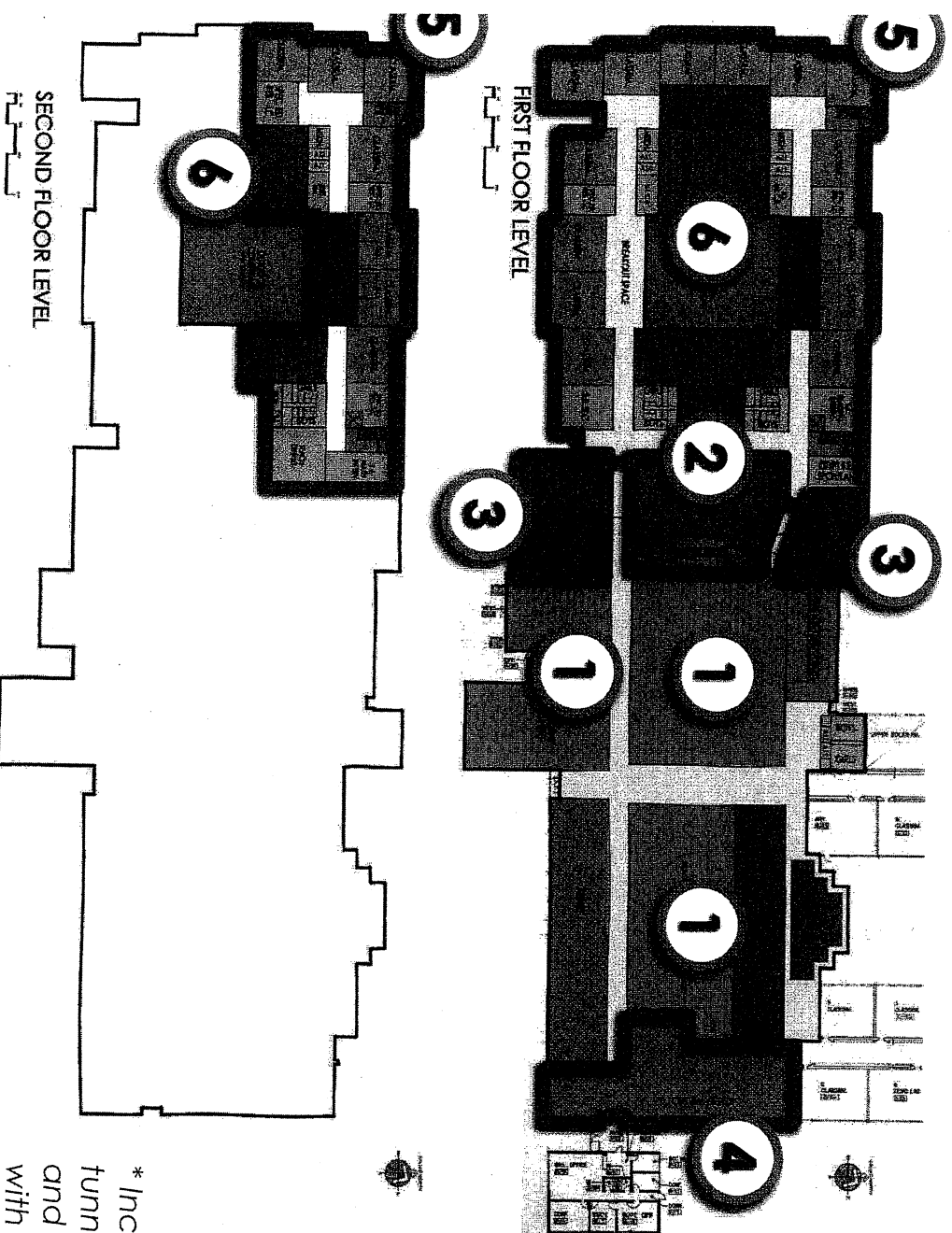
Created outdoor amphitheater adjacent to band/music breakout and Auditorium

Preserves separate entry to central office with dedicated parking



# OPTION 2 (R) / 55% RENOVATE EXISTING, 45% ADDITION

**Tecton**  
ARCHITECTS

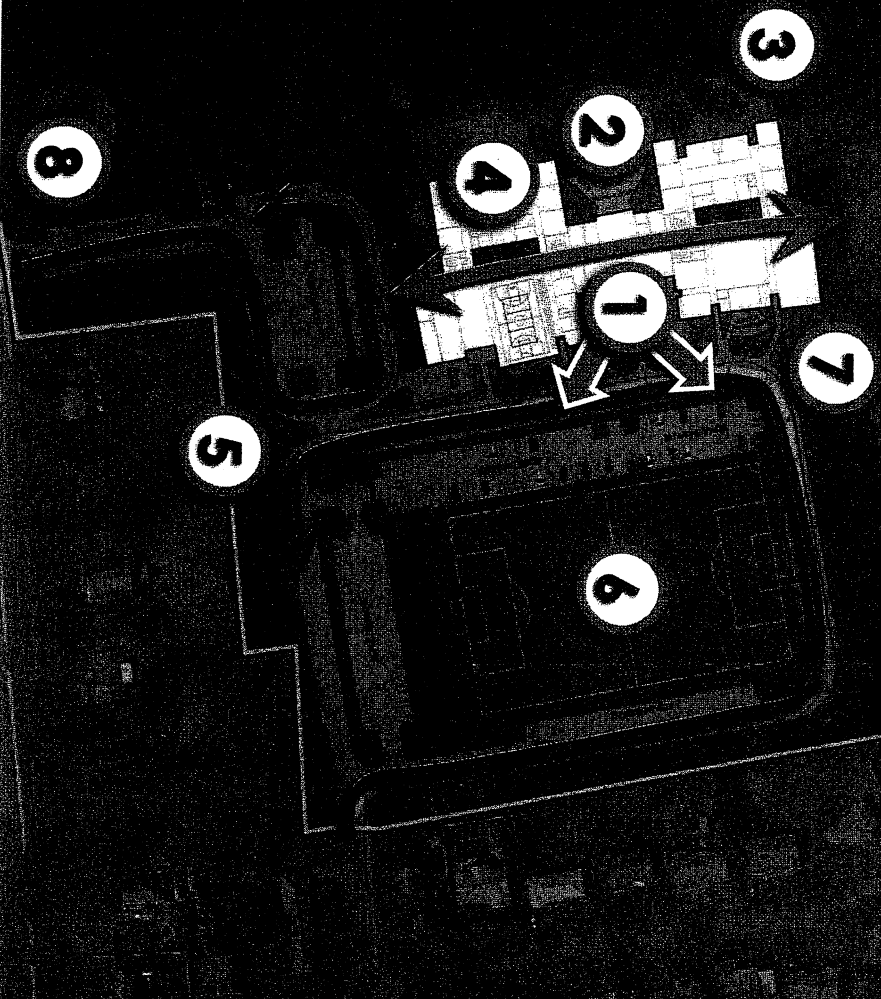


## Building Opportunities

- 1** Maintain core spaces and renovate them as new
- 2** Relocate Media/Learning Commons to bldg. center
- 3** Wrap coding, robotics and art around L.C.
- 4** Relocate central office
- 5** Establish learning communities to allow for swing space
- 6** Optimize new addition to provide max. classrooms

\* Includes renovation of existing basement/tunnels, to comply with building, life safety, and accessibility codes. Also addresses issues with drainage, hazardous materials, odors.

# OPTION 3 / NEW CONSTRUCTION



**A NEW SCHOOL BUILDING  
PROVIDES OPPORTUNITIES FOR:**

## **IMPROVED SAFETY**

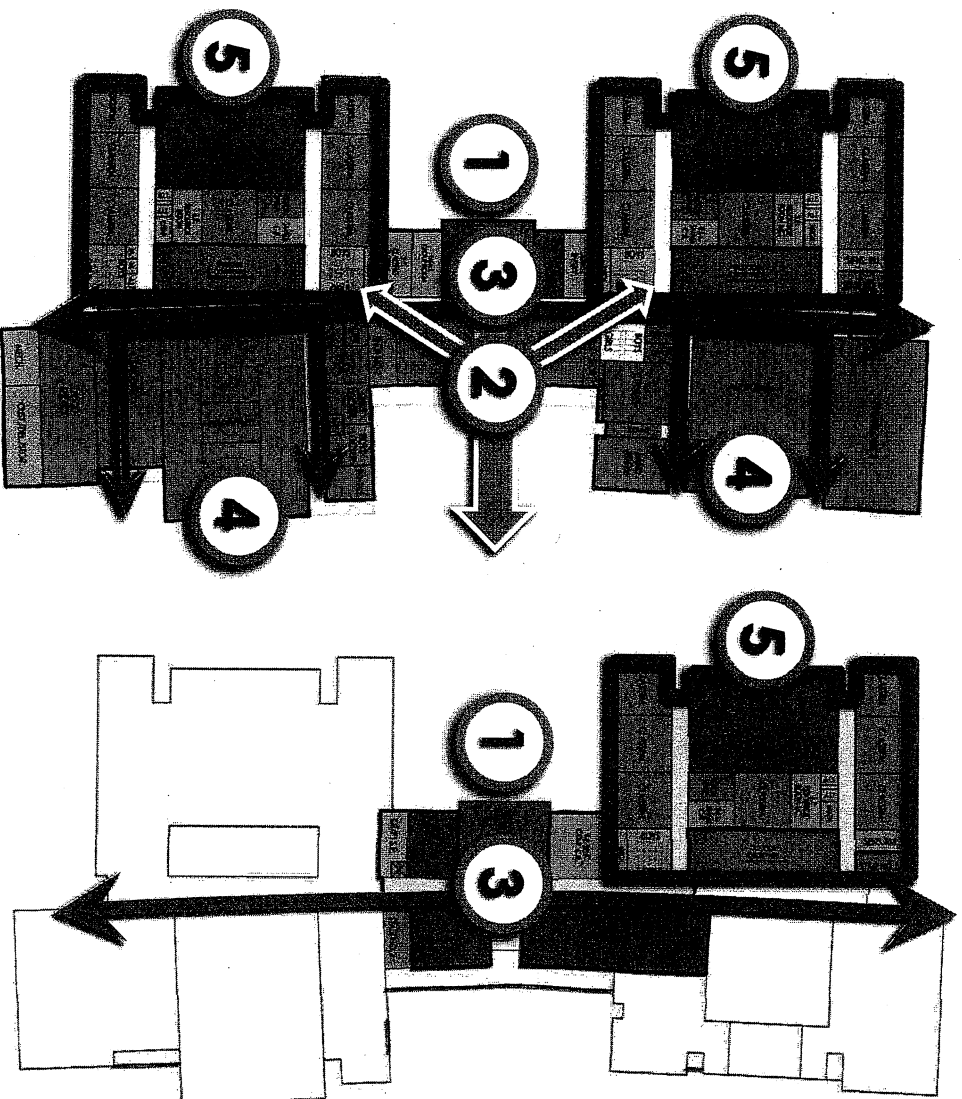
- 1** View from Admin
- 2** Shared Program in Front, Classroom Neighborhoods Protected
- 3** Protected Play
- 4** Internal Courtyards

## **IMPROVED SITE**

- 5** Dedicated Parent & Bus Circulation
- 6** Centralized Fields with Ample Parking
- 7** Dedicated Entry and Parking for Central Office
- 8** Expanded Exit Lanes with Dedicated Left and Right Turns

## OPTION 3 / NEW CONSTRUCTION

**Tecton**  
ARCHITECTS



### Building Opportunities

- 1** Learning Commons/Media Center "heart" of school
- 2** Good visibility from Admin. suite – both inside & out
- 3** Creates "main street" for shared specials
- 4** Easily "lock off" gym, café, auditorium for community use
- 5** Establishes innovative learning communities ~ flexible setting
- 6** Layered uses provides layering of compartments for security

# QUALITATIVE COMPARISON OF OPTIONS



# COMPARATIVE OPTIONS / CROMWELL MIDDLE SCHOOL

Category	Option 1 (RNV)	Option 2 (RNV/Add)	Option 3 (New)
<b>Duration / Disruption</b> (logistics, impact on education)	<input checked="" type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
<b>21st Century Space</b> (flexibility, agile, adaptable)	<input checked="" type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
<b>Parent / Bus</b> site improvements, separation	<input checked="" type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
<b>Outdoor Amenities</b> (fields, classrooms, play)	<input checked="" type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
<b>Safety / Security</b> (site building, visibility)	<input type="radio"/>	<input checked="" type="radio"/>	<input checked="" type="radio"/>
<b>Phasing</b> (moving, logistics, site impact)	<input checked="" type="radio"/>	<input checked="" type="radio"/>	<input checked="" type="radio"/>
<b>Core Facilities</b> (size, placement, amount/type)	<input checked="" type="radio"/>	<input checked="" type="radio"/>	<input checked="" type="radio"/>
<b>Initial Cost</b> (Tax Impact, State Reimbursement)	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>
<b>Operating Costs (Sustainability, Efficiency)</b>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>

# THE HUMAN FACTOR / WHY DOES IT MATTER?



**Tecton**  
ARCHITECTS

The human impact of a phased, occupied renovation project:

1. **3 or 4 years of construction** (a student's entire middle school experience)
2. **Interrupted learning** (noise, inaccessible programs, displaced programs, not all assembly areas can be renovated in summers)
3. **Interrupted play** (reduced fields & outdoor play)
4. **Shared site** (construction traffic, lay-down area on site, isolated construction zones within building)



COVID-19



NOISE &  
DISRUPTION



INACCESSIBLE  
ZONES &  
PROGRAMS



# DEVELOPMENT OF PROJECT COSTS

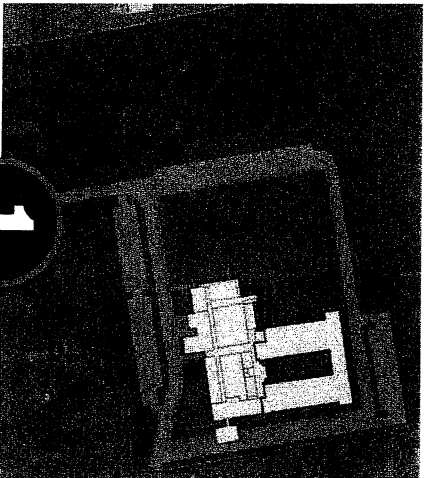
# SITE DEVELOPMENT COSTS / ALL OPTIONS



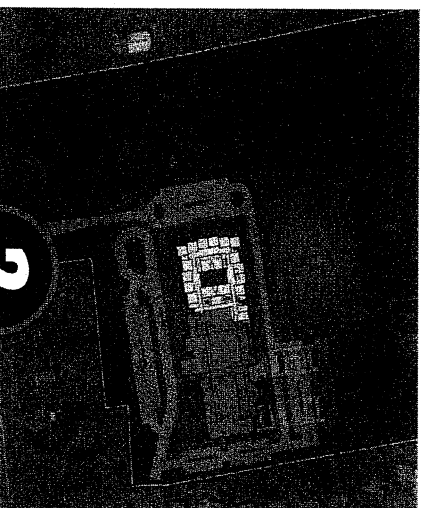
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*Site Costs Include the following,  
regardless of the actual configuration\*:*

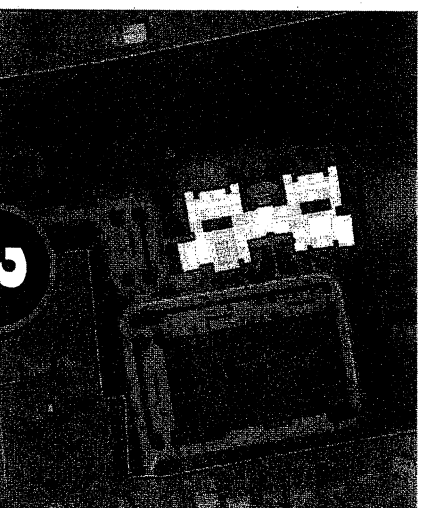
- Increase in parking count to 250 spaces
- Reconfiguration of bus and parent loops, delivery traffic



**1**  
Renovate Existing,  
Limited Additions



**2**  
55% Renovate Existing,  
45% Addition



**3**  
New Construction

- Underground detention to improve stormwater discharge quality and volume
- Restoration of soccer field
- New sidewalks and landscaping

\* There will be subtle variations in cost per Option, but this exercise was to look at overall ROM costs, and not detailed takeoffs.

# PROBABLE COST SUMMARY / ALL OPTIONS



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## Middle School + Central Office

### Opinion of Probable Cost - Summary of Options

Line Item Category	Option 1	Option 2	Option 3
Site Improvements	5,245,000	5,245,000	5,245,000
Building Improvements	46,847,452	46,058,186	44,053,906
Subtotal Construction Costs	52,092,452	51,303,186	49,298,906
Soft Costs	10,158,029	10,004,121	9,613,287
Other Costs (Variances only)	1,038,240	359,340	0
<b>Estimated ~ Total Project Costs</b>	<b>63,288,720</b>	<b>\$61,666,647</b>	<b>\$58,912,193</b>
State Reimbursement	-27,358,750	-26,878,598	-20,905,660
<b>Estimated Cost to Cromwell</b>	<b>\$35,929,969*</b>	<b>\$34,788,049*</b>	<b>\$38,006,532*</b>
Variance	-2,076,563	-3,218,483	0

\* Costs shown are rough order of magnitude (ROM), and produced prior to the involvement of the professional cost estimator.

# PROBABLE COST SUMMARY / ALL OPTIONS



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## Middle School + Central Office

### Opinion of Probable Cost - Summary of Options

Current legislation includes 50% reimbursement for Central Office space, which is what we have assumed in the costs. On recent projects, we have seen 100% reimbursement granted, when the space is part of the school building, but we think it prudent to assume the more conservative approach.

Line Item Category	Option 1	Option 2	Option 3
Site Imp		245,000	5,245,000
Building		58,186	44,053,906
Subtotal		63,186	49,298,906
Soft Cost		104,121	9,613,287
Other		2,340	0
Estimate		66,647	\$58,912,193
State R		578,598	-20,905,660
Estimated Cost to Complete	999,127,197	994,788,049	\$38,006,532
Variance	-2,076,563	-3,218,483	0

# VALUE ANALYSIS / ALL OPTIONS



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	1	2	3
	Renovate Existing + limited additions	Renovation As New (RNV) 55/45%	New Building
Possibility of unforeseen conditions, conflicts, and cost increases	Very Likely, est. 4-7% of construction <b>\$2,739,976</b> -\$1,800,458	Somewhat Likely, est. 3-5% of const. <b>\$1,964,350</b> -\$1,024,832	Somewhat limited, est. 1-3% of const. <b>\$939,518</b> \$0
Costs that don't stay in the building General Conditions Analysis (Typically between 5-10% of the construction cost)	48 Months (uses 8%) <b>\$3,985,420</b> -\$1,166,866	36 Months (uses 7%) <b>\$3,437,613</b> -\$619,059	24 Months (uses 6%) <b>\$2,818,554</b> \$0
Temporary Facilities & Field Office Administrative Expenses (Typically between \$25,000 ~ \$35,000 per/month)	48 Months <b>\$1,440,000</b> -\$600,000	36 Months <b>\$1,170,000</b> -\$330,000	24 Months <b>\$840,000</b> \$0
Annual Energy Costs (Analysis based upon HPBS for all options, 10 year assessment, <u>owner strongly encourage to consider net zero</u> )	Approx. 100,623 (including basements) ~\$1.5/SF x 10 years <b>\$1,509,345</b> -\$467,933	Approx. 94,503 (including basements) ~\$1.5/SF x 10 years <b>\$1,417,545</b> -\$376,133	Approx. 83,313 (no basements) ~\$1.25/SF x 10 years <b>\$1,041,412</b> \$0
TOTAL DECREASE IN PROJECT VALUE	-\$4,035,257	-\$2,350,024	\$0



## PREVIOUS COSTS / COMPARED TO NOW

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### Budgeting

Options



CMS:

Renovate existing 83,060 sq.ft. \* \$450 / sq.ft. = **\$37,400,000**

Current Reimbursement Rate : 49.64%; Town share : \$18,900,000

Reimbursement rate: reduction to 48.29% or \$500,000 additional Town Share

Build New Building 80,080 sq.ft. \* \$600 / sq.ft. = **\$48,500,000**

Current Reimbursement Rate : 39.64%; Town share : \$29,300,000

NOTE: All information is based on sq.ft. estimates for presentation purpose ONLY

Anticipated Pre-Referendum Costs:

Architect & Owner's Representative Services: \$50,000 - \$70,000

### Developed Prior to:

- Creation of Educational Specifications
- Survey of existing building to identify physical/code conditions
- Current market conditions/escalation
- Involvement of Professional Estimator (who confirmed current ROM costs)

**Teetom**  
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Tecton Architects was charged with preparing three options for a new school: Renovation only, renovation and an addition, and new construction. The benefits and shortfalls of each were identified and explained in detail:

Cost estimates are prepared by both Team Architects and Construction Solutions group. Finally, a comprehensive cost estimate was prepared by an independent cost estimator, who specializes in school construction projects in Connecticut. The team of CS&G and Team Architects met with the estimator to examine, evaluate, and reduce wherever possible, the costs in detail. We believe the estimate to be an accurate reflection of current market values, considering the unique economic circumstances created by Covid-19, national supply chain issues, and resulting material cost escalations.

Following a thorough review of all available information, the building committee selected new construction as the most practical, long-term solution.

Below is a summary explanation of the reconciled cost estimate:

The total estimate is comprised of: 1.) hard construction costs, general conditions, labor, and materials, (required fees and insurance, and contingencies for design and escalation, and 2.) the owner's soft costs, including acquiescence, inspections/leasing, permits and fees, and furnishings and technology.

**In summary, including both the new middle school and central office:**

Construction Hard Cost:	\$59,960,348
Owner Soft Cost (13%):	\$7,634,652
Total Estimated Project Cost:	\$67,595,000
Reimbursable Allocation - Booth:	\$144,226
Reimbursable Allocation - Auditorium:	\$1,210,000 **
Reimbursable Allocation - Inflight (2.5%):	\$1,465,110
Total estimated eligible cost:	\$55,785,064
Estimated State Reimbursement at 30.64%:	\$22,111,209
Estimated State Share to Connell:	\$33,673,200

\* Auditorium cost will be partially reimbursable; actual amount has not been confirmed by Stone Island OS&GR.

Cost estimates were prepared by both Tecton Architects and Construction Solutions group. Finally, a comprehensive cost estimate was prepared by an independent cost estimator who specializes in school construction projects in Connecticut. The team of CSG and Tecton Architects met with the estimator to examine, evaluate and reduce wherever possible, the costs in detail. We believe the estimate to be an accurate reflection of current market values, considering the unique economic circumstances created by Covid-19, national supply chain issues, and resulting material cost escalations.

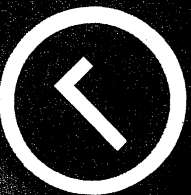
The total estimate is comprised of 1.) hard construction costs, general conditions, labor, and materials, 2.) required fees and insurance, and contingencies for design and escalation, and 3.) the owner's soft costs, including feasibility, inspection/visitings, permits and fees, and furnishings, and technology.

In summary, including both the new middle school and central office:

Construction Hard Cost:	\$50,980,348
Owner Soft Cost (15%):	\$7,644,052
Total Estimated Project Cost:	\$58,624,400
Reimbursement Adjustment – Profit:	\$14,225
Reimbursement Adjustment – Auditorium:	\$1,210,000 **
Reimbursement Adjustment – Incubator (2.5%):	\$1,465,110
Total estimated eligible cost:	\$69,789,064
Estimated State Reimbursement at 39.64%:	\$22,113,200
Estimated Town share to Cromwell:	\$47,675,864

\* Auditorium cost will be reimbursable, actual amount is not confirmed by State DAS OSCG&R

# COST SUMMARY / INELIGIBLE AND SOFT COSTS



## ELIGIBLE SOFT COSTS

- Architect/Engineering Services
- Project Management Services
- Pre-Construction CM at Risk
- Commissioning
- Special Inspections
- Environmental/HazMat Test/Monitor
- Materials Testing / Inspections
- OSIA Traffic study
- Land Surveys
- Temporary Utilities
- Security System
- Telephone System
- Enhanced Listening System
- Independent Code Review
- Independent Structural Review
- Building Permit
- Move Management Services
- Moving / Storage Expenses
- FF & E
- Fixed Technology



## INELIGIBLE SOFT COSTS

- Legal Services
- Printing / Mailing / Advertising
- Owner's Builders Risk Insurance
- State Education Tax Fee
- District Bond Origination Fees
- Bond Interest Fees
- Construction Photo Documentation
- Movable Technology (e.g. laptops)

## INELIGIBLE CONSTRUCTION COSTS

- Work Beyond Property Lines
- Replacement of Work Less Than 20 Years Old

## INELIGIBLE UNTIL USED

- Owner Contingency 5%



# THANK YOU

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Option 1

# Probable Cost Detail

Sample Project Cost Summary - Renovation

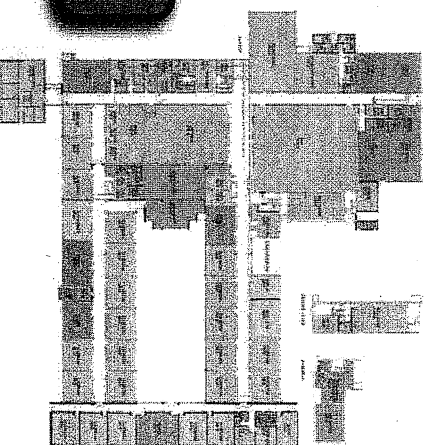
Cromwell Middle School (0.9) Option 1					
Grade Levels		Proj.	OSCS Standard		
		Est.	Sf/Sf	All	Area
Grade 6	166	152		25,232	
Grade 7	150	176		26,400	
Grade 8	175	176		30,800	
Total		491		83,254	
Program Area As Per Ed. Spec.					
Existing Building		94,503	113.4%		
Variance		-11,190			
Project Cost Summary					
Scope of Work		Am't	Unit	Cost/Unit	Cost
Site Improvements		10,000	Avg	\$225,000	\$2,250,000
Parking Lot & Vehicular Circ.		21,500	Sq. Feet	\$9,250	\$1,988,750
Renovation - Main and Upper		92,203	Sf	\$385.00	\$35,498,155
Renovation - Basement		2,300	Sf	\$275.00	\$632,500
New Addition for program		6,120	Sf	\$465.00	\$2,845,800
Premium for Phased Work				10%	\$3,613,068
Demolition of Existing		0	Sf	\$15.00	\$0
Haz Mat Abatement		92,203	Sf	\$27.00	\$2,489,481
Subtotal			Avg/Sf	\$597.96	\$49,817,752
Soft Costs		19.5%			\$9,714,462
Portable Lease Costs (36 months)		8 mth/CR		\$2,500	\$720,000
Phased Moving Costs		8 Phases		\$22,500	\$180,000
Labor/Effort - Operations management		8 Phases		\$17,280	\$138,240
Other Project Costs					
State Reimbursement		-19,645		\$39,709,765	
Reimbursement Adjustment - Books				\$180,610	
Reimbursement Adjustment - Auction				\$367,894	
Reimbursement Adjustment - Materials		-4,000		\$7,422,818	
Estimated Total Cost to Cromwell					\$53,832,011

Base program as per Ed. Spec rec'd 3/28/2022

Cost associated with additional program that could not "fit"

Premium for phasing & logistics (multi-phased occupied renovation)

Adjustments for reimbursement





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## Option 2

# Probable Cost Detail

Sample Project Cost Summary - Renovate 55%, Large Addition (RNV)

Cromwell Middle School (11) - 09/10				
Grade Levels		Proj.	OSCG Standard	
	Est.	SF/SF	All Area	
Grade 6	166	152	26,232	
Grade 7	150	176	26,400	
Grade 8	175	176	30,800	
<b>Total</b>	<b>491</b>		<b>83,256</b>	

Program Area As Per Ed. Spec.			
Existing Building	83,313	113.4%	
Variance	-11,190		

Project Cost Summary				
Scope of Work	Area	Unit	Cost/Unit	Cost
Site Improvements	10,000	Sq. Feet	\$275.00	\$2,750,000
Parking Lot & Vehicular Circ.	215	Spaces	\$9,250	\$1,988,750
Renovation - Main and Upper	50,712	SF	\$385.00	\$19,523,985
Renovation - Basement	2,300	SF	\$275.00	\$632,500
New Addition for program	41,491	SF	\$465.00	\$19,293,478
Premium for Phased Work			10%	\$2,015,649
Demolition of Existing	41,491	SF	\$15.00	\$622,370
Partial Demo Area - Haz Mat Abatement	41,491	SF	\$22.00	\$912,810
Haz Mat Abatement	50,712	SF	\$27.00	\$1,369,215
<b>Subtotal</b>		<b>Avg/SF</b>	<b>\$589.45</b>	<b>\$49,106,756</b>

<b>Soft Costs</b>	19.5%			<b>\$9,576,207</b>
-------------------	-------	--	--	--------------------

Portable Lease Costs (12 months)	8 mth/CR	\$2,500	\$240,000
Phased Moving Costs	3 phase	\$22,500	\$67,500
Labor/Effort - Operations management	3 phase	\$17,280	\$51,840

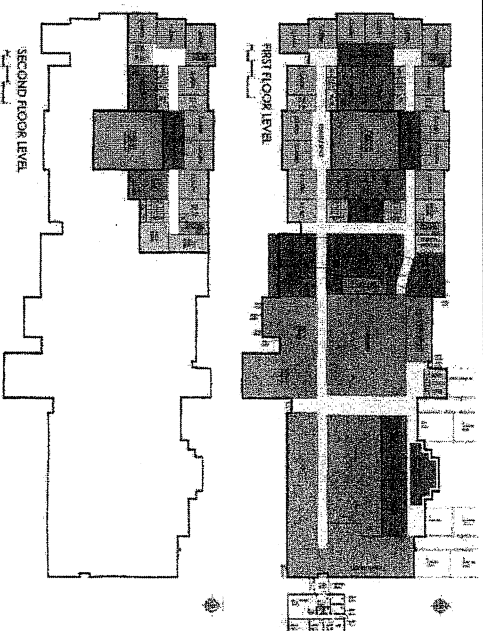
Reimbursement Adjustment - Roof	45.64%	\$229,199,456	
Reimbursement Adjustment - Auditorium		\$120,810	
Reimbursement Adjustment - Inclusions	4.00%	\$667,892	
Reimbursement Adjustment - Inclusions		\$2,561,772	
<b>Estimated Total Cost to Cromwell</b>			<b>\$52,764,124</b>

Base program as per Ed. Spec rec'd 3/28/2022

Maximized the 55%/45% OSCG&R regulation for RNV

Premium for phasing & logistics (multi-phased occupied renovation)

Adjustments for reimbursement



# Probable Cost Detail

Option 3



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## Sample Project Cost Summary - New

Cromwell Middle School (6-8), Option 3				
Grade Levels	Proj. Ent. \$/Sq. Ft.	OSCG Standard All. Area		
Grade 6	166	152	25,232	
Grade 7	150	176	26,400	
Grade 8	175	176	30,800	
<b>Total</b>	<b>491</b>		<b>83,256</b>	
Program Area As Per Ed. Spec:				
Existing Building	83,313			
Variance	94,503	113.4%		
Project Cost Summary				
Scope of work	Am't	Unit	Cost/Unit	Cost
Site Improvements	10,00	Acres	\$275,000	\$2,750,000
Parking Lot & Vehicular Circ.	215	spaces	\$9,250	\$1,988,750
Renovation - Main and Upper	0	Sq. Ft.	\$385.00	\$0
Renovation - Basement	0	Sq. Ft.	\$275.00	\$0
New Building	83,313	Sq. Ft.	\$465.00	\$38,740,545
Premium for Phased Work			10%	\$0
Whole Building Demolition	94,503	Sq. Ft.	\$15.00	\$1,417,545
Whole Building Abatement	94,503	Sq. Ft.	\$22.00	\$2,079,066
Subtotal		Avg/Sq. Ft.	\$563.85	\$46,975,906
Soft Costs				
	19.5%			\$9,160,302
Portable lease Costs (0 months)	0/mth/CR		\$2,500	\$0
Phased Moving Costs	0 phase		\$22,500	\$0
Labor/Effort - Operations management	0 phase		\$17,280	\$0
Total Project Costs				
				\$673,80
State Reimbursement			39.64%	\$22,252,393
Reimbursement Adjustment - Roots				\$1,441,226
Reimbursement Adjustment - Auditorium				\$293,782
Reimbursement Adjustment - Ineligibles			2.50%	\$1,403,405
Estimated Total Cost to Cromwell				
				\$36,725,228

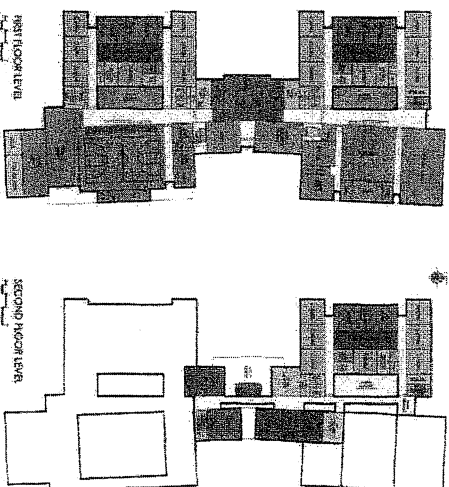
Base program as per Ed. Spec rec'd 3/28/2022

New Building designed to meet Ed. Spec.

No costs carried for phasing & logistics (multi-phased occupied renovation)

10% less reimbursement for New

Adjustments for reimbursement, less ineligibles expected





# Probable Cost Summary

All Options



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## Middle School

### Opinion of Probable Cost - Summary of Options

Line Item Category	Option 1	Option 2	Option 3
Site Improvements	4,738,750	4,738,750	4,738,750
Building Improvements	45,079,002	44,370,006	42,237,156
Subtotal Construction Costs	49,817,752	49,108,756	46,975,906
Soft Costs	9,714,462	9,576,207	9,160,302
Other Costs (Variances only)	1,038,240	359,340	0
<b>Estimated ~ Total Project Costs</b>	<b>\$60,570,453</b>	<b>\$59,044,303</b>	<b>\$56,136,208</b>
State Reimbursement	-26,738,442	-26,280,179	-20,410,979
<b>Estimated Cost to Cromwell</b>	<b>\$33,832,011</b>	<b>\$32,764,124</b>	<b>\$35,725,228</b>
Variance	-1,893,217	-2,961,104	0

# Probable Cost Summary

All Options



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## Central Office

### Opinion of Probable Cost - Summary of Options

Line Item Category	Option 1	Option 2	Option 3
Site Improvements	506,250	506,250	506,250
Building Improvements	1,768,450	1,688,180	1,816,750
Subtotal Construction Costs	2,274,700	2,194,430	2,323,000
Soft Costs	443,567	427,914	452,985
Other Costs (Variances only)	0	0	0
<b>Estimated ~ Total Project Costs</b>	<b>\$2,718,267</b>	<b>\$2,622,344</b>	<b>\$2,775,985</b>
State Reimbursement	620,308	598,419	494,681
<b>Estimated Cost to Cromwell</b>	<b>\$2,097,958</b>	<b>\$2,023,925</b>	<b>\$2,281,304</b>
Variance	-183,346	-257,379	0

# Why Does It Matter? 21<sup>st</sup> Century Learning

Envelope technology  
accounts for  
**30%**  
Of energy used

With proper  
ventilation rates,  
students complete  
schoolwork tasks  
**8%** faster

**40 sec.**  
In nature, or views  
to nature, leads to  
fewer mistakes on  
focused tasks

In daylight classrooms,  
students progress  
**20%** Faster on  
math tests  
**26%** Faster on  
reading tests

**27%**  
of middle school  
students don't feel  
they belong

Sense of belonging  
improves grades,  
engagement &  
advanced course  
selection

Higher levels of  
outdoor air contributes  
to higher test scores in  
math and reading

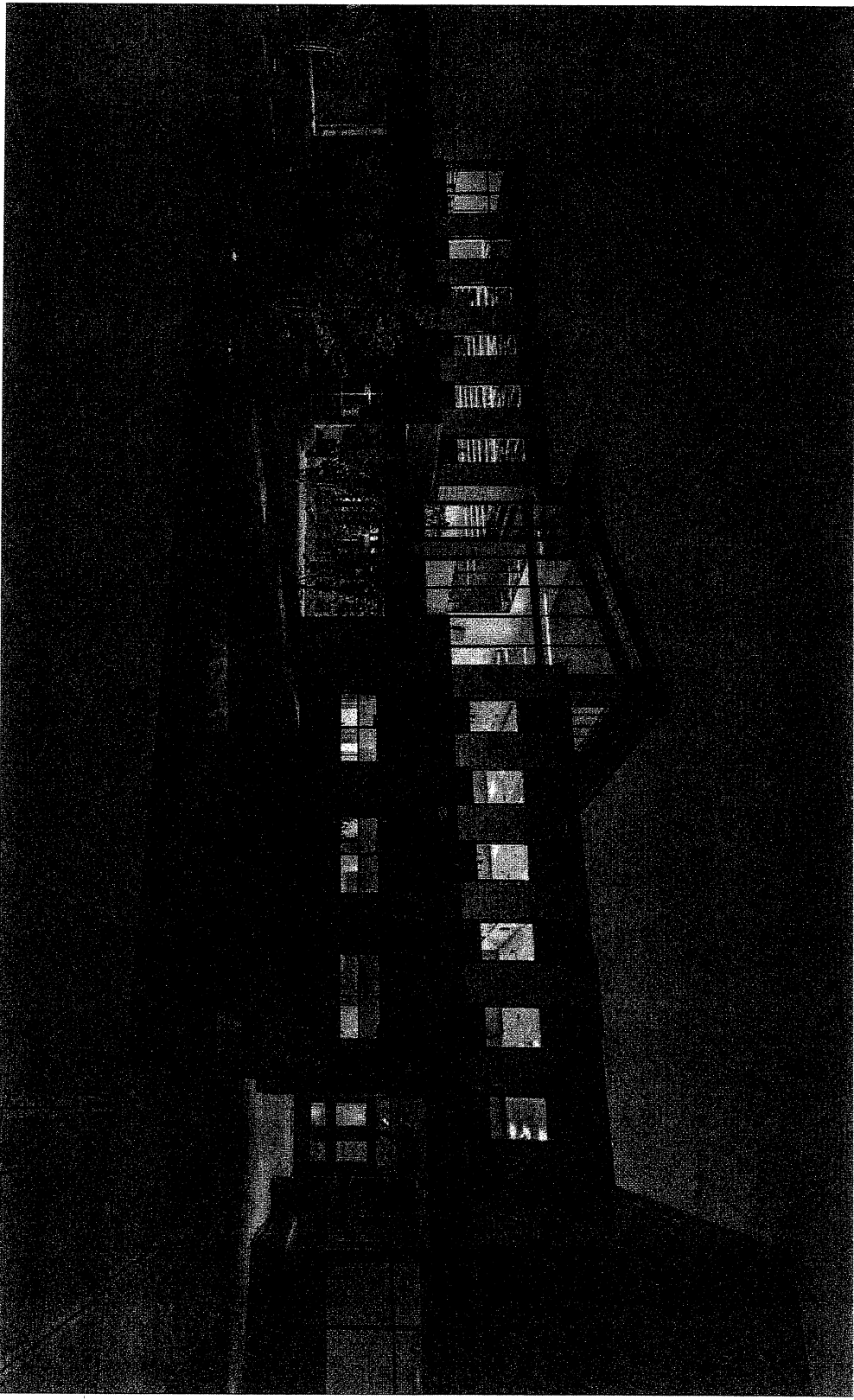
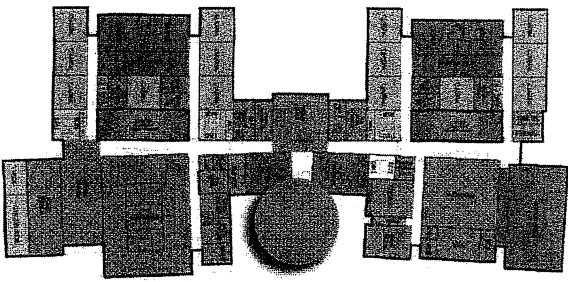
The physical learning  
environment impacts  
student learning progress by

**25%**

Connections  
between dampness,  
leaky envelopes &  
respiratory health

Increases  
happiness and  
pro-social  
behavior

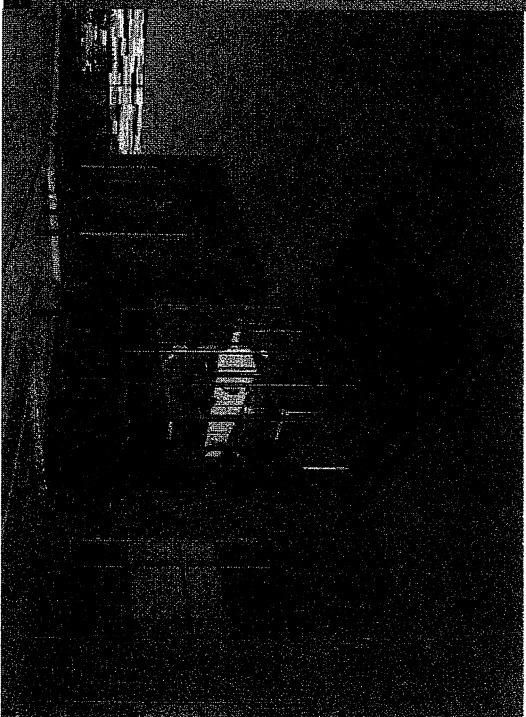
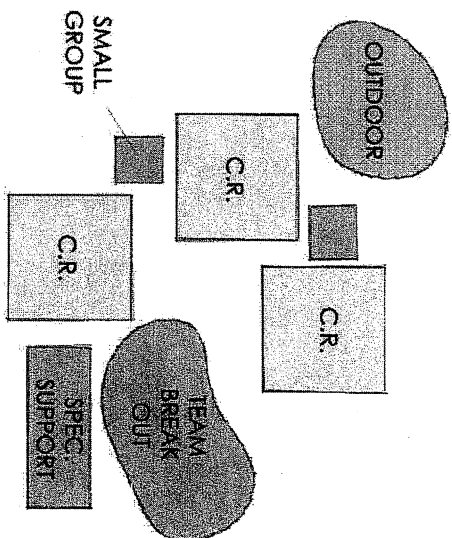
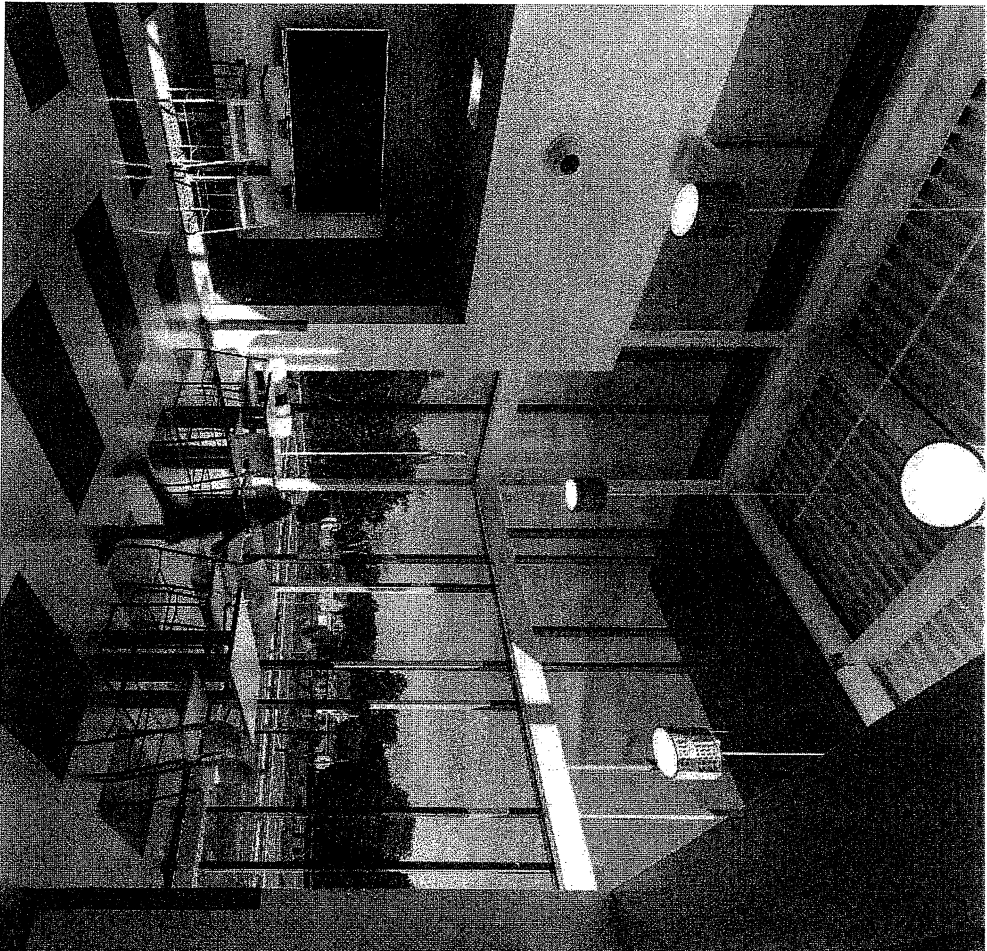
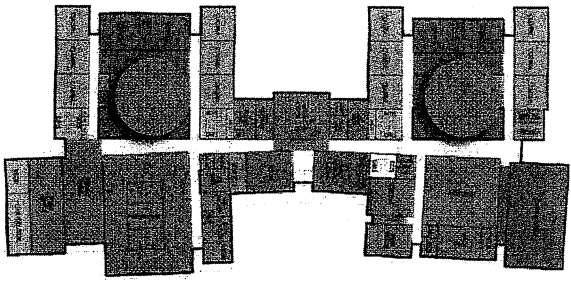
# DESIGN STRATEGIES



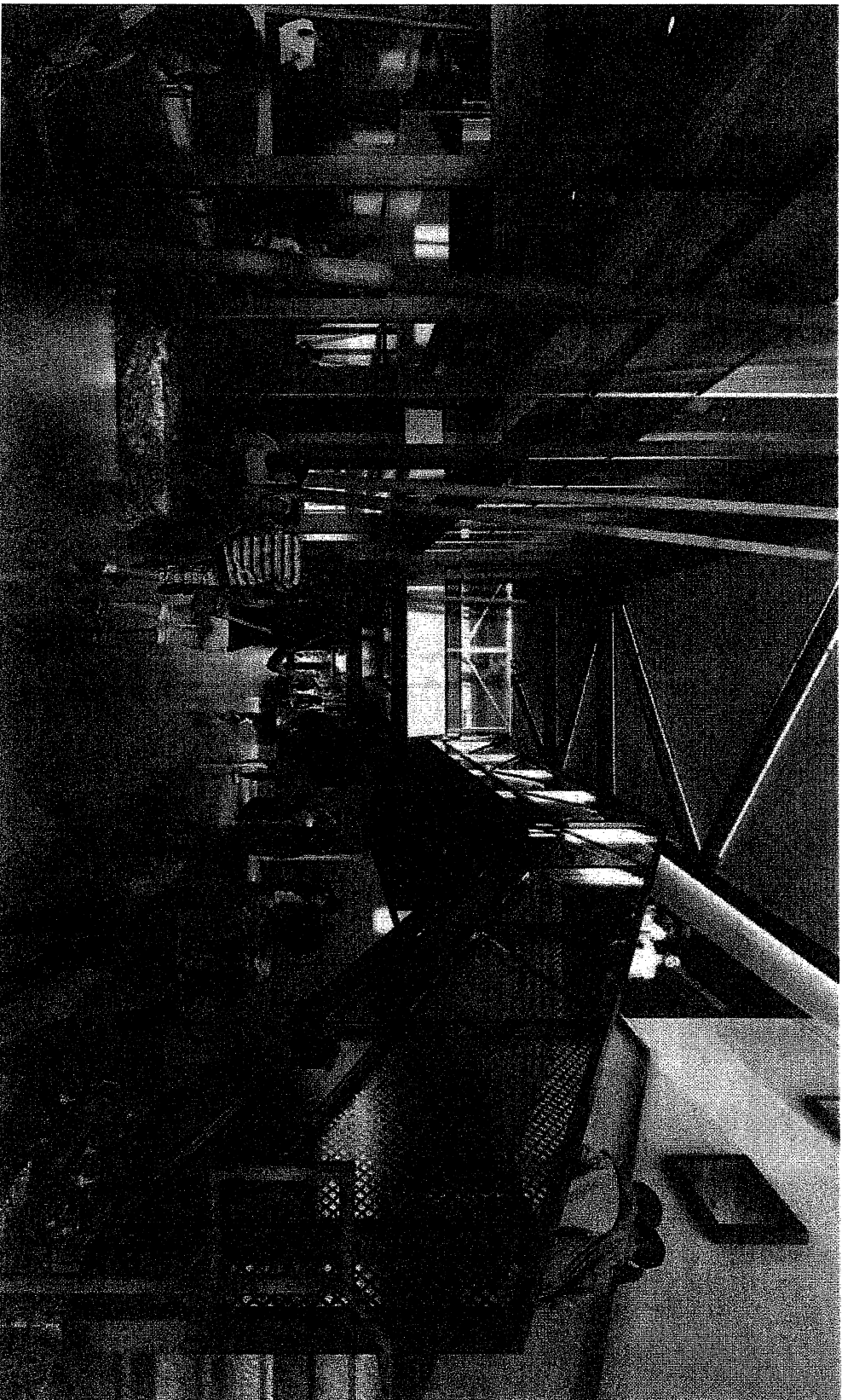
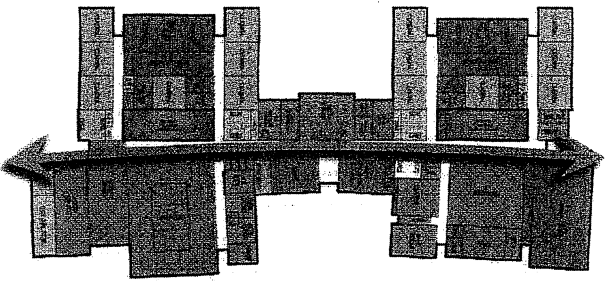
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# DESIGN STRATEGIES

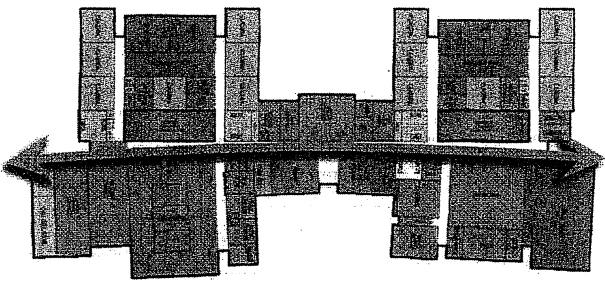


# DESIGN STRATEGIES



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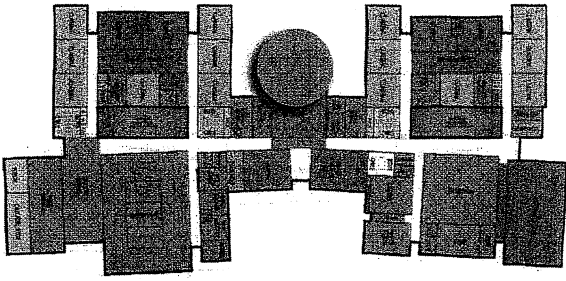
# DESIGN STRATEGIES



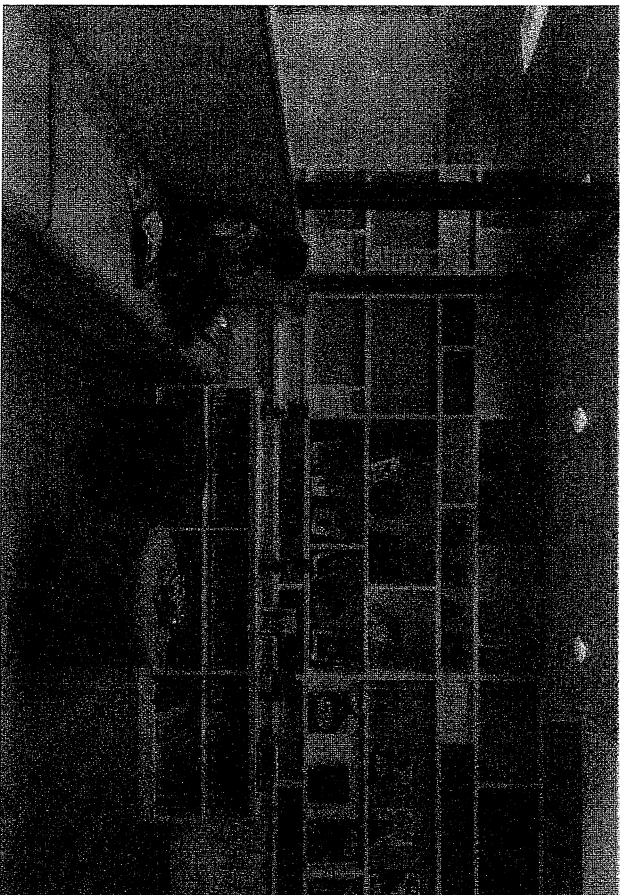
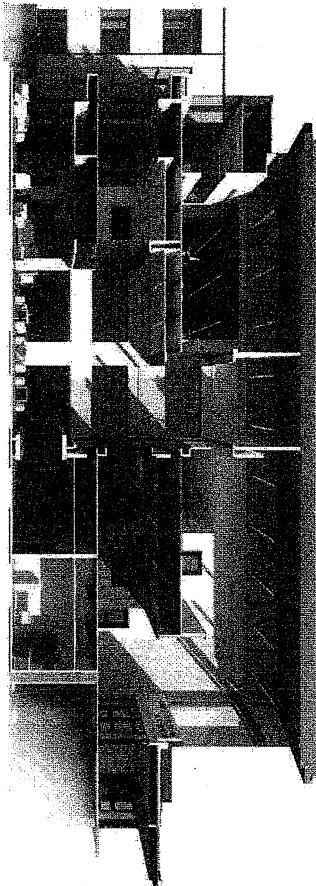
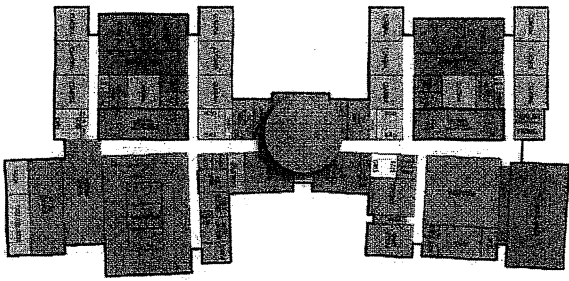
**Tecton**  
ARCHITECTS



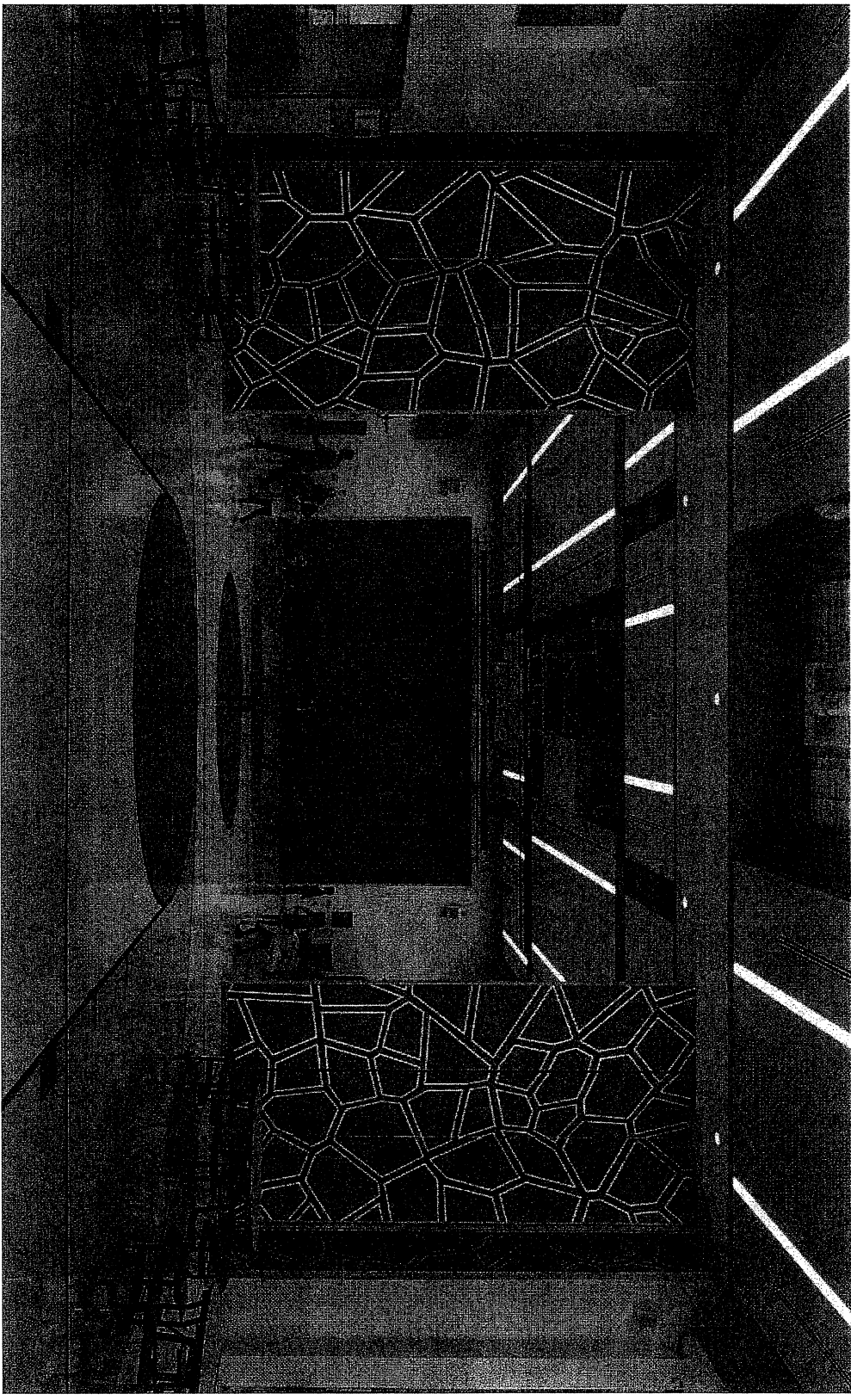
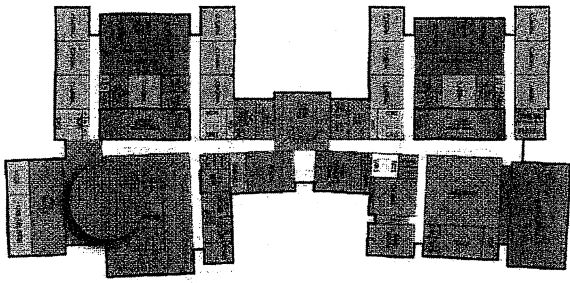
# DESIGN STRATEGIES



# DESIGN STRATEGIES



# DESIGN STRATEGIES



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# Town of Cromwell

## Proposed School Financing Analysis

June 30, 2000

John J. Messy  
Managing Director  
800.450.7310  
john.messy@messey.com

John Hancock  
Fidelity Assurance  
312.466.1000  
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Important Information

Mesirow

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Debt Profile

Financing Option

Market Analytics



Mesirow's Connecticut Office in Downtown Hartford



# Summary of Outstanding Bonds

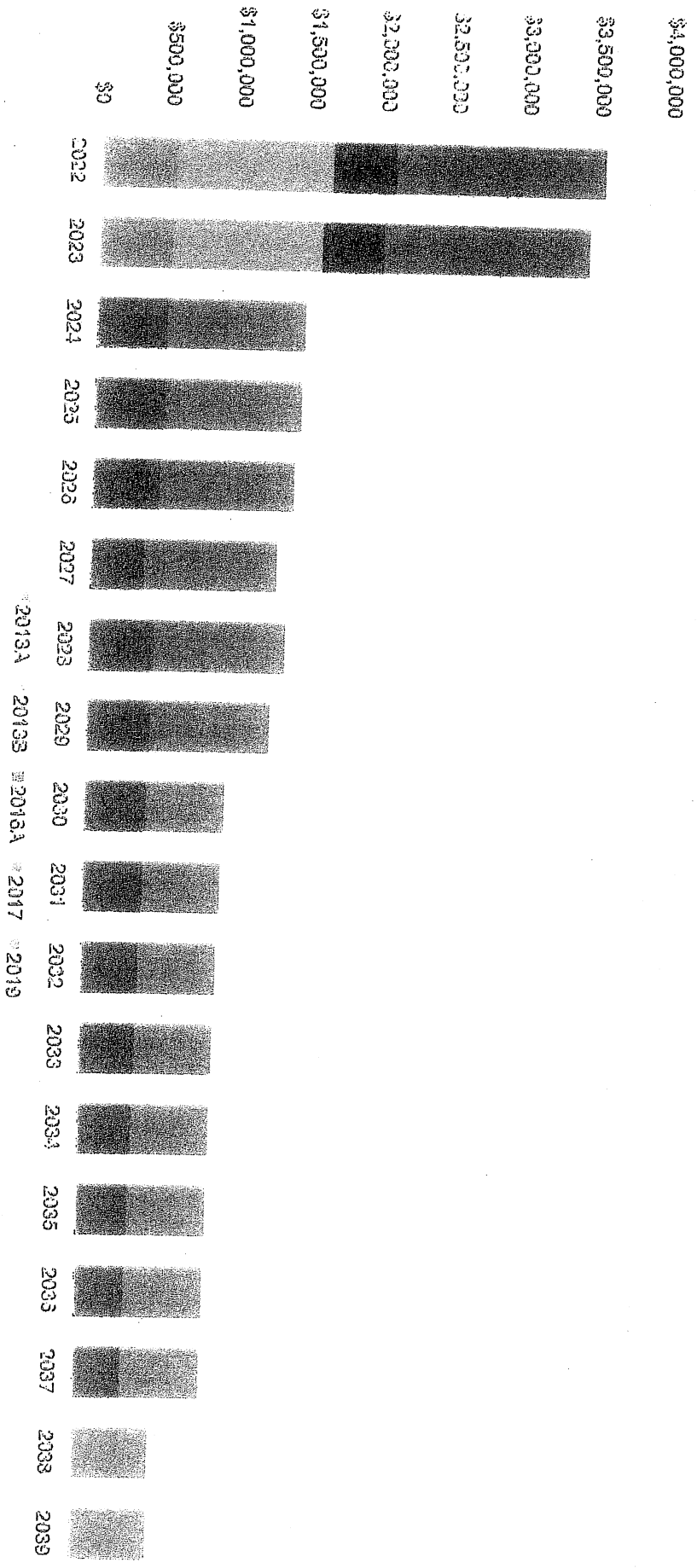
Coupon Date	Issue	Coupon Issue Amount	Amount as of 4/30/2022	Coupon Rate	Final Maturity	Call Date	Par Value
4/18/2013	Series 2013A	\$4,385,000	\$1,000,000	4.000%	4/15/2023	None	N/A
4/18/2013	Series 2013B	\$9,690,000	\$2,000,000	4.000%	6/15/2023	None	N/A
12/08/2016	Series 2016A	\$5,520,000	\$5,045,000	3.000-4.000%	8/1/2036	8/1/2026	\$3,320,000
12/28/2017	Series 2017	\$6,540,000	\$3,475,000	4.000-5.000%	6/1/2029	None	N/A
5/30/2019	Series 2019	\$6,940,000	\$6,940,000	3.000-5.000%	4/15/2039	4/15/2029	\$4,520,000

Summit Financial Services, Inc.  
As of 4/30/2022

# Town of Cromwell Outstanding Debt Service Profile

2/10/2022

Town of Cromwell currently has a descending debt service profile with a sharp drop after Fiscal Year 2023. Annual debt service in Fiscal Years 2024-2039 ranges from roughly \$1.5 million to \$500,000 with a gentle downward slope. The Town currently has a 10-year principal amortization rate of approximately 72.9%. A rate of above 50% is typically viewed as a credit positive by rating agencies.



AS OF 2/10/2022  
 08:30:00 AM  
 08:30:00 AM

# Bonded Debt Maturity Schedule

MOSELEY

Fiscal Year	Principal	Net Interest	Debt Service
2022	\$2,765,000	\$765,250	\$3,530,250
2023	2,785,000	644,500	3,429,500
2024	930,000	530,575	1,460,575
2025	960,000	488,750	1,448,750
2026	965,000	444,300	1,409,300
2027	900,000	401,000	1,301,000
2028	1,015,000	356,500	1,371,500
2029	970,000	309,100	1,279,100
2030	710,000	263,950	973,950
2031	725,000	231,800	956,800
2032	740,000	199,000	939,000
2033	760,000	165,300	925,300
2034	775,000	138,100	913,100
2035	795,000	107,100	902,100
2036	810,000	79,950	889,950
2037	825,000	52,350	877,350
2038	505,000	30,900	535,900
2039	525,000	15,750	540,750
Total	\$19,490,000	\$5,246,175	\$24,736,175

AS OF 3/30/2024  
 CITY OF MOSELEY, MISSISSIPPI  
 ENTERED BY: [Signature]

# Topic

1. The first part of the paper discusses the importance of the topic and the need for further research. It also mentions the limitations of the current studies and the need for a more comprehensive approach.

2. The second part of the paper describes the methodology used in the study. It includes a detailed description of the subjects, the procedures, and the data collection methods. The authors also discuss the statistical analysis used to interpret the results.

3. The third part of the paper presents the results of the study. It includes a detailed description of the findings and a discussion of their implications. The authors also discuss the limitations of the study and the need for further research.

4. The fourth part of the paper discusses the conclusions of the study and the implications for future research. It also includes a discussion of the limitations of the study and the need for further research.

# Potential Plan of Finance

The Town of Cromwell has requested a plan of finance that would provide a project fund of approximately \$58.6 million in fiscal year 2023, with the expectation that a portion of the cost would be reimbursed by State grants. Mesrow has modeled a scenario that would use a Bond Anticipation Note issuance in 2022 to generate the required project fund. The BANs would be permanently financed by a combination of project grants and long-term financing the following year. This structure has the added benefit of flexibility; in 2023, Cromwell can choose to roll the notes over for another year, refinance all of the notes, or refinance a portion of the notes, depending on the Town's objectives and the speed with which State reimbursement is realized.

## October 2022

- Cromwell issues approximately \$58.6 million in BANs due October 2023

## October 2023

- Cromwell issues approximately \$40.1 million of general obligation bonds.
- These bond proceeds will pay off a portion of the BANs.
- The remaining amount of debt service due on the BANs will be paid off via State reimbursement and cash on hand.

## Ongoing

- Annual debt service due on the GO bonds will use a level principal structure to keep the Town's payments steadily tapering downward over the following 30 years

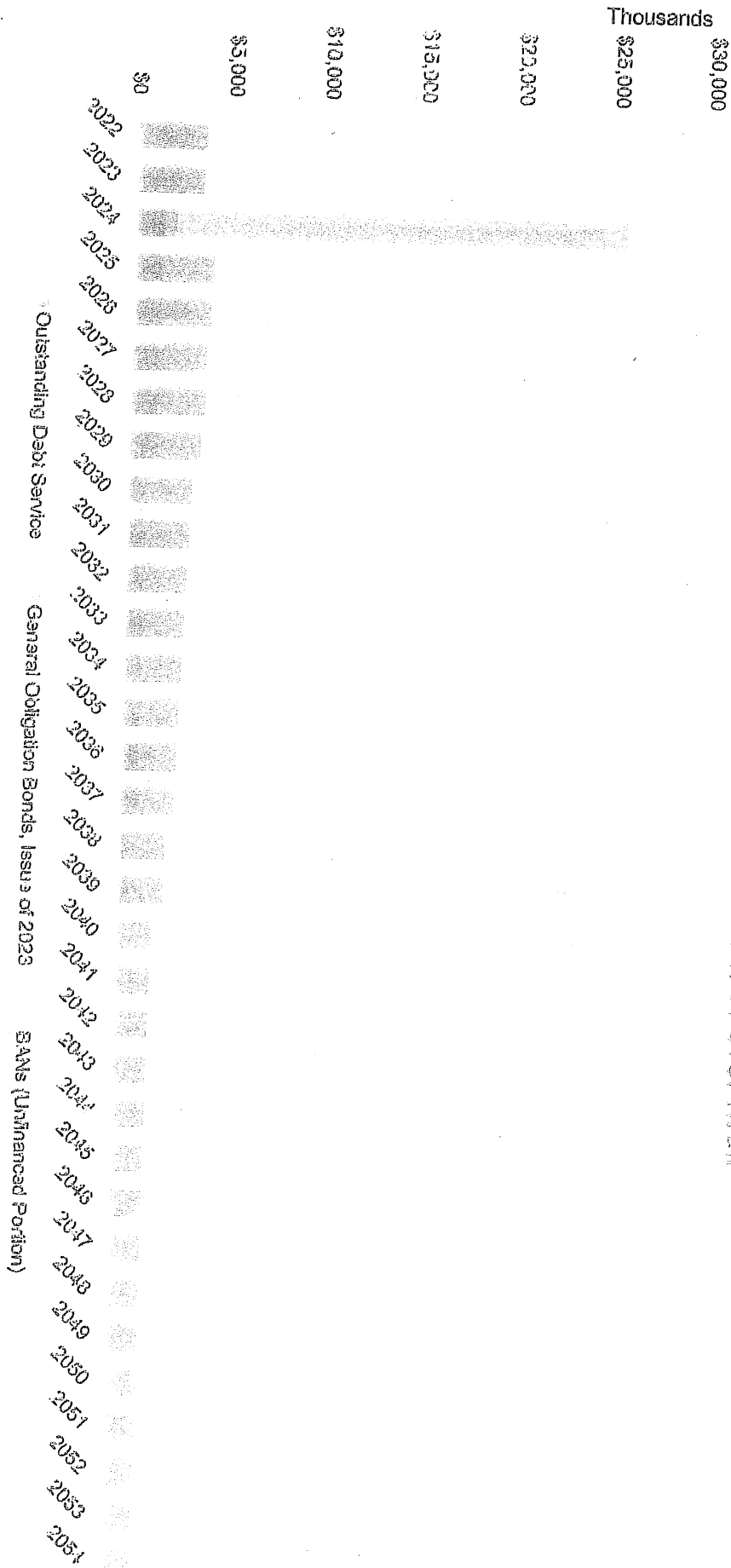
State  
Cromwell  
BANs

1 year 2023

# Projected Debt Service After Financing

In 2023, Cromwell would permanently finance the balance of the notes out for 30 years  
 The advantage of this structure is that it reduces the annual principal payments made by the Town

Projected Debt Service Profile - Town of Cromwell





# Projected Financing Results

The following tables display the projected results of the financing described on the previous slides.

The project fund generated by the BANs will be available to finance the project during the construction phase. Proceeds of the GO bond issuance will be used to finance the majority of the BANs due in Fiscal Year 2024. The remaining amount of debt service due on the BANs will be offset by state reimbursement and cash on hand.

This financing would result in a 10-year principal amortization rate of approximately 42.1%

Assuming no further issuance, the Town's 10-year principal amortization rate would increase to 50% in Fiscal Year 2027

Projected Financing Results		Bond Anticipation Notes		New Money Issuance	
Dated Date		10/18/2022		10/17/2023	
Final Maturity		10/17/2023		10/15/2053	
Arbitrage Yield		1.00%		3.43%	
True Interest Cost		1.00%		3.49%	
Data Assumptions		55,664,400		40,173,000	
Bond Proceeds		59,183,998		36,694,542	
Project Fund		59,033,998		36,491,200	
Total Interest		1,168,832		16,255,837	
Average Annual Debt Service		59,939,731		1,880,043	
Total Debt Service		59,773,232		56,390,837	

# Projected Financialing Results (cont.)

McN...

Year	Operating Cash Flow	Depreciation Expense	Income Tax Expense	Net Income
2022	3,530,250	-	-	3,530,250
2023	3,429,500	-	-	3,429,500
2024	1,460,575	-	-	25,397,894
2025	1,448,750	655,287	4,080,550	3,974,100
2026	1,409,300	2,631,800	3,798,800	3,802,300
2027	1,301,000	2,564,800	3,642,900	3,270,750
2028	1,371,500	2,497,800	3,101,800	3,021,100
2029	1,279,100	2,430,800	2,870,600	2,745,350
2030	973,950	2,363,800	2,804,850	2,363,700
2031	956,800	2,296,800	2,328,350	1,747,400
2032	939,000	2,229,800	1,707,200	1,668,750
2033	925,300	2,162,800	1,642,050	1,561,950
2034	913,100	2,095,800	1,508,550	1,481,850
2035	902,100	2,028,800	1,455,150	1,428,450
2036	889,950	1,968,500	1,401,750	1,375,050
2037	877,350	1,914,900	1,348,350	
2038	535,900	1,868,000		
2039	540,750	1,827,800		
2040		1,787,600		
2041		1,747,400		
2042		1,707,200		
2043		1,668,750		
2044		1,642,050		
2045		1,615,350		
2046		1,588,650		
2047		1,561,950		
2048		1,535,250		
2049		1,508,550		
2050		1,481,850		
2051		1,455,150		
2052		1,428,450		
2053		1,401,750		
2054		1,375,050		

23,282,032  
 Priced  
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 2 Units

Version

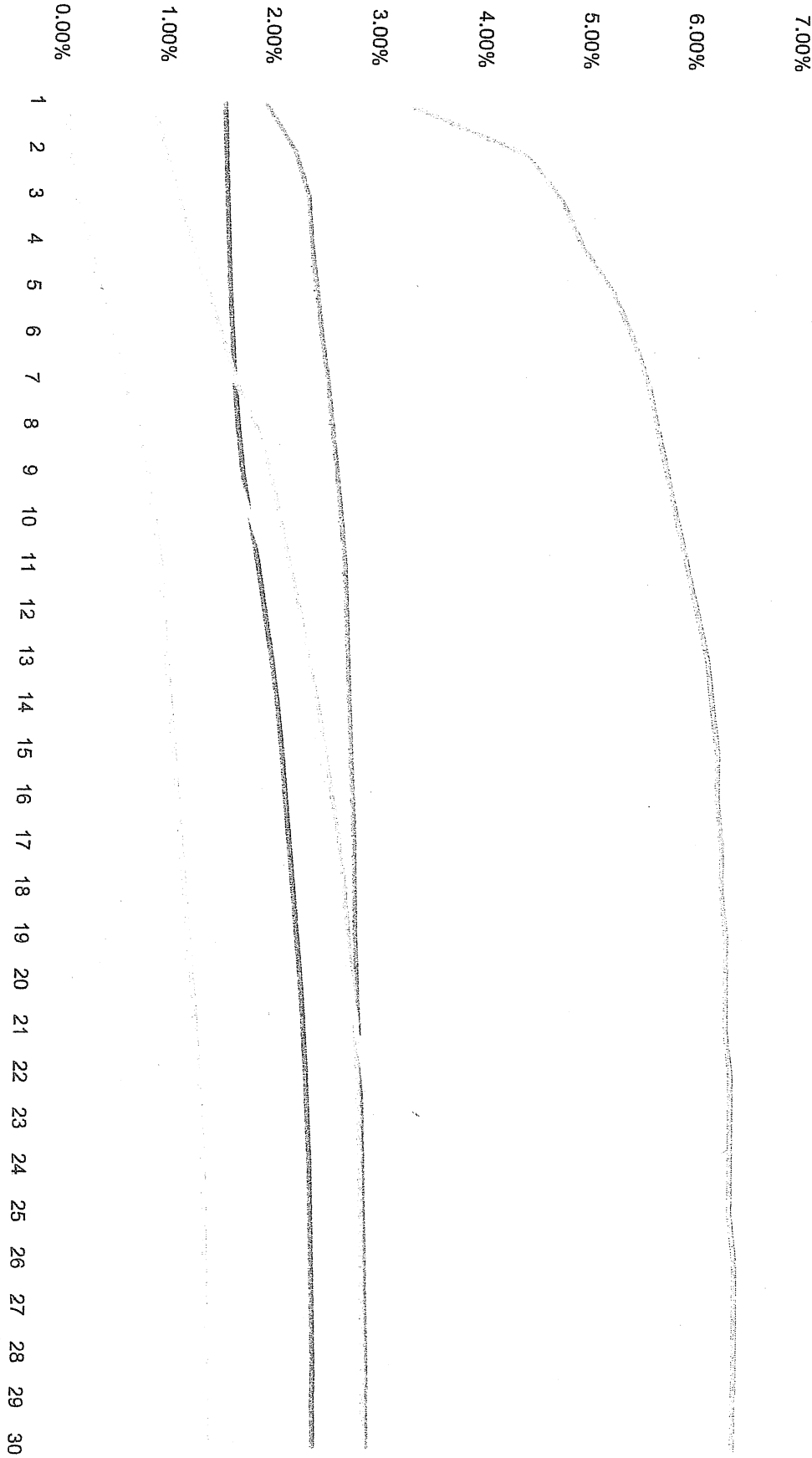
Topic II

# Yield Curve 30-Year Lookback

MEMORANDUM

## AAA MMD Yields

Today 1 Year Ago 3 Years Ago 5 Years Ago 10 Years Ago 30 Years Ago



Source: MMD Yield Curve

# Federal Reserve Policy Interest Rates for the First Three in Three Years

On March 16, the Federal Reserve announced that benchmark interest rates would be raised by a quarter point.

Fed Chairman Jerome Powell said he would consider raising rates by 50 bps at future meetings, and the Fed dot plot suggests 7 total hikes this year.

The Fed announced they are reducing the balance sheet but are not expected to announce specific reductions of the balance sheet until their next meeting in May.

The Fed also updated forecasts for various economic indicators, expecting:

The benchmark rate to rise to 1.9% by end of 2022 and to 2.8% in 2023

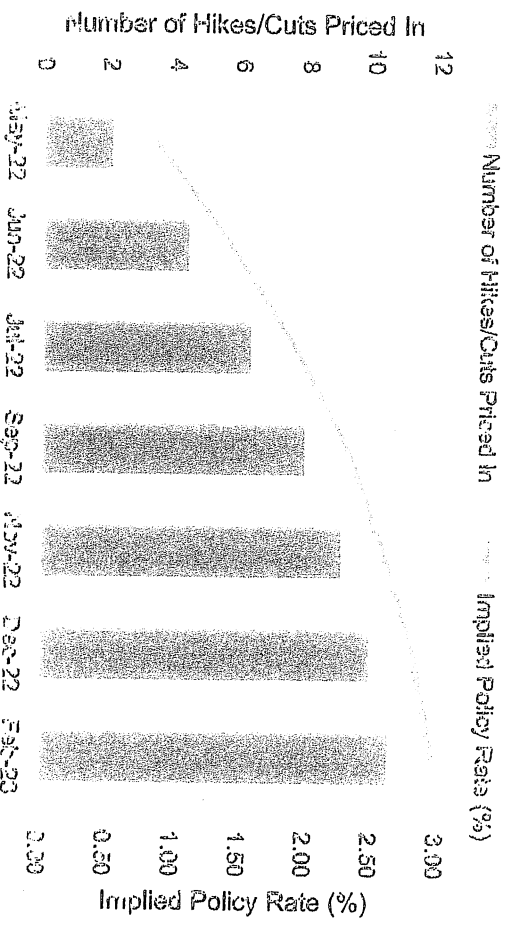
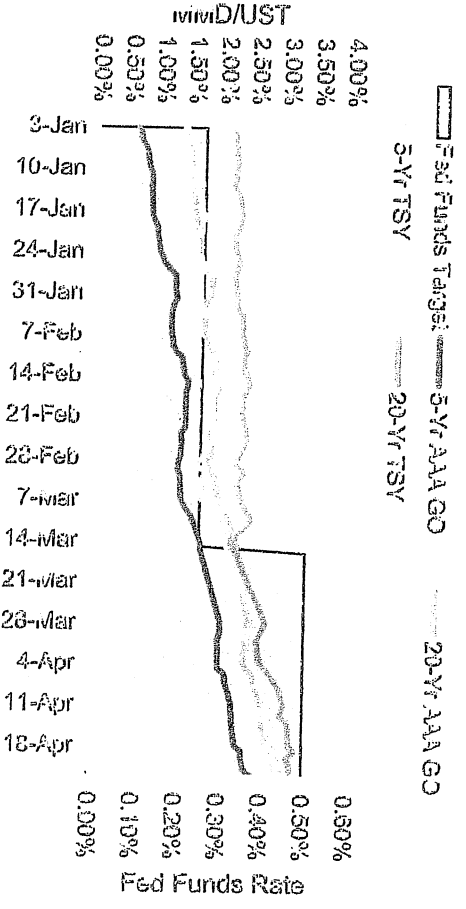
Inflation to be at 4.3% by end of 2022 and 2.7% in 2023

Unemployment to drop to 3.5% by end of 2022 through 2023

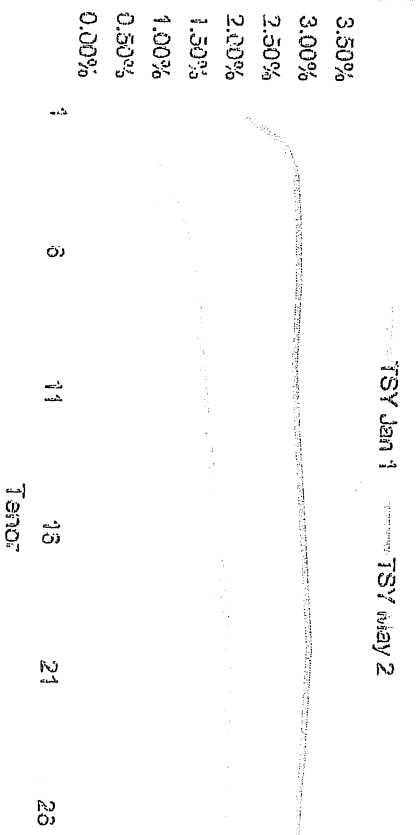
The U.S. economy grew at a median 2.8% this year, down from the 4% expected in December

With respect to the Ukraine Crisis, the Fed stated that "the implications for the US economy are highly uncertain, but in the near term the invasion and related events are likely to create additional upward pressure on inflation and weigh on economic activity."

Interest Rate Changes YTD



Treasury Rates Have Increased YTD, Especially Near the Short End of the Curve



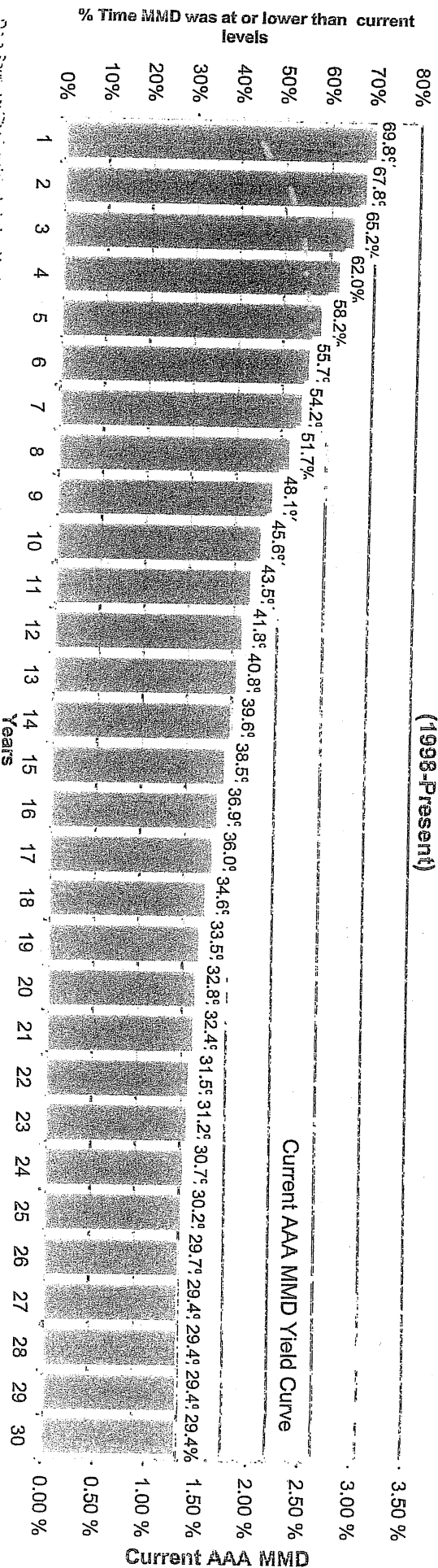
AAA MMD

History

### Movements in AAA MMD

Year	Current	1 Week Δ	1 Month Δ	3 Month Δ	1 Year Δ
5 YR	2.45	6	44	134	202
10 YR	2.72	6	50	127	173
20 YR	2.92	4	48	123	152
30 YR	3.05	4	48	120	146

### % of Time MMD Has Been At or Lower than Current Levels (1998-Present)



Source: U.S. Treasury Department, Treasury Yield Curve, Treasury Real Time Data

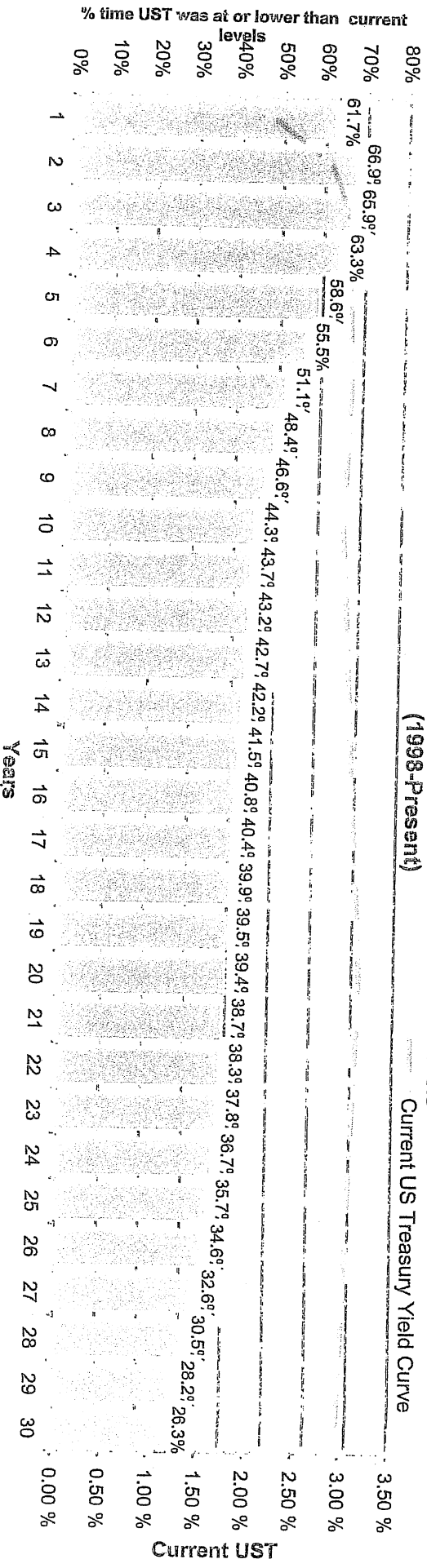
U.S. Treasury

10/1/01

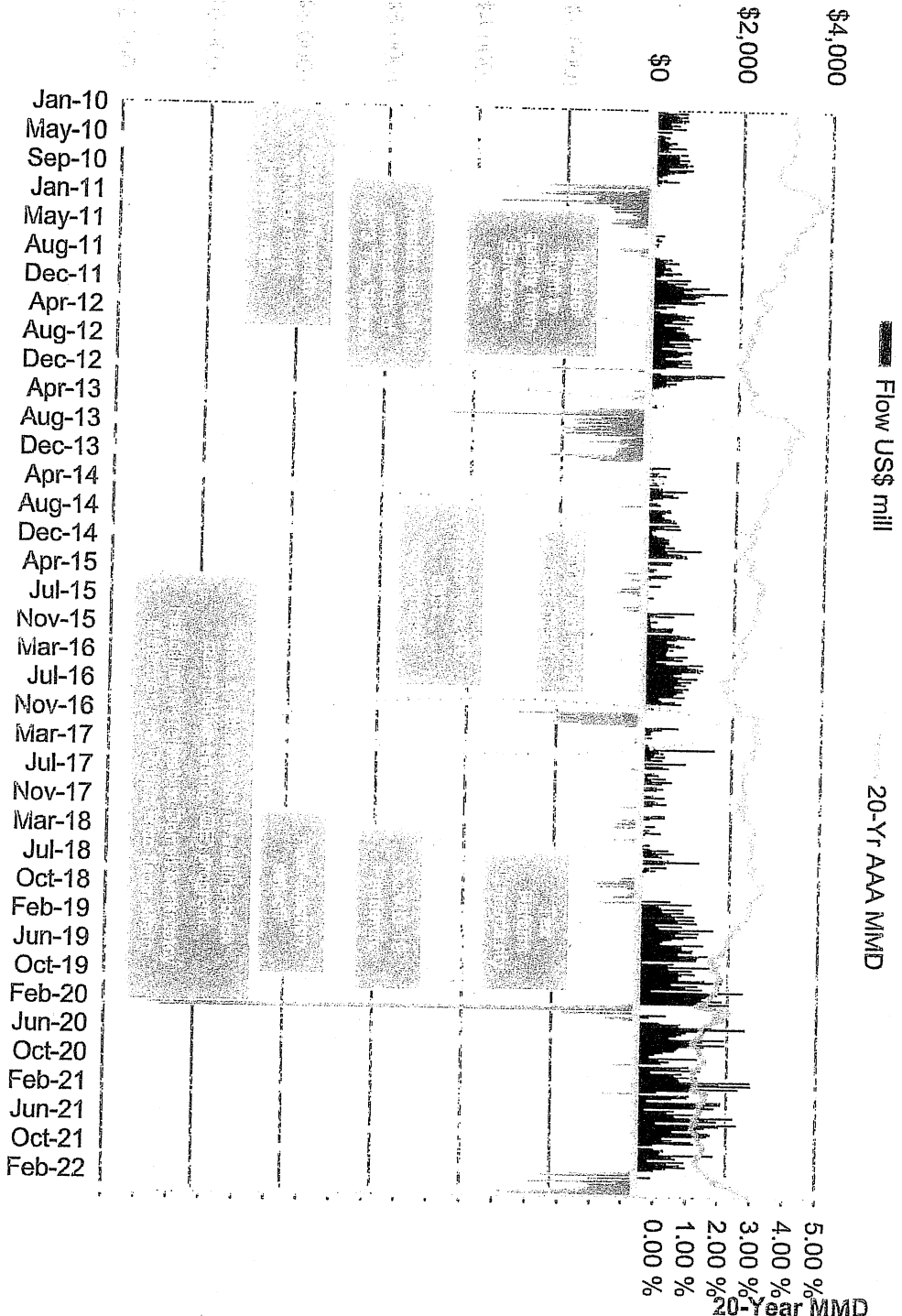
Movements in US Treasury

Year	Current	1 Year Δ	1 Month Δ	3 Month Δ	Year Δ
5 YR	2.92	-4	43	126	206
10 YR	2.89	-1	48	108	124
20 YR	3.14	2	46	97	94
30 YR	2.96	2	43	87	65

% of Time UST Has Been At or Lower than Current Levels  
(1998-Present)



# Municipal Bond Fund Flows and 20-Year MMD



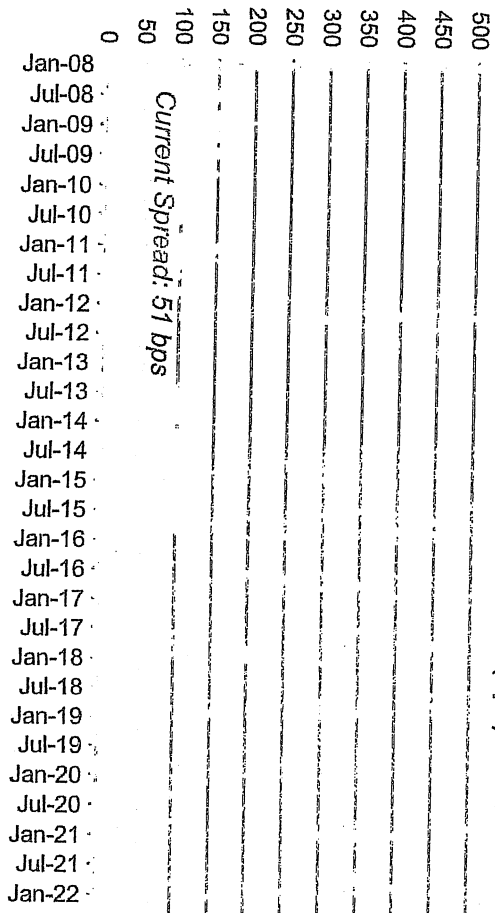
Trailing 16-Week Data			
Reporting Date	Weekly Fund Flow (\$MM)	20-Year AAA MMD	
1/12/2022	\$372.39	1.48%	
1/19/2022	(\$238.31)	1.53%	
1/26/2022	(\$1,704.89)	1.63%	
2/2/2022	(\$2,195.85)	1.68%	
2/9/2022	\$303.84	1.75%	
2/16/2022	(\$1,133.39)	1.93%	
2/23/2022	(\$164.00)	1.86%	
3/2/2022	(\$2,533.43)	1.80%	
3/9/2022	(\$489.54)	2.04%	
3/16/2022	(\$1,137.83)	2.26%	
3/23/2022	(\$1,100.49)	2.34%	
3/30/2022	(\$1,329.68)	2.44%	
4/6/2022	(\$1,962.81)	2.54%	
4/13/2022	(\$3,229.19)	2.68%	
4/20/2022	(\$3,044.60)	2.86%	
4/27/2022	(\$1,662.11)	2.90%	

As of 4/27/2022, reporting for 12/27/22  
 20-Yr AAA MMD is 2.90% (12/27/22) - MMD from 12/27/22 to 4/27/22 is 2.90%

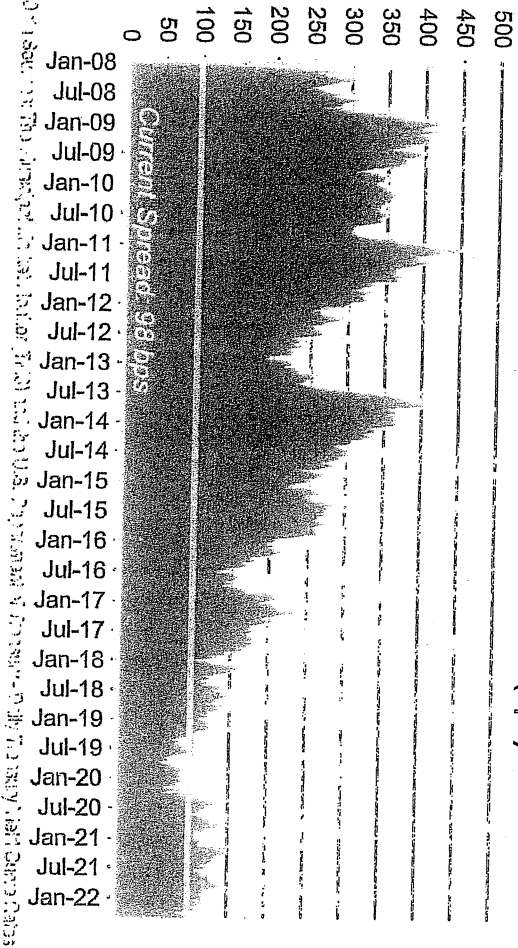


steepness

Difference Between 5Y and 1Y MMD (bps)

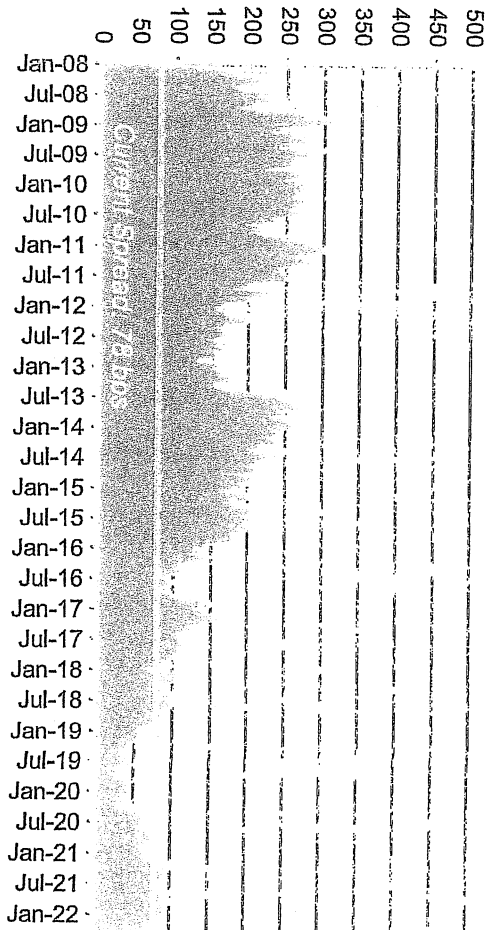


Difference Between 20Y and 1Y MMD (bps)

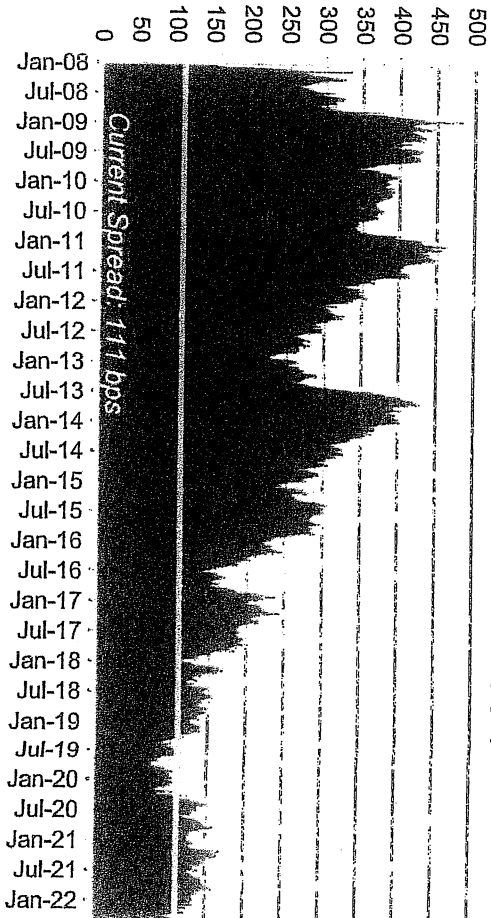


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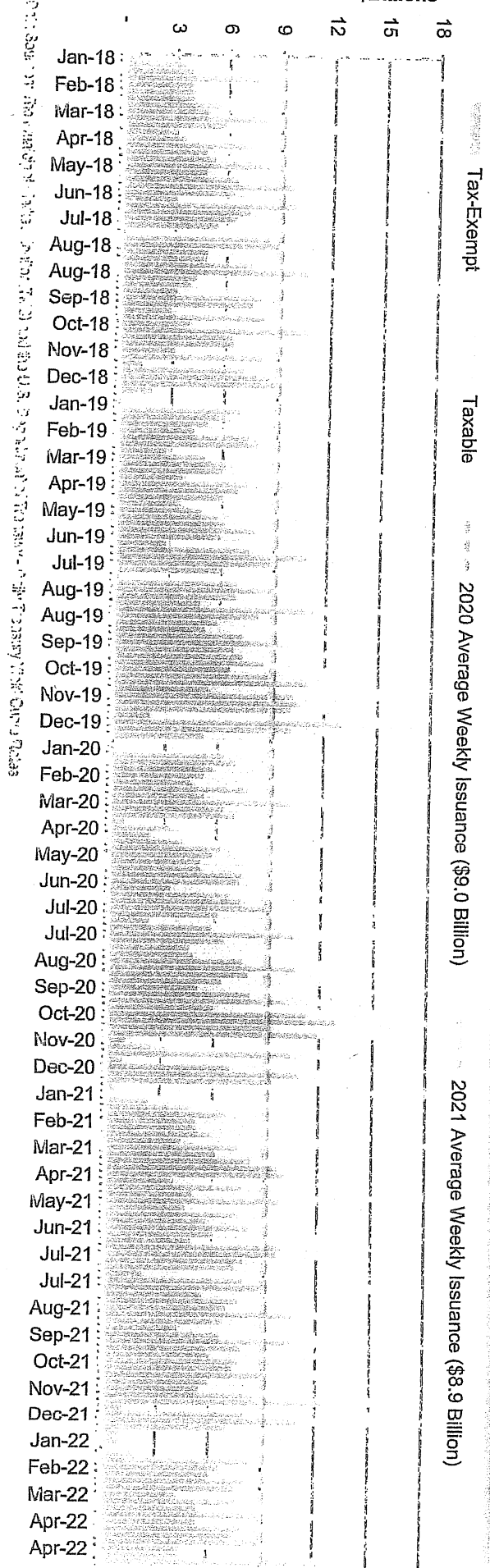
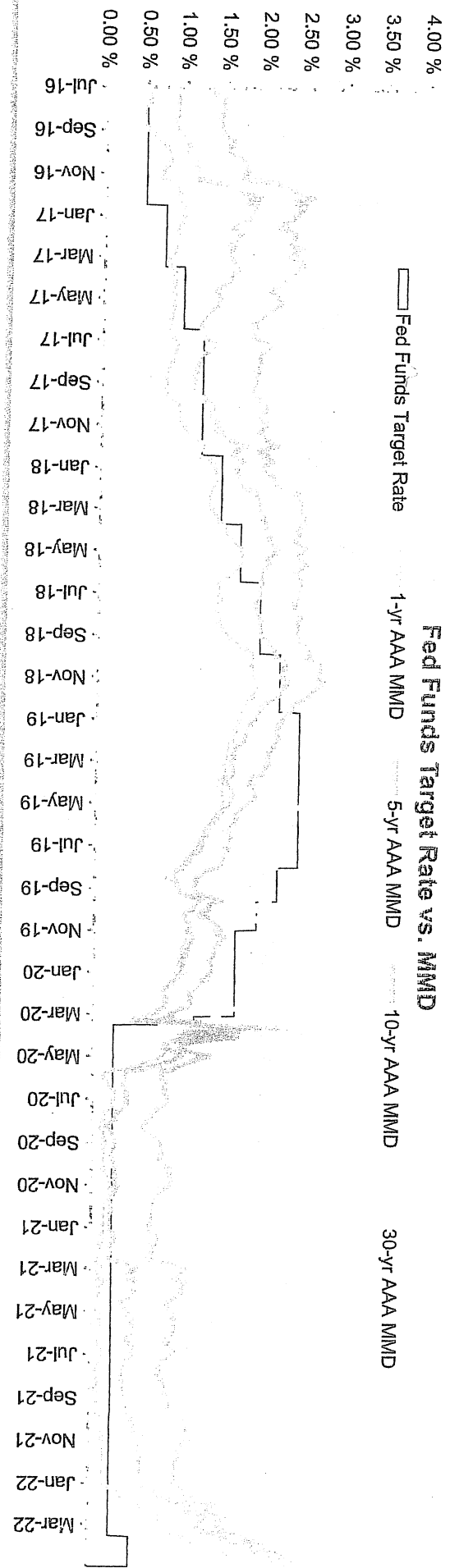
Difference Between 10Y and 1Y MMD (bps)



Difference Between 30Y and 1Y MMD (bps)



# State and National Municipal Bond Index



1949-1950

[illegible]

# MISSION

Pg 1

**RESOLUTIONS OF THE TOWN COUNCIL  
OF THE TOWN OF CROMWELL  
(May 11, 2022)**

**Item \_\_\_\_ New Middle School and Central Offices**

**RESOLVED,**

(a) That the Town Council recommends, and refers such recommendation to the Board of Finance for its consideration, that the Town of Cromwell appropriate FIFTY-EIGHT MILLION SIX HUNDRED FOUR THOUSAND FOUR HUNDRED DOLLARS (\$58,604,400) for costs of the planning, design, acquisition, construction, furnishing and equipping of a new middle school and central offices to be located at 6 Captain Mann Memorial Drive, including site modifications anticipated to include creation of an outdoor amphitheater, outdoor reading and lecture area, and parking improvements. (the "Project"). The appropriation may be spent for design, construction, acquisition, site improvements, demolition and removal of materials, installation, relocation, permitting and environmental costs, furnishings, fixtures, equipment, technology, materials, site improvements, architectural, engineering and other consultant fees, legal fees, net interest on borrowings and other financing costs, and other expenses related to the Project and its financing, including the preparation of schematic drawings and outline specifications for the Project. The Town anticipates applying to the State of Connecticut for school building project grants to offset in part the cost of the Project and anticipates that it will receive grants for the Project in the estimated amount of approximately \$22,113,200. The Cromwell Middle School Building Committee, which has been established by the Town Council, is established as the building committee with regard to the Project, and following consultation with the Town Council and the Town Manager, shall determine the final scope and particulars of the Project. The Cromwell Middle School Building Committee, following consultation with the Town Council and the Town Manager, may reduce or modify the scope of the Project, and the appropriation may be spent on the Project as so reduced or modified. The Town anticipates applying for and receiving a grant from the State Department of Education to defray a portion of the eligible costs of the Project.

(b) That the Town hereby declares its official intent under Federal Income Tax Regulation Section 1.150-2 that costs for the Project may be paid from temporary advances of available funds and that the Town reasonably expects to reimburse any such advances from the proceeds of borrowings in an aggregate principal amount not in excess of the amount of borrowing authorized above for the Project. The Town Manager and the Director of Finance/Treasurer are authorized to amend such declaration of official intent as they deem necessary or advisable and to bind the Town pursuant to such representations and covenants as they deem necessary or advisable in order to maintain the continued exemption from federal income taxation of interest on the bonds, notes or temporary notes authorized by this resolution, if issued on a tax-exempt basis, including covenants to pay rebates of investment earnings to the United States in future years.

(c) That the Town Manager and the Director of Finance/Treasurer are authorized to make representations and enter into written agreements for the benefit of holders of the aforesaid bonds, notes or temporary notes if authorized by the Board of Finance to provide secondary market disclosure information, which agreements may include such terms as they deem

Attachment 7  
Pg 2

advisable or appropriate in order to comply with applicable laws or rules pertaining to the sale or purchase of such bonds, notes or temporary notes.

(d) That the Board of Education and other proper officers of the Town designated by the Town Manager and the Director of Finance/Treasurer are authorized to apply to the Commissioner of Administrative Services and to accept or reject grants for the Project; and to enter into any grant agreement necessary to obtain such grants. Any grant proceeds shall be used to pay Project costs or otherwise be applied to the payment of the principal and interest on bonds, notes or temporary notes.

(e) That the Board of Education and other proper officers of the Town designated by the Town Manager and the Director of Finance/Treasurer are authorized to apply for and accept Federal grants to help finance the appropriation for the Project and to enter into any grant agreement necessary to obtain such grants. Any grant proceeds shall be used to pay Project costs or otherwise be applied to the payment of the principal and interest on bonds, notes or temporary notes.

(f) That the Town Manager, the Director of Finance/Treasurer, and other proper officers and officials of the Town are authorized to take all other action which is necessary or desirable to complete the Project and to issue bonds, notes or temporary notes and obtain other funding to finance the aforesaid appropriation, including but not limited to applying for and accepting grants and funds that may be available for the Project.

**FURTHER RESOLVED**, that the Project be referred to the Planning and Zoning Commission for review pursuant to Section 8-24 of the General Statutes of Connecticut.

\*\*\*\*\*