



TOWN COUNCIL
HYBRID MEETING – VIRTUAL AND IN-PERSON
May 5, 2025
Regular Town Council Meeting
Council Chambers

APPROVED MINUTES

1) CALL TO ORDER

Mayor Black-Burke called the meeting to order at 7:30 p.m.

Present: Mayor Nuchette Black-Burke, Deputy Mayor Darleen Klase, Councilor Mary Armstrong, Councilor Ronald Eleveld, Councilor Kristin Gluck Hoffman, Councilor Anthony King, Councilor Ojala Naeem, Councilor William Pelkey and Councilor Lenworth Walker

2) PRAYER REFLECTION

Councilor King led the group in prayer/reflection

3) PLEDGE OF ALLEGIANCE

Councilor King led the group in the Pledge of Allegiance.

4) PROCLAMATIONS AND AWARDS

- a) Proclamation designating May 4, 2025 - May10, 2025 as Small Business Week in Windsor

Councilor Naeem read aloud the proclamation designating May 4 – May 10 as Small Business Week in Windsor.

Patrick McMahon, Economic Development Director, introduced several small business owners to the crowd. He also stated that on May 8, 2025 at 4:00 PM at the Dudley Town Brewing Company there will be the grand opening of Saults Eclectic Cuisine. All are welcome to attend.

- b) Proclamation designating May as Older Americans Month in Windsor

Mayor Black-Burke read aloud the proclamation designating May as Older Americans Month in Windsor.

5) PUBLIC COMMUNICATIONS AND PETITIONS

Dennis Murray, 85 Pine Lane, stated he's been a resident of Windsor since 1988. He's seen many changes over the years. He's here tonight because he sees something that's reoccurring in the Town at the Price Rite shopping plaza. There are individuals that are there pretty much every day loitering and doing public drinking. He's seen public urination, drug use and dealing at this location. It's the same people. Yesterday there was one individual that was so intoxicated, he couldn't even stand up. He was leaning against the wall. He got arrested last week and is back at it again. Mr. Murray posted this issue on SeeClickFix many times. One Sergeant told him it was trespassing so trespassing tickets were handed out. The next step is that someone would get arrested. He doesn't see anything happening. How can you have children walking around in that area? They're smoking weed and playing music. He's witnessed right in front of Bloom's Liquor store at 6:00 PM two summers ago the guys urinating on the pole. There are some people that won't even go there at night. They were there yesterday all weekend. He's not sure what SeeClickFix does or where it goes once it is inputted in the system. He also discussed that a lady parked her SUV in the walkway of fire lane so she could buy some liquor. He suggested placing poles up at that location. Nobody cares about the signs. To him, this is a public hazard and it doesn't happen at any other plaza.

6) COMMUNICATIONS FROM COUNCIL MEMBERS

Mayor Black-Burke stated it has been a very busy April for all the Councilors. She thanked the Councilors for getting them through all of the budget deliberations. She shared that on April 27th, the Trap Rock Ridge Conservancy had their grand opening of their tree trail at the Hawk Hill farm. It was a great event that she was able to attend along with Patrick McMahon, our Economic Development Director. Later that day, they headed over to the Oliver Ellsworth Homestead where they had a re-grand opening and a volunteer appreciation event. They are doing extensive renovations over there as well. It was great to see what they could do with state dollars and the money that the town agreed to give to them for those renovations as a Council. They are always looking for visitors as well. So if you have the time, please visit. On April 29th, the Office of Family and Community Partnerships along with Windsor Public Schools hosted a volunteer appreciation event for family members and anyone who has volunteered in their school building. It was a nice event. She gave a shout out to the Office of Family and Community Partnerships under the direction of Dr. Mallery and Gianna Gill. They did a great job presenting that. She just wanted to thank everyone involved in those three events.

Councilor King wanted to thank everyone for coming out tonight to speak. He appreciates whenever the public does that. Just to remind everyone, we do have a lot of cool things going on this week including the referendum on Tuesday, May 13th.

Councilor Eleveld stated they had an exciting last several weeks with the Shad Derby and it culminated on Saturday night with the coronation ball. It was well attended by Councilors

as well. It was a wonderful evening and several of our board members also attended. He's glad they are back to their regular schedule of Town Council meetings.

Councilor Naeem said Saturday was the rescheduled Wilson/Deerfield cleanup event. She thanked everyone that came out to that, along with folks from the town that were there. It was a great turnout. It's always wonderful to see folks from the community come together and just work together to beautify our community. She did get to attend the Shad Ball which was great. She hopes we can continue to have these types of events. Our budget reflects the importance of having these events. She congratulated the Queen's Court and the Shad Derby Queen, Hannah Donzella. She wants to say Happy Mother's Day to those celebrating next week.

Councilor Pelkey stated regarding the Wilson/Deerfield cleanup, we had beautiful weather. There were approximately 50 individuals of all ages there. He thanked those that came out to the event. We did have some of our town staff and Councilors there as well. He thanked Flavia Rey De Castro for putting the event together. She deserves a ton of credit for making that community just that much better looking as do all our volunteers. He attended the Hayden Station pancake breakfast a couple of weeks ago that was put on by volunteer firefighters, which is one of his favorite events. It's a great way to meet people and mingle with them. He wished all the firefighters a belated (because it was yesterday) International Firefighters Day. He wanted to thank them for all the work they do for our community. If anyone is interested in joining, get in touch with the town hall or get in touch with one of the Councilors. You can also go to windsorfire.org for more information.

Councilor Armstrong thanked all the people that came out last week, virtually and in person for the budget meetings. She thanked the staff as well. Everything was well done and well prepared. Don't forget to get out and vote because your vote is your voice. Do your research. We have information that is available on the web regarding the budget. She's happy that they had a proclamation for Older Americans this evening. It's always good to celebrate all our community, along with those that have small businesses. There are many small shops in Windsor, so get out and support them if you can. This is the season for allergies. Wear your mask, and be careful. She commended the Public Works department for all the work they do to beautify the town.

Councilor Gluck-Hoffman said as Councilor Armstrong stated, she thanked the Public Works crew for their work in keeping the town looking beautiful. Shad Derby is culminating on May 17th. On May 19th, the Jaycees host the Sheila Schmidt event over at Washington Park. On May 10th, on the town green is the Lion's Craft Fair and then it all culminates on May 17th. One of the things she wants to mention is about the Shad Derby Ball on Saturday was the topic of the essay. It was about volunteerism in our community. Every one of them gave us an incredible idea of how to bring volunteerism to a positive place in town. Town Manager Souza and his wife Lisa were there in attendance as well. They spoke about it after the event that they needed a chat with these young ladies. Maybe a round table with all of them there, along with some folks from town and maybe the heads of some organizations. Just to hear their ideas. She thinks they are our future organizations.

Deputy Mayor Klase stated she was able to attend the Veterans Appreciation event. She thanked all the folks that put it on. It was a really great event. She wants to thank everyone that came out to speak. We do follow up on your comments and she wanted to ask that people mind their speeding as the weather gets nicer. There are posted speed limits, so try to keep in touch with those and be safe.

Councilor Walker said he is so happy that the Shad Derby ball went off as well as it did. He knew with Councilor Gluck Hoffman's involvement in it that it would be fabulous. Unfortunately, he had a conflict and he couldn't go as it was the 75th anniversary of the West Indian Social Club of Hartford as well. He is an officer of that organization. He gave his congratulations to them. They have done a lot and Windsor has many West Indians that are descendants of esteemed farm workers living here. The Republican caucus met and voted against the Board of Education proposed budget and they voted against other things within the budget. They didn't do that because they didn't want to support their schools, they actually do support good quality education. The issue is affordability. People are complaining that the significant increases will cause a lot of folks, especially seniors, to sell their homes and move out of town. He thinks we need to do more for them, not just the seniors but the younger families as well. It really boils down to can people afford it. He believes they have made cuts along the way, but they need to sharpen the scalpel some more and do a lot more. This budget is now going to the people to vote on and they're going to ask people to vote 'no' because we need to have Windsor be much more affordable.

Councilor Eleveld stated the listing of winners of the Shad Derby.

Mayor Black-Burke stated that she wanted to publicly give a big thank you to the West Indian Social Club for their award on community leadership. She did receive that award and it meant a lot to her as a Councilor. Her father migrated here via a farm work program and what a life he established for her and her sister.

Councilor Naeem wanted to follow up about a point that Councilor Walker made about the upcoming referendum and the budget along with the need for cuts. She agrees with him. We did hear from everyone that affordability is important and that is why, especially for our seniors, we passed and included in the budget the increase of the senior tax credit match to 150%. What she didn't hear from Councilor Walker was how do we go about making it more affordable? She did not hear that during budget deliberations, and she did not hear that tonight. But she'll tell you. She's taken a look at that budget through and through. The only way we cut more and make things more affordable is by taking away very critical services such as senior lunches, our public libraries, or the amount of teachers that we have to support our students. So it's very easy to say we need to cut and we need to save more money, but she's not hearing how we go about doing that. She's looked at how we go about doing that, and she believes that to make a significant impact and dent at the average taxpayers bill, it will be detrimental to the quality that this town provides. So she appreciates the commentary, but you know we're always here to listen and learn more

about how we can work together to make our town more affordable and a better place for all of our residents.

7) **REPORT OF APPOINTED BOARDS AND COMMISSIONS**

a) Board of Education

Mr. David Furie, President of the Board of Education, gave the following report:

- The Windsor High School Class of 2025 Commencement will take place on Tuesday, June 10, 2025 at the Bushnell Performing Arts Center at 6:30 PM. Town Council members will receive additional information regarding graduation and other year-end events via the WHS principal's office. The last day of school for student's Pre-K to Grade 11 will be Monday June 9, 2025. The last day for teachers will be Tuesday, June 10, 2025.
- The Board of Education, through a proclamation at its April 8 meeting, declared its appreciation to the district's teaching staff and proclaimed the week of May 5 - May 9 as Windsor Teacher Appreciation Week. The Board will host a special breakfast for teachers and staff at each school location throughout the first two weeks of May. We hope Town Council members and members of the community will reach out to a teacher(s) and express their appreciation for their dedication to the students of Windsor Public Schools.
- On April 24, 2025, the National School Boards Association (NSBA) announced that Leonard Lockhart, Windsor Public School's Board of Education Secretary, would be President-elect for the 2026/2027 school year. He will be working closely with the current president until he takes office next year. As he takes office next year, he will be finishing his second year as CABA president.
- Windsor Public Schools launched a new speaker series in April named, "The Plug", which is made possible with a Windsor Chamber of Commerce E2B (Education to Business) grant. The kickoff event recognized Amazon with WPS' OFCP Office of Family and Community Partnerships Partner of the Year Award.
- The WHS National Honor Society Induction Ceremony was held on Thursday, April 24. President Furie congratulated the new inductees. Dr. Abdel-Hady was pleased to announce the three superintendent awards given in honor of three previous superintendents: Daniel Howard Scholar is Samuel Garcia, Dr. Earle S. Russell Scholar is Amanda Eneh and the Paul J. Sorbo Scholar is Victor Alexander Montilla.
- The WHS Music Department participated in the Music in the Parks Adjudicated Festival in Jackson, New Jersey. The following awards were received:
 - **Chamber Choir**- 1st Place with a rating of Superior

- **Gospel Choir**- 1st Place with a rating of Superior
 - **Gospel Choir**- Overall Choral Ensemble Award (ensemble with the highest score rating)
 - **Emily “Kiki” Romero-Lewis**- Most Outstanding Vocal Soloist Award
 - **Maya White (Keyboard) and Jayden Dailey (Drums)**- Most Outstanding Accompanists Award
- Congratulations to our seniors who have signed to play athletics at a college/university next fall:
 - Imanuel Cox- Football- Assumption University
 - Hannah Donzella- Track- Hofstra University
 - Sydney Hicks- Softball- Nichols College
 - Ja'Veon Jones- Football- Southern Connecticut State University
 - Brady Kelly- Baseball- University of St. Joseph
 - Jaden Langford- Football- Central Connecticut State University
 - Cashmire Lewis- Football- Bowling Green State University
 - John Manning- Football- Central Connecticut State University
 - Ryan Mays- Track- Eastern Connecticut State University
 - Anthony (AJ) Pagano- Boys Soccer- American International College
 - Lucas Pearce- Track- Central Connecticut State University
 - Ryleigh Phillips- Girls Soccer- Southern Connecticut State University
 - Olivia Rosario- Girls Soccer- Rivier University

The Board of Education's next meeting will be Tuesday, May 20, 2025 at 7:00 PM in the board room at L.P. Wilson.

Dr. Hill's next coffee talk will also be on Tuesday, May 20th, at 4:00 PM at Bart's. The instructional service team will be showcasing a surprise project viewing for the community at that time. Please RSVP for the event on the district website. The Board of Education has not yet been told what that exciting news is.

Councilor Gluck Hoffman stated she was glad that Mr. Furie had read all the names. In her hometown, they used to put a listing of every student graduating and the school they were attending or community college, whatever it was. Has that ever been thought of? Has it ever been a thought to put it in the local paper? Mr. Furie stated he is not aware but he can inquire through Dr. Hill to Dr. Parker about whether or not they had considered doing that or not. Councilor Gluck Hoffman said it would be nice to see everyone's names and then where they're attending school or where they're planning on doing sports. It was always a big deal in her town to open up the paper and find that information in it. Mr. Furie said even when they had the scholarship awards his wife usually always writing down who is going where, because we don't have that kind of list. He will inquire about that.

Councilor Armstrong commented that she's very happy and proud of the students. They should be commended for the education they're getting from the Town of Windsor. She

thanked Mr. Furie for presenting their names. She's sure they would appreciate that as well. She thanked him for his service.

Mayor Black-Burke stated that you could hear the choral department of music this Thursday, May 8th. They will be in concert at Windsor High School. You'll want to get there early as it's usually a packed house.

b) Economic Development Commission

Randy Graff, Chair of Economic Development Commission, gave the following report:

Commission Activities for the Last Year

Day Hill Corporate Area Planning Study – The Commission discussed the study on four occasions – 1) prior to consultant engagement, 2) at the launch of the study to discuss community and stakeholder outreach efforts, 3) upon completion of the market analysis to review and discuss findings, and 4) near the end of the study to review and discuss consultants overall study findings and recommendations.

Windsor Center Tax Increment Financing District Annual Budget – The Commission/TIF Advisory Committee reviewed the proposed TIF budget and recommended uses of TIF funds for First Town Downtown, Windsor Arts Center and for pavement improvements on Constitution Way from the CVS to Selig's and the Mechanics Street lot along the rail line.

90 & 92 Deerfield Road – The Commission has monitored the status of the former Stanadyne property through its purchase by IRG and subsequent \$2.2M brownfields grant secured through the efforts of the Town.

Priority Redevelopment Property List – the Commission reviewed the list and made recommendations for amendments including adding 1 & 10 Targeting Centre.

Annual Business Breakfast – The Commission co-sponsored with the Chamber of Commerce a very well attended business breakfast in March at the Hilton Garden Inn. The speaker was Anthony Anthony, Connecticut's Chief Marketing Officer who presented the Make It Here Campaign and state tourism efforts.

Bradley Development League Spring Gathering - Town staff worked with the Bradley Development League in hosting a Spring Gathering at Dudleytown Brewing. John Bordeaux, President and CEO of AdvanceCT – the state's business recruitment and retention arm – spoke at the event. The second annual BDL Day at the State Capitol is planned for May 28th.

Key Economic Development Activity for the Year

During the last year, some of the key development activities in town include:

Baker Hollow Road Construction - Baker Hollow Road to Marshall Phelps Road was completed opening up additional acreage for development.

Baker Hollow Logistics Center – completion of a 185,000 SF flex industrial building for Marvin Windows.

Noble Gas - completion of first phase gas station/convenience store with future phases of corporate office and banquet facility planned as part of Great Pond development

144-152 Broad Street – construction underway for a phased redevelopment of the former Arthur's Plaza in Windsor Center that will include 120 apartments and over 6,000 SF of commercial space.

Bowfield Green – construction underway for the redevelopment of 109-125 Poquonock Avenue to include 77 housing units and 6,991 SF of ground-floor commercial space.

450 Bloomfield Avenue – Zoning approval for 201-unit multifamily development at exit 37 off Interstate 91.

Villages at Poquonock – Zoning approval for 192-unit multifamily development in the Poquonock Village.

29 Windsor Avenue – Zoning approval for a first phase gas station/convenience store and car wash. Second phase expected to be retail.

Small Business Assistance – town staff assisted in the opening of Loft 147, The Alchemist beauty salon, Haircraft 75 and the relocations of Likkle Patty Shop and Giovanni's.

Education to Business Initiative – the town has provided American Rescue Funds to the Chamber of Commerce to help facilitate an initiative to connect Windsor Public Schools with area businesses to expose student to a range of career options.

Mayor Black-Burke had a question about the Villages at Poquonock. She knows that a few years back we did build out the villages at Poquonock. Is this in addition to the structures that are already there, the 192 unit multifamily development? Town Manager Souza stated the original concept for Poquonock Commons was to include the single family and townhome houses that you see constructed. Those are pretty much 100 built out. That concept also included multi-story apartment buildings. So recently there was a reapproval of an adjusted site plan for those multifamily units which if you drive into that neighborhood is to the right, to the north of where the town homes were constructed. Mayor Black-Burke thanked Town Manager Souza for the clarification.

Councilor Naeem asked Mr. Graff if he could share with them what are the goals and priorities of the Economic Development Committee as we look at the coming 12-18 months. Mr. Graff stated they hope to be as pro-active as possible when something comes forward. We currently do not have any requests for incentives from the town, which is one of the major things we do when we do our review. That's probably the most time consuming. One of our concerns, of course, is how the Day Hill corporate area planning study is accepted and how its recommendations are approved by the Council. One of the

major concerns that we have is with the corporate office vacancy rate in town. This is not only happening in Windsor, but throughout the area. It's an ongoing problem along with how those buildings might be reused. One issue with many of these buildings is the age and their ability to be renovated for different use, whether it be for housing or some type of recreational activity. We will continue to monitor those activities that are going on and those partials that have been designated as concerns in terms of getting them developed.

Councilor Naeem said to follow up on the Day Hill Road corporate area planning study, should we expect to hear some recommendations from the Economic Development Commission in terms of what comes out of that study and what you think we should be looking into. Mr. Graff stated they will listen to their suggestions, recommendations and evaluation of the different areas of the corporate area. There are certain areas that might be developed in certain ways that could be beneficial and be applicable. The other concern is that it's not going to be an easy transition for some of these corporate areas that are no longer as occupied as they once were. Town Manager Souza added that we will look at setting some overall focus areas in kind of their spring meeting timeframe. But clearly as Chairman Graff mentioned, the Day Hill corridor study will be high on the priority list, particularly in the area of any kind of financial incentives and policy changes that the Town Council may need to consider. Staff envisions bringing a variety of options and alternatives to get feedback from the Economic Development Commission which ultimately will come to the Town Council. That's probably one of the biggest tasks that the Economic Development Commission will have before them as we move through the next fiscal year.

Mayor Black-Burke is also wanting to hear what's happening next? What is the focus? Where can the public find that information or where can they find what the goals are for next year for the Economic Development Commission? We know that it's the Day Hill study, but how is that information codified for the public? She knows that the Council hears about it, but can that be placed somewhere? Town Manager Souza stated the Economic Development Department has a website. He will say the Economic Development Commission is an advisory commission. A lot of this is driven, not just by the Economic Development Commission, but also by what the private sector is working on. The focus area the Town Council has set for him as Town Manager has been the Day Hill corridor as we continue to grow the grand list through how we transform the corridor to meet today's marketplace as well as continued focus on small business development and enhancement of Town Center and the Wilson neighborhoods. But that information can be found on the website.

c) Board of Assessment Appeals

George Bolduc, Board Member, Windsor Board of Assessment Appeals, gave the following report:

The Windsor Board of Assessment Appeals met on the following dates:

March 8, 12, 20 and April 16, which resulted in the following Assessment changes:

Category	# Appeals	\$ Assessment	\$ Reduction	% Reduction
Residential Real Estate	8	\$2,011,730	\$10,920	0.54 %
Comm/Ind Real Estate	5	\$81,447,210	\$ -	-
Personal Property	3	\$403,452	\$321,993	79.81 %
Motor Vehicle	2	\$17,490	\$ -	-
Total	18	\$83,567,158	\$332,913	0.40 %

- 97% of reductions from Personal Property is attributed by a single personal property account that did not file their 2024 Personal Property Declaration.

Deputy Mayor Klase wanted to thank Mr. Bolduc and the Board for all the work they have done. She knows that it's a lot to hear all the appeals that they hear. She appreciates their volunteer time on that effort.

8) TOWN MANAGER'S REPORT

Community Budget Forums

Community budget forums sponsored by the League of Women Voters and CT Votes will be held on the following dates and locations. Town Manager Peter Souza and Board of Education Superintendent Terrell Hill will provide the latest budget information and answer questions from residents.

- May 6, 2025 – 6:30 PM - 330 Windsor Avenue Community Center
- May 7, 2025 – 6:30 PM – Poquonock School
- May 8, 2025 – 10:00 AM – L.P. Wilson Community Center/Senior Center

For questions or more information on budget forums, call 860-285-1835. For more information on the Town Council proposed budget, please go to <https://townofwindsorct.com/finance/town-budget/fy26/>

Annual Budget Referendum

The town's annual budget referendum is Tuesday, May 13th. All polling locations will be open from 6:00 AM to 8:00 PM. If you're unsure where to vote, you can easily check for your polling location on our website at www.townofwindsorct.com.

Absentee Ballots are available in the Windsor Town Clerk's Office during regular business hours, Monday - Friday from 8:00 AM - 5:00 PM. The deadline to request an absentee ballot is the day prior to referendum. Absentee ballot requests on the last day must be in-person at Town Hall. For additional information, please call the Town Clerk's Office at 860-285-1902.

For more information on the budget, go to: <https://townofwindsorct.com/finance/town-budget/fy26/>

Plan of Conservation and Development Focus Group meeting

Come join us at the Plan of Conservation and Development (POCD) Focus Group on Cultural and Historical Resources, Thursday, May 8, at 7:00 PM at the town hall. Do you care about Windsor's historic sites, museums, arts and cultural events? Join the conversation and give your thoughts and ideas to help shape the future of cultural and historical resources in our community. The POCD is a strategic guide for managing growth and preserving valuable resources within the Town of Windsor. The plan is updated every 10 years. For questions, please contact Todd Sealy at 860-285-1981 or go to <https://plan.windsorct.com/>

Spring into the Summer of 10,000 Flowers at The Bean

The Town of Windsor invites the community to a special spring pop-up event for the Plan of Conservation and Development (POCD) on Thursday, May 15th from 3:00 PM to 6:00 PM at The Bean @ 226. This casual, drop-in event offers a chance to learn about the POCD—a 10-year plan that will guide Windsor's growth in key areas such as transportation, open space, housing, schools, parks, and community services. Town staff will be available to answer questions and gather feedback from residents. First Town Downtown will be on hand with a preview of this year's farmers market, summer concert series, and a raffle featuring gift baskets with Windsor swag and discount coupons for the Farmer's Market that begins in June. The Bean @ 226 has created a signature sunflower-themed drink especially for the event. Attendees can also pick up a free packet of sunflower seeds—part of a community-wide effort to grow sunflowers alongside the development of the POCD—and snap a photo at the sunflower-themed booth. Stop in for fun and a great opportunity to give your thoughts on how Windsor should grow and change in the future.

River Street Solar Project - Update

Verogy, the private solar facility developer, is anticipating starting construction of the state approved solar facilities on River Street this week pending final permit approval and weather conditions. Verogy indicated to town staff recently they were in the process of notifying all neighboring property owners about the construction schedule.

Win Wag Photo Contest Began May 1st

To help promote annual dog licensing efforts, the annual Win Wag Photo Contest began on May 1st. The photo contest is free and open to all Windsor residents. The entry period for the contest began on May 1st and will end at noon on May 14th. The public voting period begins May 16th and ends May 30th at noon. This year's contest has eight categories: Top Dog, #1 Puppy, Best Smile, Best Athlete, Community Ambassador, Town Employee Mascot, Most Spoiled and Judges Choice. The winning entries determined by online public voting through our website, winners will be announced on June 3rd. Please call 860-285-1902 if you have any questions. For more information regarding the contest, go to: <https://forms.windsorct.com/winwag-contest/>

Public Works Open House

You're invited to celebrate National Public Works week and meet the amazing crews who take care of our community at the Open House on Thursday, May 22, from 3:00 PM – 6:00 PM at the Public Works facility located at 99 Day Hill Road.

Step into large equipment, go for a ride in a plow truck, take a tour of the facility and learn more about what goes on behind the scenes at the Public Works facility. Staff will be grilling and serving hot dogs and beverages for all in attendance. For more information, contact Public Works at 860-285-1855.

The Healing Space

On Friday, May 9th, from 6:00 PM to 8:00 PM, the Windsor Social Services and Youth Services Department will host *The Healing Space*, an event designed to promote mental wellness for individuals of all ages in a relaxing environment. Activities will include creative arts, music and movement, vision board creation, music therapy, and more. The event will take place at the Windsor Community Center (330 Windsor Ave), with registration opening at 5:45 PM. The cost is \$10 per person--includes dinner. This event is open to Windsor residents ages 5 and up. To register, visit bit.ly/thehealingspace (scroll down to Enrichment) or call Windsor Youth Services at 860-285-1839.

Town Manager Souza stated that he will be following up with both the Police Department and property manager relative to the comments that were made earlier during the first public comment session to see if we can make some progress on the issues that were raised by the resident.

Councilor Armstrong asked if Town Manager Souza can repeat the information about the healing space. Town Manager Souza said the healing space is a program that's going to be this Friday evening from 6:00 PM – 8:00 PM at the 330 Windsor Avenue Community Center. It is sponsored by the Social Services Department and the Youth Services Department and there will be a variety of different activities and information related to mental health and mental wellness. The phone number is 860-285-1839.

9) REPORTS OF STANDING COMMITTEES

Town Improvements Committee – Deputy Mayor Klase – nothing to report.

Finance Committee – Councilor Naeem – nothing to report.

Health and Safety Committee – Councilor Armstrong – nothing to report.

Joint Town Council/Board of Education Committee – Deputy Mayor Klase – nothing to report.

Personnel Committee – Deputy Mayor Klase – nothing to report.

10) ORDINANCES - None

11) UNFINISHED BUSINESS - None

12) NEW BUSINESS

- a) Set a Public Hearing for June 2, 2025 at 7:20 p.m. to solicit public comment on applications for participation in the Neighborhood Assistance Act (NAA) Tax Credit Program

MOVED by Deputy Mayor Klase, seconded by Councilor Naeem that a Public Hearing be set for June 2, 2025 at 7:20 p.m. to allow for public comment on applications submitted for the Neighborhood Assistance Act Tax Credit program administered by the Connecticut Department of Revenue Services.

Patrick McMahon, Economic Development Director, stated the Neighborhood Assistance Act (NAA) Tax Credit program, established by the Connecticut General Assembly, offers municipalities and tax-exempt, non-profit organizations an opportunity to enhance their fundraising by providing state corporate tax credits to eligible donors. Corporate donors receive a tax credit equal to 60% of their contributions. Contributions for certain energy conservation projects may earn a 100% tax credit.

Town staff is once again soliciting applications from NAA-eligible organizations by way of direct email and press releases. Projects for the 2025 application round must be submitted to the Office of Community Development by close of business on May 21, 2025. Applications must be approved by the governing body of the town after conducting a public hearing. Therefore, staff is requesting the required public hearing be set for the evening of June 2, 2025 and that the list of submitted and eligible applicants be placed on the Council agenda for consideration on the same evening. Approved applications will then be submitted to the Department of Revenue Services by July 1, 2025.

Councilor Gluck Hoffman asked how many applications have they received so far? Mr. McMahon said he doesn't have that answer but we usually get a handful. Based from past experience, he's thinking there will be somewhere around five applications.

Councilor Naeem just wanted to clarify if that is a local tax credit or a state tax credit? Mr. McMahon said it's on the State.

Motion Passed 9-0-0

- b) Consideration of Memorandum of Agreement between the Windsor Board of Education and the Windsor Education Association

Town Manager Souza said this item is a bit unusual. By State law, the Town Council has the opportunity to vote to reject the contract between the Board of Education and their

teacher's union. The Town Council can also 'let it lie' and take no action within a 30 day period and then that essentially is treated as a ratification. So, the Council has the option of having a motion that has been set in the agenda packet, which is a motion in the negative. If it's a motion in the negative, and the Council would like to see the vote of the contract approved, then the Council member would vote 'no'. Council has that option to either 'let it lie' for 30 days, or take action within that 30 day period, with a motion that would be to reject the memorandum of agreement between the Board of Education and the Windsor Education Association.

Councilor Eleveld stated just for the benefit of the public and for conversation's sake, if we rejected this and sent it back to the Board of Education to renegotiate, what is the normal course of events? Town Manager Souza said he's not sure of the course of events as he doesn't believe that's ever happened in his tenure here in the Town of Windsor. His understanding though is that it would have to go back to arbitration. He doesn't believe there is mediation because they may have already availed themselves of a mediation.

Mayor Black-Burke stated that the Council will not be taking action on this item tonight.

- c) Authorize submittal of an application to the State's Emergency Management Performance Grant program

MOVED by Deputy Mayor Klase, seconded by Councilor Armstrong that the Town Manager is authorized to accept Emergency Management Performance Grant funding in FY 25 of up to \$14,726.50 from the State of Connecticut.

Paul Goldberg, Fire Administrator/EMD, stated the State provides an Emergency Management Performance Grant (EMPG) to municipalities using Federal funds. The Town Council is asked to authorize the acceptance of the grant funds which are utilized for emergency management related expenditures.

The State of Connecticut Department of Emergency Services and Public Protection (DESPP) oversees this grant program which assists municipalities to complete emergency management activities. Under a per capita formula, the town is eligible for \$14,726 in FY 25. These funds are used to pay for costs related to the Emergency Management Director's annual stipend, annual fees for the Everbridge emergency notification system, training, planning exercises as well as materials and supplies.

Motion Passed 9-0-0

- d) Authorize submittal of an application to the State's Cybersecurity Infrastructure Grant program

MOVED by Deputy Mayor Klase, seconded by Councilor Naeem to authorize the Town Manager to submit a grant application to the Connecticut State and Local Cybersecurity Grant program through the Division of Emergency Management and Homeland Security.

Jose Garibay, Information Technology Systems Application Specialist, stated through this competitive grant program, staff will pursue reimbursement for the purchase of backup cloud storage. This initiative aligns with our continued efforts to strengthen local cybersecurity infrastructure and ensure the protection of municipal data assets. Our application will highlight the role of the cloud storage solution in enhancing data resilience and supporting secure offsite backups—a key cybersecurity objective outlined in the grant guidelines. The reserved capacity purchase offers both cost-efficiency and long-term value as part of our broader data protection strategy. The total project cost is \$51,847.13. We plan to request reimbursement in the amount of \$41,477.70.

Motion Passed 9-0-0

- e) Introduce an ordinance entitled “AN ORDINANCE AMENDING CHAPTER 5, ARTICLE XVII, PROPERTY TAX RELIEF FOR ELDERLY AND/OR DISABLED HOMEOWNERS”.

MOVED by Deputy Mayor Klase, seconded by Councilor Pelkey that the reading into the minutes of the text of the ordinance entitled, “AN ORDINANCE AMENDING CHAPTER 5, ARTICLE XVII, PROPERTY TAX RELIEF FOR ELDERLY AND/OR DISABLED HOMEOWNERS” is hereby waived, the full text of the ordinance having been distributed to each member of the Council and copies being made available to those persons attending this meeting; and that the full text of the ordinance be recorded with the minutes of this meeting.

Motion Passed 9-0-0

MOVED by Deputy Mayor Klase, seconded by Councilor Naeem to introduce an ordinance entitled, “AN ORDINANCE AMENDING CHAPTER 5, ARTICLE XVII, PROPERTY TAX RELIEF FOR ELDERLY AND/OR DISABLED HOMEOWNERS.”

Scott Colby, Assistant Town Manager stated property tax credits under the state program can be up to \$1,250 for married couples and \$1,000 for single individuals. Credits are based on a graduated income scale. The town provides an additional benefit with a current match of 100% of this credit for those households eligible under the state program. The town’s ordinance also provides for a flat benefit of either \$415 or \$550, dependent on marital status for eligible households with incomes between \$45,200 and \$62,200.

The town income level increases have been proportional to the State income level increases, which themselves are proportional to annual Social Security cost of living increases. Since 2019, the town’s local income limit has been automatically raised each year, proportional to the increase in the state’s programs maximum income limit. The state releases the increase in program maximum levels in mid-December. Typically, the

increase is the same as the change to social security. For calendar year 2025, the state increased the income levels by 3.1%.

Currently there are 339 participants under the state program and the local match benefit. There are an additional 93 participants in the flat benefit program. Below are charts showing the current benefit levels by income as well as the proposed tax credit level based on the Town Council allocating an additional \$130,000 during adoption of the FY 2026 budget on April 30th.

The State of Connecticut no longer reimburses municipalities for the State program. The program as a whole currently has a cost of \$434,000 based upon the same number of participants in FY 25 estimate, the total program cost would be an additional \$130,000 to bring the total program cost to approximately \$565,000. By doing this it would increase the match from 100% to 150% while maintaining the income guidelines that we currently have. So, for example, under the new program as proposed for 150% match, an individual who is married and is in between the income guidelines of \$37,000-\$45,200, that married couple will receive a \$1,250 benefit, which is a total of an increase of \$250. For that same income bracket for an unmarried individual, they would receive a benefit of \$925, which would be a \$325 increase.

Councilor Pelkey asked if the income limits are being raised? Is there a maximum for what they could be? Assistant Town Manager Colby said he does not believe there is.

Councilor Naeem stated because we are tied to the State income limits, we did see an increase in this past year. If the State decides to increase the income limits for their program, the way our ordinance is written, ours will automatically increase as well. So, we did see that change come into place in the last 12-18 months. Assistant Town Manager Colby said that's correct, under the current program, it has increased 3.1% over last year's income guidelines. So, it will continue to increase as the State increases their threshold. Councilor Naeem asked what that percentage was. Assistant Town Manager Colby stated it was about 3.1%.

Motion Passed 9-0-0

- f) Set a Public Hearing for May 19, 2025 at 7:20 p.m. for an ordinance entitled, "AN ORDINANCE AMENDING CHAPTER 5, ARTICLE XVII, PROPERTY TAX RELIEF FOR ELDERLY AND/OR DISABLED HOMEOWNERS."

MOVED by Deputy Mayor Klase, seconded by Councilor Armstrong that a Public Hearing be set Monday, May 19, 2025 at 7:20 p.m. (prevailing time) in the Council Chambers of the Windsor Town Hall, to hear an ordinance entitled, "AN ORDINANCE AMENDING CHAPTER 5, ARTICLE XVII, PROPERTY TAX RELIEF FOR ELDERLY AND/OR DISABLED HOMEOWNERS" and BE IT FURTHER RESOLVED, that the Town Clerk is authorized and directed to post and publish notice of said Public Hearing.

Motion Passed 9-0-0

13) RESIGNATIONS AND APPOINTMENTS-

MOVED by Deputy Mayor Klase, seconded by Councilor Pelkey to accept the resignation of Kathryn Grimshaw Parker from the Windsor Arts Commission.

Motion Passed 9-0-0

14) MINUTES OF PRECEDING MEETINGS

MOVED BY Deputy Mayor Klase, seconded by Councilor Armstrong to approve the minutes of:

- April 7, 2025 Public Hearing (FY 26 budget)
- April 7, 2025 Public Hearing (Line of Duty Death ordinance)
- April 7, 2025 Regular Town Council Meeting
- April 9, 2025 Special Town Council Meeting
- April 21, 2025 Special Town Council Meeting
- April 22, 2025 Special Town Council Meeting
- April 23, 2025 Special Town Council Meeting
- April 28, 2025 Special Town Council Meeting

Motion Passed 9-0-0

15) PUBLIC COMMUNICATIONS AND PETITIONS

16) EXECUTIVE SESSION – None

17) ADJOURNMENT

Mayor Black-Burke wished all of the mothers here on the dais and in the community a Happy Mother's Day. It's warming up so please slow down. There are many kids that are out and about. If you're in need of a helmet, please contact our Health Department and they will be able to help you out at 860-285-1823.

MOVED by Councilor Armstrong seconded by Councilor Eleveld to adjourn the meeting at 8:47 p.m.

Motion Passed 9-0-0

Respectfully Submitted,

Helene M. Albert



Town Council meeting
May 5, 2025

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Recording Secretary