

Rec'd March 21, 2017 @ 3:00 p.m.

*Jonnie L. Amstrong, ATC*

**MEMBERS OF THE WPCA THAT ARE UNABLE TO ATTEND THIS MEETING,  
PLEASE CALL ETHER DIAZ, (860) 644-2511, EXT. 243, ON OR BEFORE 4:30 P.M. ON  
THE DAY OF THE MEETING**

***WATER POLLUTION CONTROL AUTHORITY  
TOWN OF SOUTH WINDSOR***

SPECIAL MEETING

AGENDA

MARCH 23, 2017

SPRENKEL ROOM, TOWN HALL

7:00 P.M.

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A. ROLL CALL

B. UNFINISHED BUSINESS

1. Industrial/Commercial Sewer User Charge Billing List (Approval to bill)
2. Collection Agency Services (Approval to execute agreement)

C. ADJOURNMENT

received March 29, 2017 @ 3:25 pm  
Bonnie L. Aronson, ATC

**WATER POLLUTION CONTROL AUTHORITY  
TOWN OF SOUTH WINDSOR**

**MINUTES  
SPRENKEL ROOM**

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**SPECIAL MEETING  
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**A. ROLL CALL**

**Members Present:** Richard Aries, Carol Fletterick, Patrick Soucy, and William Vees

**Members Absent:** Donald Antaya, Vicki Paliulis, Zaheer Sharaf

**Alternates Present:** Erik Dabrowski sitting in for Ms. Vicki Paliulis

**Alternates Absent:** Ed Havens, Jr.

**Staff Present:** C. Fred Shaw, Superintendent of Pollution Control  
Ether A. Diaz, Recording Secretary

Chairman Richard Aries called the special meeting to order at 7:00 p.m. The following actions were taken during the March 23, 2017 Regular Meeting of the Water Pollution Control Authority (WPCA).

Chairman Richard Aries appointed Mr. Erik Dabrowski to sit in for Ms. Vicky Paliulis.

**B. UNFINISHED BUSINESS**

**1. Industrial/Commercial Sewer User Charge Billing List (Approval to bill)**

Included with the Agenda was a copy of the FY16/17 Industrial/Commercial Sewer User Charge Billing list (see Exhibit A). When compared with last year's billing list, this year's total industrial/commercial revenue increased by 10%. The list was carefully reviewed; all of the concerns and discrepancies found were discussed with QDS. Mr. Shaw is very confident that this list is a very accurate listing of flows and charges. He explained that there has been a fluctuation within the flows; both up and down. He noted that there was significant adjustments made in some of the businesses served by the MDC in flow which was related to the fact that the last two or three years they estimated flows rather than actually reading meters. They went out to read the meters and made their adjustments; they over estimated in some cases and there were a significant reduction. So even though there is a significant flow for the year it was reduced by the correction made for previous years over estimations.

Chairman Richard Aries asked Mr. Fred Shaw to give an overview of the commercial/industrial billing list for the new members. Mr. Shaw discussed some of the industrial and commercial accounts. He explained that the policy is to bill them at least the minimum flow per unit or based upon the actual flow. He gets an actual flow for each of the individual condominium units from the CT Water Company but he does not get those individual flow figures from the MDC. "We

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have seen some users go up greatly”, said Mr. Shaw. For example, Carla’s Pasta has gone through a recent expansion, so their flows have increased quite a bit. That particular business is one that gets monitored. It has several private meters in use to account for water used in their product. Mr. Shaw explained that there is a formula that was passed and adopted years ago by the WPCA that accounted for these private meters and how they relate to another so that an accurate report is obtained of the amount of water discharged to the sewer.

Mr. Shaw mentioned that there are some businesses in Town that have private meters to measure water that doesn’t go to the sewer; they measure indirectly the flow that may go to their lawn sprinkler systems. In some cases, other companies have ice making machines, so they have a dedicated line that measures the amount of water that is used in making the ice. In every regard, the attempt is to measure indirectly what is discharged to the sewer. Also, there are some small business offices that aren’t served by a water company but they are a small user and get billed accordingly.

In the case of Evergreen Walk, the units could be sold off as condominiums but they are in fact, completely owned by Evergreen Walk. They get billed with a single bill that totals up all the individual charges for each of their unit. They are also served by the CT Water Company and they have CT Water Company meters that they use for their irrigation system. Those meters are pulled out at the end of each season and are put in again by the water company. That information is used as well for billing purposes.

Motion was made to approve the Industrial/Commercial Sewer user Charge billing list for FY2016/2017 as presented, (see Exhibit A).

The motion was made by Mr. Patrick Soucy and seconded by Mr. Erik Dabrowski. The motion carried unanimously.

**2. Collection Agency Services (Approval to execute agreement)**

Included with the Agenda was a copy of the proposed Agreement from TaxServ (see Exhibit B). Mr. Shaw reported that all the changes that the Authority have asked for have been incorporated in the proposed agreement and approved by TaxServ.

Mr. Shaw explained that in Section 11 “TERMINATION OF THE AGREEMENT”, TaxServ asked that in the event that the Town chooses to terminate this Agreement, the Town shall provide the Contractor a six month written notice for “termination without cause”.

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There was also a concern on Section 5 "MANAGEMENT" of the Agreement. Mr. Shaw explained that the daily contact person will be the Collector of Revenue. However, the Town Manager or his/her delegate will be the contact for management purposes. Therefore, this Agreement would be managed for the Town by the Town Manager or his or her designee which in this case will be the Superintendent of Pollution Control.

Motion was made to accept and execute the agreement as presented.

The motion was made by Mr. Patrick Soucy and seconded by Mr. Erik Dabrowski. The motion carried unanimously.

**C. ADJOURNMENT**

Motion was made to adjourn the meeting at 7:20 p.m.

The motion was made by Mr. William Vees and seconded by Mr. Patrick Soucy. The motion carried unanimously.

Respectfully Submitted,

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Ether A. Diaz, Recording Secretary

ALT_KEY	TXPR_NAME	PROP_LOC_NUM	PROP_LOC_NAME	BILL_NUM	METER_NO	WT_ID	CURR_READ	BILLABLE	Total Bill
300002	95 CT LLC &	70	BUCKLAND ROAD	38201	121149	CTW	43000	374	
300002	95 CT LLC &	70	BUCKLAND ROAD	38201	121150	CTW	12000	374	
300002	95 CT LLC &	70	BUCKLAND ROAD	38201	121151	CTW	84000	374	
300002	95 CT LLC &	70	BUCKLAND ROAD	38201	121152	CTW	30000	374	
300002	95 CT LLC &	70	BUCKLAND ROAD	38201	122445	CTW	18000	374	1,870.00
300003	MEGMATT ASSOCIATES LLC	435	CHAPEL ROAD	38202	7085735	MDC	145860	649.37	649.37
300004	MASSCONN DISTRIBUTORS CPL INC	12	COMMERCE WAY	38203	65880	CTW	71000	374	
300004	MASSCONN DISTRIBUTORS CPL INC	12	COMMERCE WAY	38203	120197	CTW	2453000	10920.76	11,294.76
300005	LUKASIK LLC	179	COMMERCE WAY	38204	117920	CTW	187000	832.52	832.52
300006	G & R REAL ESTATE LLC	44	KIMBERLY DRIVE	38205	120501	CTW	92000	409.58	409.58
300007	S A S HOLDINGS LLC	75	KIMBERLY DRIVE	38206	120733	CTW	47000	374	374.00
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	59066	CTW	15000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119932	CTW	7000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119933	CTW	3000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119934	CTW	21000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119935	CTW	38000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119936	CTW	8000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119937	CTW	9000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119938	CTW	24000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119939	CTW	5000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119942	CTW	9000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119943	CTW	14000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119944	CTW	4000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119945	CTW	33000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119946	CTW	7000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119947	CTW	5000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119948	CTW	1000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119949	CTW	10000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119950	CTW	9000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119951	CTW	12000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119952	CTW	60000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119953	CTW	30000	374	
300008	WENTWORTH PARK ASSOCIATION	225	OAKLAND ROAD	38207	119954	CTW	12000	374	

300008 WENTWORTH PARK ASSOCIATION	225 OAKLAND ROAD	38207	119955 CTW	53000	374	
300008 WENTWORTH PARK ASSOCIATION	225 OAKLAND ROAD	38207	119956 CTW	5000	374	8,976.00
300010 BANK OF AMERICA CORP RE ASSESSMNTS	1033 JOHN FITCH BLVD	38208	7091999 MDC	26928	374	374.00
300030 785 JOHN FITCH BLVD LLC	785 JOHN FITCH BLVD	38209	PMR	-21668	-96.47	
300030 785 JOHN FITCH BLVD LLC	785 JOHN FITCH BLVD	38209	7000425 MDC	261800	1165.53	1,069.06
300040 H S & D REALTY CORP	5 JEFFREY DRIVE	38210	7031300 MDC	123420	549.47	549.47
300050 LSPT LLC	24 JEFFREY DRIVE	38211	7117744 MDC	197472	879.15	879.15
300070 F&M STELLA LLC	1 SOUTH SATELLITE ROAD	38212	7089039 MDC	54604	374	374.00
300080 MERCURY REALTY COMPANY LLC	45 SOUTH SATELLITE ROAD	38213	PMR	-594600	-2647.16	
300080 MERCURY REALTY COMPANY LLC	45 SOUTH SATELLITE ROAD	38213	7018888 MDC	782408	3483.28	836.12
300090 FISHMAN RUTH R TR	300 PLEASANT VALLEY ROAD	38214	7019728 MDC	1059916	4718.75	4,718.75
300100 ELECTRO-METHODS INC	519 NUTMEG ROAD	38215	7090261 MDC	424864	1891.49	1,891.49
300110 O & W HEAT TREAT INC	1 BIDWELL ROAD	38216	PMR	-337700	-1503.44	
300110 O & W HEAT TREAT INC	1 BIDWELL ROAD	38216	7020412 MDC	1364352	6074.1	4,570.66
300120 SHEPARD POLA INC	195 GOVERNORS HIGHWAY	38217	7016880 MDC	1155660	5145	5,145.00
300126 GRILLO FAMILY PROPERTY LLC	498 BUCKLAND ROAD	38218	7115021 MDC	156332	695.99	695.99
300128 REALTY INCOME PROPERTIES 21 LLC	100 CEDAR AVENUE	38219	120101 CTW	1310000	5832.12	
300128 REALTY INCOME PROPERTIES 21 LLC	100 CEDAR AVENUE	38219	120102 CTW	1292000	5751.98	11,584.10
300130 MACKEEBER ASSO LTD PART	515 JOHN FITCH BLVD	38220	7112839 MDC	84000	374	374.00
300131 MS TOWN LINE ASSOCIATES LLC	90 BUCKLAND ROAD	38221	121153 CTW	291000	1295.53	
300131 MS TOWN LINE ASSOCIATES LLC	90 BUCKLAND ROAD	38221	121154 CTW	192000	854.78	2,150.31
300132 H AND V LLC	648 SULLIVAN AVENUE	38222	PMR	-13810	-61.48	
300132 H AND V LLC	648 SULLIVAN AVENUE	38222	121740 CTW	182000	810.26	748.78
300133 MACK PROPERTIES INC	11 KIMBERLY DRIVE	38223	211500 CTW	203000	903.76	903.76
300135 SOUTH WINDSOR CHILD DEV CTR	1333 SULLIVAN AVENUE	38224	63387 CTW	291000	1295.53	1,295.53
300140 LONERO & SONS LLC	653 JOHN FITCH BLVD	38225	7112762 MDC	543048	2417.65	2,417.65
300150 7-ELEVEN INC	690 ELLINGTON ROAD	38226	7022800 MDC	182512	812.54	812.54
300156 ALDI INC	295 RYE STREET	38227	125495 CTW	70000	374	
300156 ALDI INC	295 RYE STREET	38227	125496 CTW	58000	374	
300156 ALDI INC	295 RYE STREET	38227	125497 CTW	1748000	7782.1	
300156 ALDI INC	295 RYE STREET	38227	125498 CTW	1583000	7047.52	15,577.62
300160 L&D SOUTH WINDSOR REALTY LLC	710 NUTMEG ROAD	38228	7020450 MDC	431596	1921.47	1,921.47
300170 1239 JOHN FITCH BOULEVARD, LLC	1239 JOHN FITCH BLVD	38229	289956 CTW	122000	543.14	543.14
300180 TREGLIA LOUIS	1429 JOHN FITCH BLVD	38230	65814 CTW	41000	374	374.00

300190 P & M WELDING LLC	38 EDWIN ROAD	38231	65849 IND	17000	374	374.00
300200 JDIA REALTY LLC	31 EDWIN ROAD	38232	65854 CTW	132000	587.66	587.66
300208 VISION SALON & SPA LLC	216 Hemlock Avenue	38233	125567 CTW	48000	374	
300208 VISION SALON & SPA LLC	216 Hemlock Avenue	38233	125568 CTW	84000	374	
300208 VISION SALON & SPA LLC	216 Hemlock Avenue	38233	125569 CTW	5000	374	1,122.00
300229 JAYS LANDSCAPING LLC	473 SULLIVAN AVENUE	38234	124798 CTW	265000	1179.78	1,179.78
300231 AJSW INC	60 DEMING STREET	38235	91285 CTW	194000	863.69	863.69
300235 1249 JOHN FITCH BOULEVARD LLC	1249 JOHN FITCH BLVD	38236	65836 CTW	122000	543.14	
300235 1249 JOHN FITCH BOULEVARD LLC	1249 JOHN FITCH BLVD	38236	124467 CTW	1152000	5128.7	5,671.84
300281 729 JOHN FITCH BOULEVARD LLC	735 JOHN FITCH BLVD	38237	PMR	140624	626.06	626.06
300323 JOHN FITCH PARTNERS LLC	1257 JOHN FITCH BLVD	38238	128877 CTW	97000	431.84	431.84
300324 WENTWORTH PARK ASSOCIATION	85 FELT ROAD	38239	129064 CTW	4000	374	
300324 WENTWORTH PARK ASSOCIATION	85 FELT ROAD	38239	129065 CTW	13000	374	
300324 WENTWORTH PARK ASSOCIATION	85 FELT ROAD	38239	129067 CTW	4000	374	
300324 WENTWORTH PARK ASSOCIATION	85 FELT ROAD	38239	129068 CTW	10000	374	
300324 WENTWORTH PARK ASSOCIATION	85 FELT ROAD	38239	129069 CTW	26000	374	
300324 WENTWORTH PARK ASSOCIATION	85 FELT ROAD	38239	129070 CTW	4000	374	
300324 WENTWORTH PARK ASSOCIATION	85 FELT ROAD	38239	129071 CTW	9000	374	
300324 WENTWORTH PARK ASSOCIATION	85 FELT ROAD	38239	129072 CTW	10000	374	2,992.00
300325 EVERGREEN MEDICAL ASSOCIATES II LLC	2400 TAMARACK AVENUE	38240	245518 CTW	102000	454.1	
300325 EVERGREEN MEDICAL ASSOCIATES II LLC	2400 TAMARACK AVENUE	38240	310467 CTW	402000	1789.7	
300325 EVERGREEN MEDICAL ASSOCIATES II LLC	2400 TAMARACK AVENUE	38240 need	CTW	930000	4140.36	6,384.16
300332 BLANCO LOUIS J & KATHERINE N	376 PLEASANT VALLEY ROAD	38241	7008319 MDC	83028	374	374.00
300337 DUNKIN DONUTS	210 DEMING STREET	38242	MAN	480216	2137.92	2,137.92
300536 NUTMEG NORTH LLC	444 NUTMEG ROAD	38243	7119721 MDC	40392	374	374.00
300547 KELLY ROAD ASSOCIATES LIMITED PRTNRSH	25 GERBER ROAD	38244	268568 CTW	525000	2337.3	
300547 KELLY ROAD ASSOCIATES LIMITED PRTNRSH	25 GERBER ROAD	38244	268569 CTW	3000	13.36	
300547 KELLY ROAD ASSOCIATES LIMITED PRTNRSH	25 GERBER ROAD	38244	268571 CTW	758000	3374.62	
300547 KELLY ROAD ASSOCIATES LIMITED PRTNRSH	25 GERBER ROAD	38244	268575 CTW	682000	3036.26	
300547 KELLY ROAD ASSOCIATES LIMITED PRTNRSH	25 GERBER ROAD	38244	268577 CTW	444000	1976.69	
300547 KELLY ROAD ASSOCIATES LIMITED PRTNRSH	25 GERBER ROAD	38244 need	CTW	28000	125.58	10,863.81
300551 JSJ REALTY LLC	97 COMMERCE WAY	38245	130982 CTW	205000	912.66	912.66
300559 OUR SAVIOR LUTHERAN CHURCH	239 GRAHAM ROAD	38246	65277 CTW	148000	658.9	658.90
300572 287 STRONG ROAD LLC	287 STRONG ROAD	38247	CML	84000	374	374.00

300607 SHEPARD POLA INC	138 RYE STREET	38248	65887 CTW	84000	374	
300607 SHEPARD POLA INC	138 RYE STREET	38248	65888 CTW	11000	374	748.00
300612 COLONIAL POINT CHRISTIAN CHURCH INC	855 CHAPEL ROAD	38249	7121226 MDC	27676	374	374.00
300686 MITCHELL JOHN J SR	1209 SULLIVAN AVENUE	38250	65360 CTW	39000	374	374.00
300730 J&S ENTERPRISE INC	577 JOHN FITCH BLVD	38251	7106557 MDC	435336	1938.12	1,938.12
300737 SOUTH WINDSOR MEDICAL ASSOC LLC	1559 SULLIVAN AVENUE	38252	7124429 MDC	151844	676.01	676.01
300745 BUCKLAND COMMONS LLC	350 BUCKLAND ROAD	38253	282608 CTW	8000	374	374.00
300752 ROSCORP LLC	645 SULLIVAN AVENUE	38254	65925 CTW	2000	374	374.00
300758 LINBOB LLC	66 KIMBERLY DRIVE	38255	283980 CTW	6056000	26961.31	26,961.31
300762 FEM SULLIVAN ROAD LLC	40 KENNEDY ROAD	38256	431892 CTW	499000	2221.55	
300762 FEM SULLIVAN ROAD LLC	40 KENNEDY ROAD	38256	560820 CTW	22000	374	2,595.55
300765 ALVAREZ ASSOCIATES LLC	223 NUTMEG ROAD	38257	7125230 MDC	84000	374	374.00
300770 GLOBAL TURBINE COMPONENT TECHNOLO LLC	125 SOUTH SATELLITE ROAD	38258	7024209 MDC	157080	699.32	699.32
300779 AMERICAN EAGLE FINANCIAL CREDIT UNION	530 BUCKLAND ROAD	38259	7126226 MDC	659736	2937.14	2,937.14
300780 85 SOUTH SATELLITE ROAD LLC	85 SOUTH SATELLITE ROAD	38260	MIN	156223	1963.41	
300780 85 SOUTH SATELLITE ROAD LLC	85 SOUTH SATELLITE ROAD	38260	PMR	-440987	-1963.27	
300780 85 SOUTH SATELLITE ROAD LLC	85 SOUTH SATELLITE ROAD	38260	7034940 MDC	368764	1641.74	1,641.88
300786 RYCONN PROPERTIES LLC	470 GOVERNORS HIGHWAY	38261	MDC	133144	592.76	592.76
300790 KASHETA FARMS INC	1275 JOHN FITCH BLVD	38262	284740 CTW	597000	2657.84	2,657.84
300810 BOLDUC NORMAN G	297 PLEASANT VALLEY ROAD	38263	7015873 MDC	38896	374	374.00
300833 SHP IV/LCB SOUTH WINDSOR LLC	200 DEMING STREET	30468	297974 CTW	2035000	9059.82	
300833 SHP IV/LCB SOUTH WINDSOR LLC	200 DEMING STREET	38264	298650 CTW	142000	632.18	9,692.00
300860 DPE PROPERTIES LLC	6 SANDRA DRIVE	38265	119059 CTW	26000	374	374.00
300870 DEFEO REALTY TRUST LLC	665 NUTMEG ROAD	38266	7022431 MDC	74800	374	374.00
300873 SULLIVAN PLACE LLC	925 SULLIVAN AVENUE	38267	503020 CTW	29000	374	
300873 SULLIVAN PLACE LLC	925 SULLIVAN AVENUE	38267	503026 CTW	11000	374	
300873 SULLIVAN PLACE LLC	925 SULLIVAN AVENUE	38267	503033 CTW	34000	374	1,122.00
300874 ROUNSEVILLE MARRION & ROY TRUSTEES	206 BUCKLAND ROAD	38268	129457 CTW	29000	374	374.00
300878 AGM PROPERTIES LLC	2701 TAMARACK AVENUE	38269	531393 CTW	39000	374	374.00
300890 MELLEN RICHARD	1145 JOHN FITCH BLVD	38270	65837 CTW	139000	618.83	
300890 MELLEN RICHARD	1145 JOHN FITCH BLVD	38270	65838 CTW	26000	374	992.83
300910 LEEMILTS PETROLEUM INC	569 SULLIVAN AVENUE	38271	65920 CTW	32000	374	374.00
300912 KELLNER DANIEL	233 SULLIVAN AVENUE	38272	301178 CTW	4000	374	374.00
300913 ROSEDOC REALTY LLC	69 OAKLAND ROAD	38273	CML	84000	374	374.00



300920 200 SULLIVAN AVENUE LLC	200 SULLIVAN AVENUE	38274	PMR	13909948	61927.09	
300920 200 SULLIVAN AVENUE LLC	200 SULLIVAN AVENUE	38274	70190 IND	894000	3980.09	65,907.18
300940 COUNTY DISTRIBUTORS INC	1510 JOHN FITCH BLVD	38275	70187 CTW	349000	1553.75	1,553.75
300960 BOUCHER REALTY LLC	590 SULLIVAN AVENUE	38276	198476 CML	114000	507.53	507.53
301000 COHEN PROPERTIES LLC	1640 JOHN FITCH BLVD	38277	65862 CTW	107000	476.36	476.36
301010 PRISCILLA'S POPPY LLC	641 SULLIVAN AVENUE	38278	65924 CTW	37000	374	374.00
301100 ECONOMOS MICHAEL G	46 SCHWEIR ROAD	38279	65909 CTW	3000	374	374.00
301110 KUHNS FAMILY PROPERTIES LLC	405 SULLIVAN AVENUE	38280	65903 CTW	38000	374	374.00
301260 GETTY CT LEASING INC	856 SULLIVAN AVENUE	38281	201198 CTW	84000	374	374.00
301270 SHARP EDWARD F TRUSTEE	840 SULLIVAN AVENUE	38282	65935 CTW	14000	374	374.00
301340 1315 J F ASSOCIATES LLC	1315 JOHN FITCH BLVD	38283	65824 CTW	106000	471.91	471.91
301440 280 SULLIVAN AVENUE LLC	280 SULLIVAN AVENUE	38284	65892 CTW	218000	970.54	
301440 280 SULLIVAN AVENUE LLC	280 SULLIVAN AVENUE	38284	109591 CTW	149000	663.35	1,633.89
301880 REALTY TRANSFER LLC	8 NUTMEG ROAD	38285	7089075 MDC	20944	374	374.00
302100 ARETE PROPERTIES	1169 ELLINGTON ROAD	38286	7056534 MDC	15708	374	374.00
303220 CARMON & COMPANY LLC	419 BUCKLAND ROAD	38287	PMR	-42727	-190.22	
303220 CARMON & COMPANY LLC	419 BUCKLAND ROAD	38287	7022405 MDC	487696	2171.22	1,981.00
303230 SOUTH WINDSOR REALTY CO LLC	435 BUCKLAND ROAD	38288	7022406 MDC	411400	1831.55	1,831.55
303570 MEJEKAR LLC	336 CHAPEL ROAD	38289	7018898 MDC	13464	374	374.00
303620 FIVE OAKLAND ROAD LLC	5 OAKLAND ROAD	38290	7073650 MDC	20196	374	374.00
303760 RODRIQUE TIMOTHY TRUSTEE	350 CHAPEL ROAD	38291	PMR	-9185	-40.89	
303760 RODRIQUE TIMOTHY TRUSTEE	350 CHAPEL ROAD	38291	7044070 MDC	397188	1768.28	1,727.39
303910 SBC COMMUNICATIONS INC	513 BUCKLAND ROAD	38292	7022690 MDC	25432	374	374.00
304110 DABROWSKI HIPOLIT C & BOZENA	240 CHAPEL ROAD	38293	7112764 MDC	62084	374	374.00
304140 M E G L 1000 TO 1006 SULLIVAN AVE LLC	1006 SULLIVAN AVENUE	38294	120657 CTW	14000	374	
304140 M E G L 1000 TO 1006 SULLIVAN AVE LLC	1006 SULLIVAN AVENUE	38294	120658 CTW	180000	801.36	
304140 M E G L 1000 TO 1006 SULLIVAN AVE LLC	1006 SULLIVAN AVENUE	38294	120659 CTW	80000	374	1,549.36
304270 OPTIMUS SOUTH WINDSOR LLC	161 SOUTH SATELLITE ROAD	38295	7020481 MDC	188496	839.18	839.18
304290 WOLF & GUERRA LLC	22 SCHWEIR ROAD	38296	304795 CTW	6000	374	374.00
304340 OLD DOMINION FREIGHT LINE INC	150 STRONG ROAD	38297	65821 CTW	72000	374	374.00
304400 BRENAMATT PROPERTIES L L C	175 SOUTH SATELLITE ROAD	38298	7017417 MDC	351560	1565.15	1,565.15
304560 ELECTRO-METHODS INC	330 GOVERNORS HIGHWAY	38299	7090254 MDC	364276	1621.76	1,621.76
304570 K BROTHERS LLC	249 OAKLAND ROAD	38300	59066 CTW	84000	374	374.00
304610 MACYS RETAIL HOLDINGS LLC	301 GOVERNORS HIGHWAY	38301	7091521 MDC	629068	2800.61	2,800.61

304630 S&S PROPERTIES OF CT LLC	185 NUTMEG ROAD	38302	7025407 MDC	31416	374	374.00
305860 EDWIN ROAD LLC	78 EDWIN ROAD	38303	65940 CTW	110000	489.72	489.72
305900 LOTS AND MORE LLC	770 SULLIVAN AVENUE	38304	65932 CTW	128000	569.86	569.86
306620 MATHER FAMILY LIVING TRUST	339 CHAPEL ROAD	38305	7012781 MDC	11968	374	374.00
306840 CAVALIERE FRANK N	718 ELLINGTON ROAD	38306	7071680 MDC	10472	374	374.00
306970 SHEPARD POLA INC	140 RYE STREET	38307	65886 CTW	10000	374	374.00
306980 ALTA REALTY COMPANY LLC	300 RYE STREET	38308	70194 IND	260000	1157.52	1,157.52
307060 SOUTH WINDSOR LLC	105 NUTMEG ROAD	38309	7082206 MDC	343332	1528.51	1,528.51
308150 MAULUCCI NILA C/O NEW ENGLAND SILICA	1370 JOHN FITCH BLVD	38310	65857 CTW	2000	374	
308150 MAULUCCI NILA C/O NEW ENGLAND SILICA	1370 JOHN FITCH BLVD	38310	65858 CTW	55000	374	748.00
309150 JTF PROPERTIES LLC	818 SULLIVAN AVENUE	38311	65933 CTW	12000	374	
309150 JTF PROPERTIES LLC	818 SULLIVAN AVENUE	38311	70191 CTW	2423000	10787.2	11,161.20
309350 DANRIC LLC	835 JOHN FITCH BLVD	38312	7018358 MDC	96492	429.58	429.58
310940 WOODCOCK JOHN J JR	30 KENNEDY ROAD	38313	73511 CTW	45000	374	374.00
311170 CUBESMART LP	282 CHAPEL ROAD	38314	7016855 MDC	75548	374	374.00
311270 HAGELIN ASSOCIATES LLC	359 GOVERNORS HIGHWAY	38315	7068458 MDC	31416	374	374.00
311410 NEYRA EDWARD J	239 SULLIVAN AVENUE	38316	PMR	1510	374	374.00
311770 S-BNK WINDSOR LLC	1765 ELLINGTON ROAD	38317	7080065 MDC	-536316	374	374.00
312880 SOMERLARK PROPERTIES LLC	845 SULLIVAN AVENUE	38318	65937 CTW	201000	894.85	894.85
313300 VIGNOLA REALTY LLC	140 NUTMEG ROAD	38319	7092391 MDC	84000	374	374.00
313310 REX LUMBER COMPANY	489 SULLIVAN AVENUE	38320	65916 IND	592000	2635.58	
313310 REX LUMBER COMPANY	489 SULLIVAN AVENUE	38320	99329 CTW	62000	374	3,009.58
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	MIN	0	1125.48	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	PMR	-1406520	-6261.83	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118405 CTW	1756000	7817.71	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118406 CTW	73000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118408 CTW	20000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118409 CTW	13000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118410 CTW	16000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118412 CTW	20000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118415 CTW	44000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118416 CTW	20000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118417 CTW	11000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118418 CTW	10000	374	

313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118419 CTW	10000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118420 CTW	7000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118421 CTW	11000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118422 CTW	6000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118423 CTW	1000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118424 CTW	7000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118425 CTW	14000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118426 CTW	4000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118427 CTW	84000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118428 CTW	15000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118429 CTW	14000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118430 CTW	37000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118431 CTW	84000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118432 CTW	84000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118433 CTW	1000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118434 CTW	17000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118435 CTW	150000	667.8
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118436 CTW	19000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118437 CTW	19000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118438 CTW	14000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118439 CTW	46000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118441 CTW	9000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118442 CTW	5000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118444 CTW	18000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118446 CTW	93000	414.04
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118448 CTW	20000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118449 CTW	1406000	6259.51
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118450 CTW	119000	529.79
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118452 CTW	10000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118453 CTW	11000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118456 CTW	12000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118462 CTW	84000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118464 CTW	3000	374
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118465 CTW	84000	374

313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118468 CTW	84000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118470 CTW	1000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118471 CTW	1000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118476 CTW	70000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118481 CTW	1000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118483 CTW	1000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118485 CTW	1000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118527 CTW	940000	4184.88	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118528 CTW	84000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118529 CTW	18000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118530 CTW	31000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118532 CTW	84000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118533 CTW	655000	2916.06	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118784 CTW	137000	609.92	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	118794 CTW	44000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	119062 CTW	652000	2902.7	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	119063 CTW	1069000	4759.19	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	120420 CTW	800000	3561.6	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	120423 CTW	10000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	123392 CTW	145000	645.54	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	123393 CTW	57000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	123394 CTW	2421000	10778.29	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	123397 CTW	166000	739.03	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	123398 CTW	52000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	417822 CTW	37000	374	
313390 EVERGREEN WALK LIFESTYLE CENTER LLC	EVERGREEN WAY	38321	446031 CTW	84000	374	62,593.71
313560 K & B REALTY LLC	1449 JOHN FITCH BLVD	38322	65817 CTW	63000	374	374.00
313920 J R SILVESTER SPACE SERVICES LLC	381 GOVERNORS HIGHWAY	38323	7094089 MDC	153340	682.67	682.67
313940 ELITE PROPERTY MANAGEMENT LLC	1050 SULLIVAN AVENUE	38324	65249 CTW	164000	730.13	730.13
315160 MARTIN RONALD F & PAULE MARTIN TRUSTEES	942 SULLIVAN AVENUE	38325	65250 CTW	141000	627.73	
315160 MARTIN RONALD F & PAULE MARTIN TRUSTEES	942 SULLIVAN AVENUE	38325	65252 CTW	155000	690.06	
315160 MARTIN RONALD F & PAULE MARTIN TRUSTEES	942 SULLIVAN AVENUE	38325	65253 CTW	96000	427.39	
315160 MARTIN RONALD F & PAULE MARTIN TRUSTEES	942 SULLIVAN AVENUE	38325	65254 CTW	101000	449.65	
315160 MARTIN RONALD F & PAULE MARTIN TRUSTEES	942 SULLIVAN AVENUE	38325	65255 CTW	313000	1393.48	

315160 MARTIN RONALD F & PAULE MARTIN TRUSTEES	942 SULLIVAN AVENUE	38325	65256 CTW	79000	352.05	3,940.36
315170 J E SHEPARD CO	70 RYE STREET	38326	70196 CTW	21000	374	374.00
315520 SNOW BRUCE J	1105 STRONG ROAD	38327	PMR	17290	374	374.00
315900 GRILLI GARY L & JEAN M	130 DEMING STREET	38328	MAN	84000	374	374.00
316060 459 JOHN FITCH BOULEVARD LLC	459 JOHN FITCH BLVD	38329	7073633 MDC	103224	459.55	459.55
316700 CONTINUING CARE OF S WINDSOR INC	1060 MAIN STREET	38330	7022793 MDC	1040468	4632.16	4,632.16
317160 CONNECTICUT VALLEY PROPERTIES OF	1678 ELLINGTON ROAD	38331	7106847 MDC	115940	516.16	516.16
317440 UNION GLEN ASSOCIATES INC	366 CHAPEL ROAD	38332	7086227 MDC	36652	374	374.00
317450 PLATT DENNIS C & SHARON E	490 BUCKLAND ROAD	38333	CML	84000	374	374.00
317550 ELECTRO-METHODS INC	431 GOVERNORS HIGHWAY	38334	7026021 MDC	47124	209.8	
317550 ELECTRO-METHODS INC	431 GOVERNORS HIGHWAY	38334	7054270 MDC	169048	0.2	
317550 ELECTRO-METHODS INC	431 GOVERNORS HIGHWAY	38334	7054277 MDC	486948	2167.89	2,377.89
317770 TICKET NETWORK CAMPUS REALTY LLC	83 GERBER ROAD	38335	65063 IND	123000	547.6	
317770 TICKET NETWORK CAMPUS REALTY LLC	83 GERBER ROAD	38335	65063 IND	84000	374	
317770 TICKET NETWORK CAMPUS REALTY LLC	83 GERBER ROAD	38335	65065 IND	1794000	7986.89	8,908.49
318040 555 NUTMEG RD NO REALTY LLC	555 NUTMEG ROAD	38336	7071536 MDC	144364	642.71	642.71
318250 G-PRO LLC	481 SULLIVAN AVENUE	38337	65915 CTW	286000	1273.27	1,273.27
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	127520 MAN	85272	379.66	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	127540 MAN	298452	1328.82	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	127550 MAN	959684	4272.88	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	130490 MAN	20196	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	130510 MAN	488444	2174.74	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	157670 MAN	48620	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	177310 MAN	4488	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	192890 MAN	495924	2208.04	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	194830 MAN	748	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	197170 MAN	63580	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	197680 MAN	108460	482.91	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	197730 MAN	44880	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	197740 MAN	401676	1788.41	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	197750 MAN	507144	2258	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	197760 MAN	32912	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	197770 MAN	74052	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	197780 MAN	443564	1974.92	

318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	197790 MAN	100232	446.27	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	197800 MAN	127160	566.16	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	198020 MAN	2850628	12692.08	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	198040 MAN	10472	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	198060 MAN	16456	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	199710 MAN	1112276	4952.28	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	20010 MAN	927520	4129.67	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	20020 MAN	1672528	7446.73	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	251580 MAN	47872	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	28020 MAN	125664	559.5	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	28030 MAN	44880	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	28040 MAN	1184084	5271.99	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	28070 MAN	236368	1052.4	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	28080 MAN	141372	629.44	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	28100 MAN	54604	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	28110 MAN	173536	772.65	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	28130 MAN	37400	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	8770 MAN	527340	2347.92	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	8780 MAN	226644	1009.11	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	8790 MAN	501160	2231.36	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	8800 MAN	11220	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	8820 MAN	8228	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	8830 MAN	8228	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	8840 MAN	14960	374	
318750 TOWN OF MANCHESTER	CHAPEL ROAD	38338	8850 MAN	14960	374	68,081.94
319540 VALLEY HOLDINGS LLC	47 PATRIA ROAD	38339	65894 CTW	161000	716.77	
319540 VALLEY HOLDINGS LLC	47 PATRIA ROAD	38339	65896 CTW	93000	414.04	1,130.81
320450 SPELUCIN GARY C	1708 ELLINGTON ROAD	38340	7081010 MDC	48620	374	374.00
320460 KELLEY RICHARD S	1720 ELLINGTON ROAD	38341	7057405 MDC	831776	3703.07	3,703.07
320770 570 SULLIVAN AVENUE LLC	570 SULLIVAN AVENUE	38342	65953 CTW	5000	374	374.00
321020 JJB REALTY LLC	1017 SULLIVAN AVENUE	38343	65358 CTW	19000	374	374.00
321190 GELINAS LIONEL R	580 NUTMEG ROAD	38344	7042766 MDC	1403248	6247.26	6,247.26
321540 MITCHELL PROPERTY GROUP LLC	90 BROOKFIELD STREET	38345	PMR	316264	1408.01	1,408.01
321840 10 BIDWELL LLC	10 BIDWELL ROAD	38346	MIN	0	65.96	

321840 10 BIDWELL LLC		10 BIDWELL ROAD	38346	PMR	-497044	-2212.84	
321840 10 BIDWELL LLC		10 BIDWELL ROAD	38346	7018794 MDC	566236	2520.88	374.00
322450 H S & D REALTY CORP		21 JEFFREY DRIVE	38347	7031315 MDC	84000	374	374.00
322580 J E SHEPARD CO		819 MAIN STREET	38348	7110624 MDC	135388	602.75	602.75
322620 J E SHEPARD CO	90-100	BIDWELL ROAD	38349	7112835 MDC	2178924	9700.57	
322620 J E SHEPARD CO	90-100	BIDWELL ROAD	38349	7112838 MDC	1386044	6170.67	15,871.24
322900 ROLLING FRITO-LAY SALES LP		160 NUTMEG ROAD	38350	7092446 MDC	62084	374	374.00
323270 WAPPING SHOPPING CENTER LLC 1 OF 4		291 OAKLAND ROAD	38351	482034 CTW	81000	360.61	
323270 WAPPING SHOPPING CENTER LLC 1 OF 4		291 OAKLAND ROAD	38351	482037 CTW	40000	178.08	
323270 WAPPING SHOPPING CENTER LLC 1 OF 4		291 OAKLAND ROAD	38351	482047 CTW	2000	9.34	
323270 WAPPING SHOPPING CENTER LLC 1 OF 4		291 OAKLAND ROAD	38351	482060 CTW	1002000	4460.9	5,008.93
323500 KELLEY RICHARD S		1750 ELLINGTON ROAD	38352	7022310 MDC	465256	2071.32	2,071.32
323530 KELLEY RICHARD S		1736 ELLINGTON ROAD	38353	7057395 MDC	136136	606.08	606.08
323560 NUTMEG ROAD ASSOCIATES LLC		330 NUTMEG ROAD	38354	7077322 MDC	50116	374	374.00
323620 D BELL ENTERPRISES LLC		19 OAKLAND ROAD	38355	CML	84000	374	374.00
323640 J E SHEPARD CO		60 BIDWELL ROAD	38356	7018006 MDC	1270104	5654.5	5,654.50
324760 SPIRIT MASTER FUNDING X LLC		625 NUTMEG ROAD	38357	7020858 MDC	1012792	4508.95	4,508.95
324810 TWO J'S REALTY LLC		681 JOHN FITCH BLVD	38358	7018082 MDC	84000	374	374.00
325120 AIR REALTY GROUP LLC		283 SULLIVAN AVENUE	38359	65893 IND	217000	966.08	966.08
325590 CHARBONNEAU ANDRE L		51 EDWIN ROAD	38360	65853 CTW	206000	917.11	917.11
325800 GRECO PROPERTIES LLC		855 SULLIVAN AVENUE	38361	65938 CTW	802000	3570.5	3,570.50
326850 CHAPPELL ENTERPRISES LLC		454 ELLINGTON ROAD	38362	7090066 MDC	260304	1158.87	1,158.87
327760 CARABILLO RICHARD C & JEANNE M		55 WINDSORVILLE ROAD	38363	77412 CTW	79000	374	374.00
327970 CBC REAL ESTATE LLC		70 BIDWELL ROAD	38364	7112834 MDC	176528	785.9	785.90
328940 GATOR ASSOCIATES LLC		26 SCHWEIR ROAD	38365	65907 CTW	128000	569.86	569.86
329320 560 NUTMEG ROAD NORTH LLC		560 NUTMEG ROAD	38366	7079912 MDC	51612	374	374.00
329330 BISSELL COMMONS ASSOCIATION		400 CHAPEL ROAD	38367	MIN	0	518.36	
329330 BISSELL COMMONS ASSOCIATION		400 CHAPEL ROAD	38367	PMR	-116432	-518.36	
329330 BISSELL COMMONS ASSOCIATION		400 CHAPEL ROAD	38367	7080922 MDC	804100	13090	13,090.00
329460 SOUTH WINDSOR REALTY CO LLC		481 BUCKLAND ROAD	38368	7022409 MDC	185504	825.86	825.86
329740 GUYPHIL LLC		660 NUTMEG ROAD	38369	7079808 MDC	11220	374	374.00
330470 FIRST CONGREGATIONAL CHURCH		983 MAIN STREET	38370	7091671 MDC	83776	374	374.00
331350 BODYCOTE HOOVEN INC		45 CONNECTICUT AVE	38371	7016648 MDC	1431672	6373.8	6,373.80
332360 ZAINO GIOVANNA B		760 SULLIVAN AVENUE	38372	65931 CTW	1728000	7693.06	7,693.06

332380 651 LLC	651 SULLIVAN AVENUE	38373	65927 CTW	37000	374	374.00
332540 PHM PARTNERS LLC	187 SOUTH SATELLITE ROAD	38374	7079145 MDC	29920	374	374.00
332550 CHARBONNEAU ANDRE L	41 GLENDALE ROAD	38375	PMR	-47840	-212.98	
332550 CHARBONNEAU ANDRE L	41 GLENDALE ROAD	38375	65843 CTW	224000	997.25	784.27
333130 AINSWORTH REALTY LLC	248 CHAPEL ROAD	38376	7113023 MDC	130152	579.44	579.44
333180 255 CHAPEL ROAD LLC	255 CHAPEL ROAD	38377	7090704 MDC	19448	374	
333280 55 GERBER ROAD LLC	55 GERBER ROAD	38378	72683 IND	84000	374	
333280 55 GERBER ROAD LLC	55 GERBER ROAD	38378	72684 IND	84000	374	1,122.00
333660 1760 ELLINGTON ROAD LLC	1760 ELLINGTON ROAD	38379	7024726 MDC	18700	374	374.00
334450 SOUTH WINDSOR REALTY CO LLC	152 DEMING STREET	38380	MAN	84000	374	374.00
334720 SOUTH WINDSOR REALTY CO LLC	465 BUCKLAND ROAD	38381	7022407 MDC	2045032	9104.48	9,104.48
334790 TWIN MRO REALTY LLC	273 CHAPEL ROAD	38382	7026029 MDC	311916	1388.65	1,388.65
335120 NUTMEG PROPERTIES OF CT LLC	345 NUTMEG ROAD	38383	7092519 MDC	32164	374	374.00
335240 LAVEY ROBERT W & BARBARA E	251 SULLIVAN AVENUE	38384	73488 CTW	77000	374	374.00
335940 MONTANO ROCCO E	1179 JOHN FITCH BLVD	38385	65840 CTW	282000	1255.46	1,255.46
337140 85 NUTMEG ROAD SOUTH LLC	85 NUTMEG ROAD	38386	7020072 MDC	102476	456.22	
337140 85 NUTMEG ROAD SOUTH LLC	85 NUTMEG ROAD	38386	7090040 MDC	10472	46.67	502.89
337260 CHARBONNEAU ANDRE & ERNESTINE	524 SULLIVAN AVENUE	38387	65918 CTW	325000	1446.9	1,446.90
337810 J R SILVESTER SPACE SERVICES LLC	401 GOVERNORS HIGHWAY	38388	7094099 MDC	99484	442.9	442.90
338050 SHEA JOHN F & BUSCEMI MICHAEL	500 SULLIVAN AVENUE	38389	65917 CTW	28000	374	374.00
338150 GILSON BARBARA E ETAL	668 SULLIVAN AVENUE	38390	73525 CTW	81000	374	374.00
338360 DALENE HARDWOOD FLOORING CO	45 NUTMEG ROAD	38391	7087988 MDC	100232	446.23	446.23
340090 RYAN KATHLEEN T	455 GOVERNORS HIGHWAY	38392	7022326 MDC	167552	745.94	745.94
341000 TRI TOWN LEASING LLC	255 NUTMEG ROAD	38393	7020403 MDC	33660	374	374.00
341370 SHARPSHOOT LLC	571 NUTMEG ROAD	38394	7112755 MDC	121176	539.48	539.48
341380 CONDOR PROPERTIES LLC	425 SULLIVAN AVENUE	38395	65911 IND	1695000	7546.14	7,546.14
341760 H S & D REALTY CORP	2 JEFFREY DRIVE	38396	7031305 MDC	50864	374	374.00
341840 KEY CORNER STONE LLC	313 PLEASANT VALLEY ROAD	38397	7078184 MDC	121176	539.48	539.48
342460 MCDONALD'S CORPORATION	769 JOHN FITCH BLVD	38398	7018811 MDC	278256	1238.8	1,238.80
342620 LAVALLEE ROBERT & PAULINE	151 STRONG ROAD	38399	65822 CTW	25000	374	374.00
342760 HARRIS REAL ESTATE SOUTH WINDSOR LLC	30 TALBOT LANE	38400	7080162 MDC	72556	374	374.00
342780 GRE TRI-STATE INDUSTRIAL LAUNDRIES INC	201 SOUTH SATELLITE ROAD	38401	7024883 MDC	84000	374	374.00
342960 WESTGATE PROFESSIONAL BLDG ASSOC	1330 SULLIVAN AVENUE	38402	63388 CTW	17000	374	
342960 WESTGATE PROFESSIONAL BLDG ASSOC	1330 SULLIVAN AVENUE	38402	63389 CTW	25000	374	



342960 WESTGATE PROFESSIONAL BLDG ASSOC	1330 SULLIVAN AVENUE	38402	63391 CTW	6000	374	
342960 WESTGATE PROFESSIONAL BLDG ASSOC	1330 SULLIVAN AVENUE	38402	63392 CTW	5000	374	
342960 WESTGATE PROFESSIONAL BLDG ASSOC	1330 SULLIVAN AVENUE	38402	63393 CTW	84000	374	
342960 WESTGATE PROFESSIONAL BLDG ASSOC	1330 SULLIVAN AVENUE	38402	63394 CTW	6000	374	
342960 WESTGATE PROFESSIONAL BLDG ASSOC	1330 SULLIVAN AVENUE	38402	63395 CTW	34000	374	
342960 WESTGATE PROFESSIONAL BLDG ASSOC	1330 SULLIVAN AVENUE	38402	63396 CTW	84000	374	
342960 WESTGATE PROFESSIONAL BLDG ASSOC	1330 SULLIVAN AVENUE	38402	63403 CTW	25000	374	
342960 WESTGATE PROFESSIONAL BLDG ASSOC	1330 SULLIVAN AVENUE	38402 cc	CTW	0	1122	4,488.00
343030 TJM REALTY COMPANY LLC	53 COMMERCE WAY	38403	65866 CTW	13000	374	374.00
343510 COMMERCE REALTY LLC	75 COMMERCE WAY	38404	65872 CTW	25000	374	374.00
343720 NUTMEG PROPERTIES OF CT LLC	201 NUTMEG ROAD	38405	7019747 MDC	200464	892.47	
343720 NUTMEG PROPERTIES OF CT LLC	201 NUTMEG ROAD	38405	7024217 MDC	55352	246.43	
343720 NUTMEG PROPERTIES OF CT LLC	201 NUTMEG ROAD	38405 need	MDC	87904	391.47	1,530.37
343940 CHARBONNEAU ANDRE L	701 NUTMEG ROAD	38406	7112752 MDC	80784	374	374.00
345080 FORTY EIGHT PATRIA ROAD ASSOCIATES LLC	48 PATRIA ROAD	38407	65895 CTW	191000	850.33	
345080 FORTY EIGHT PATRIA ROAD ASSOCIATES LLC	48 PATRIA ROAD	38407	603962 CTW	3000	374	1,224.33
345920 CONNECTICUT AVENUE ASSOCIATES LL	52 CONNECTICUT AVE	38408	PMR	-388232	-1728.41	
345920 CONNECTICUT AVENUE ASSOCIATES LL	52 CONNECTICUT AVE	38408	7087264 MDC	1322464	5887.61	4,159.20
346320 279 NUTMEG ROAD SOUTH LLC	279 NUTMEG ROAD	38409	7024218 MDC	103972	462.88	462.88
346720 NUTMEG ROAD SOUTH ASSOCIATES LLC	250 NUTMEG ROAD A	38410	7112761 MDC	353804	5236	5,236.00
346930 MILL INC THE	989 ELLINGTON ROAD	38411	7024461 MDC	1237940	5511.31	5,511.31
347630 IERNAS MOBILE HOME PARK LLC	23 MAIN STREET	38412	7018135 MDC	1305260	5811.02	
347630 IERNAS MOBILE HOME PARK LLC	23 MAIN STREET	38412	7084220 MDC	35904	159.84	5,970.86
347640 GOVERNORS SQUARE ASSOCIATES	310 NUTMEG ROAD	38413	7112836 MDC	127908	13464	13,464.00
348420 COYNE SUSAN W & THOMAS A	35 MAIN STREET	38414	7042337 MDC	133892	596.09	
348420 COYNE SUSAN W & THOMAS A	35 MAIN STREET	38414	7112833 MDC	417384	1858.19	2,454.28
348540 ELLINGTON CAPITAL LLC	1170 ELLINGTON ROAD	38415	PMR	-315394	-1404.13	
348540 ELLINGTON CAPITAL LLC	1170 ELLINGTON ROAD	38415	7007919 MDC	542300	2414.32	1,010.19
348800 CUDA FRED B TRUSTEE	41 COMMERCE WAY	38416	65865 CTW	37000	374	374.00
348850 JDT ASSOCIATES LLC	379 CHAPEL ROAD	38417	7016999 MDC	-1038224	374	374.00
349260 MARAMAT LLC	7 HILLSIDE DRIVE	38418	CML	84000	374	374.00
349730 DUFF PROPERTIES LLC	26 SEA PAVE ROAD	38419	7112841 MDC	110704	492.85	492.85
349770 KELLEY RICHARD S	22 MORGAN FARMS DRIVE	38420	62334 CTW	68000	374	
349770 KELLEY RICHARD S	22 MORGAN FARMS DRIVE	38420	62335 CTW	4000	374	

349770 KELLEY RICHARD S	22 MORGAN FARMS DRIVE	38420	62337 CTW	14000	374	
349770 KELLEY RICHARD S	22 MORGAN FARMS DRIVE	38420	62338 CTW	8000	374	1,496.00
349800 R&J CLOUTIER LLC	253 CHAPEL ROAD	38421	7109849 MDC	-2655400	374	374.00
350040 AD&M ASSOCIATES LLC	145 COMMERCE WAY	38422	65877 CTW	105000	467.46	467.46
350210 LARNICK ASSOCIATES	1590 JOHN FITCH BLVD	38423	65863 CTW	87000	387.32	387.32
350360 KCP RE LLC	494 CHAPEL ROAD	38424	7112766 MDC	313412	1395.31	1,395.31
350640 REESG PROPERTIES LLC	959 SULLIVAN AVENUE	38425	65344 CTW	17000	75.68	
350640 REESG PROPERTIES LLC	959 SULLIVAN AVENUE	38425	65346 CTW	312000	1389.02	
350640 REESG PROPERTIES LLC	959 SULLIVAN AVENUE	38425	65348 CTW	1000	4.59	
350640 REESG PROPERTIES LLC	959 SULLIVAN AVENUE	38425	65353 CTW	0	0	
350640 REESG PROPERTIES LLC	959 SULLIVAN AVENUE	38425	65355 CTW	0	0	
350640 REESG PROPERTIES LLC	959 SULLIVAN AVENUE	38425	65356 CTW	0	0	
350640 REESG PROPERTIES LLC	959 SULLIVAN AVENUE	38425	65357 CTW	0	0	1,469.29
350670 JACQUES JEAN MARC	658 ELLINGTON ROAD	38426	7018060 MDC	194480	865.82	865.82
350880 KIZIS JOSEPH	713 JOHN FITCH BLVD	38427	7022295 MDC	34408	374	374.00
351160 15 MORGAN FARMS DRIVE ASSOCIATES LLC	15 MORGAN FARMS DRIVE	38428	62401 CTW	11000	48.97	
351160 15 MORGAN FARMS DRIVE ASSOCIATES LLC	15 MORGAN FARMS DRIVE	38428	191958 CTW	154000	685.61	
351160 15 MORGAN FARMS DRIVE ASSOCIATES LLC	15 MORGAN FARMS DRIVE	38428	195711 CTW	4000	17.87	752.45
351240 GRIGORIAN RICHARD	589 JOHN FITCH BLVD	38429	7056541 MDC	5236	374	374.00
351360 MINGUY KEVIN	850 SULLIVAN AVENUE	38430	65936 CTW	57000	374	374.00
351390 CHARBONNEAU ANDRE K	55 SANDRA DRIVE	38431	MIN	0	184.56	
351390 CHARBONNEAU ANDRE K	55 SANDRA DRIVE	38431	PMR	-45450	-202.34	
351390 CHARBONNEAU ANDRE K	55 SANDRA DRIVE	38431	65815 IND	88000	391.78	374.00
351460 TOWN CENTER OF SOUTH WINDSOR LLC	1695 ELLINGTON ROAD	38432	7020889 MDC	6581652	29301.51	29,301.51
351510 STM ASSOCIATES LLC	121 COMMERCE WAY	38433	65879 CTW	17000	374	374.00
351520 ZITO PROPERTIES LLC	140 COMMERCE WAY	38434	65878 CTW	780000	3472.56	3,472.56
351560 1395 JOHN FITCH BLVD LLC	1395 JOHN FITCH BLVD	38435	65820 CTW	382000	1700.66	1,700.66
351570 VANCO ASSOCIATES	417 JOHN FITCH BLVD	38436	7112763 MDC	398684	1774.94	1,774.94
351660 PRESTILEO VINCENT	828 SULLIVAN AVENUE	38437	65934 CTW	106000	471.91	
351660 PRESTILEO VINCENT	828 SULLIVAN AVENUE	38437	90345 CTW	1000	374	845.91
352050 MIDFORD MARK R & DOREEN G	37 GRIFFIN ROAD	38438	CML	84000	374	374.00
352140 MECHANICAL MAINTENANCE CO	37 SEA PAVE ROAD	38439	7018864 MDC	18700	374	374.00
352520 KQ HOLDINGS LLC	11 SEA PAVE ROAD	38440	7027517 MDC	29172	374	374.00
353230 68 NUTMEG ROAD LLC	68 NUTMEG ROAD	38441	7112760 MDC	37400	374	374.00

353820 GOLTECH LLC	154 COMMERCE WAY	38442	65875 CTW	73000	374	374.00
354040 KARAPANOS CONSTANTINOS NICHOLAS ETAL	855 JOHN FITCH BLVD	38443	7022330 MDC	100980	449.56	449.56
354120 LINBOB LLC	80 KIMBERLY DRIVE	38444	PMR	-596901	-2657.4	
354120 LINBOB LLC	80 KIMBERLY DRIVE	38444	65813 IND	1383000	6157.12	3,499.72
354340 KRIVICKAS GEORGE A & DOROTHY E TR	620 SULLIVAN AVENUE	38445	65923 CTW	112000	498.62	498.62
354660 388 STRONG ROAD ASSOCIATES LLC	388 STRONG ROAD	38446	7051951 MDC	84000	374	374.00
354740 CORK ASSOCIATES A MICHIGAN COPAR	101 BIDWELL ROAD	38447	7047541 MDC	40392	374	374.00
354880 LIVING TRUST OF STIGLIANO JOHN	30 BROOKFIELD STREET	38448	CML	84000	374	374.00
355120 GUTSKA PETER S	12 SEA PAVE ROAD	38449	7037655 MDC	7480	374	374.00
355720 ZAMMX LLC	180 SULLIVAN AVENUE	38450	65885 CTW	22000	374	374.00
356220 GRECO PROPERTIES LLC	869 SULLIVAN AVENUE	38451	65939 CTW	292000	1299.98	1,299.98
356230 350 PLEASANT VALLEY ROAD LLC	350 PLEASANT VALLEY ROAD	38452	7088305 MDC	1364352	6074.1	6,074.10
356540 LAVEY ROBERT W & BARBARA E	259 SULLIVAN AVENUE	38453	65897 CTW	38000	169.18	
356540 LAVEY ROBERT W & BARBARA E	259 SULLIVAN AVENUE	38453	65898 CTW	15000	66.78	
356540 LAVEY ROBERT W & BARBARA E	259 SULLIVAN AVENUE	38453	65899 CTW	0	0	
356540 LAVEY ROBERT W & BARBARA E	259 SULLIVAN AVENUE	38453	65900 CTW	76000	338.4	574.36
356600 BERMAN JON D &	819 CLARK STREET	38454	CML	84000	374	374.00
360010 JKLN LLC	330 SULLIVAN AVENUE	38455	65904 CTW	80000	374	
360010 JKLN LLC	330 SULLIVAN AVENUE	38455	65905 CTW	28000	374	748.00
360020 MARYLOU LLC	199 STRONG ROAD	38456	65823 CTW	51000	374	374.00
360030 COLE PRE LLC	67 COMMERCE WAY	38457	MIN	0	115.78	
360030 COLE PRE LLC	67 COMMERCE WAY	38457	65869 CTW	9000	40.07	
360030 COLE PRE LLC	67 COMMERCE WAY	38457	65870 CTW	1000	4.45	
360030 COLE PRE LLC	67 COMMERCE WAY	38457	65871 CTW	11000	48.97	
360030 COLE PRE LLC	67 COMMERCE WAY	38457	65873 CTW	19000	84.59	
360030 COLE PRE LLC	67 COMMERCE WAY	38457	65876 CTW	18000	80.14	374.00
360040 CED EMPLOYEES RETIREMENT PLAN	15 COMMERCE WAY	38458	65874 CTW	1000	374	374.00
360050 GARDEN GROUP LLC	48 COMMERCE WAY	38459	65868 IND	159000	707.87	707.87
360070 MLB LLC	1546 JOHN FITCH BLVD	38460	263431 CML	70000	374	374.00
370010 88 NUTMEG LLC	88 NUTMEG ROAD	38461	7026042 MDC	30380020	135251.85	135,251.85
370020 SJD PROPERTY MANAGEMENT LLC	585 NUTMEG ROAD	38462	7112830 MDC	87516	389.62	389.62
370030 MR SOUTH WINDSOR PROPERTIES LLC	600 NUTMEG ROAD	38463	7112753 MDC	205700	915.78	915.78
370040 MACY'S RETAIL HOLDINGS LLC	319 NUTMEG ROAD	38464	CML	84000	374	374.00
370050 Q & E LLC	694 NUTMEG ROAD	38465	7112751 MDC	2244	374	374.00

370060 R L R INVESTMENTS LLC	540 SULLIVAN AVENUE	38466	65919 CTW	99000	440.75	440.75
370070 CHARBONNEAU ANDRE L	71 EDWIN ROAD	38467	65852 CTW	111000	494.17	494.17
370080 MARCO ENTERPRISE MANAGEMENT LLLP	400 GOVERNORS HIGHWAY	38468	7088623 MDC	42636	374	374.00
370090 TONYS TURTLE GAS LLC	779 JOHN FITCH BLVD	38469 need	MDC	332112	1478.69	1,478.69
370100 JOHN FITCH PARTNERS LLC	1265 JOHN FITCH BLVD	38470	MIN	0	-93.44	
370100 JOHN FITCH PARTNERS LLC	1265 JOHN FITCH BLVD	38470	65825 CTW	39000	173.63	
370100 JOHN FITCH PARTNERS LLC	1265 JOHN FITCH BLVD	38470	65828 CTW	2000	8.9	
370100 JOHN FITCH PARTNERS LLC	1265 JOHN FITCH BLVD	38470	65829 CTW	8000	35.62	
370100 JOHN FITCH PARTNERS LLC	1265 JOHN FITCH BLVD	38470	65831 CTW	55000	244.86	
370100 JOHN FITCH PARTNERS LLC	1265 JOHN FITCH BLVD	38470	65832 CTW	13000	57.88	
370100 JOHN FITCH PARTNERS LLC	1265 JOHN FITCH BLVD	38470	65833 CTW	3000	13.36	
370100 JOHN FITCH PARTNERS LLC	1265 JOHN FITCH BLVD	38470	91450 CTW	8000	35.62	
370100 JOHN FITCH PARTNERS LLC	1265 JOHN FITCH BLVD	38470	91502 CTW	28000	124.66	
370100 JOHN FITCH PARTNERS LLC	1265 JOHN FITCH BLVD	38470	91884 CTW	8000	35.62	
370100 JOHN FITCH PARTNERS LLC	1265 JOHN FITCH BLVD	38470	92708 CTW	42000	186.98	823.69
370120 LAWSONS PROPERTIES LLC	46 KENNEDY ROAD	38471	65913 CTW	44000	374	374.00
370140 229 SOUTH SATELLITE ROAD LLC	229 SOUTH SATELLITE ROAD	38472	7089074 MDC	60588	374	374.00
370150 AHS REALTY I LLC	30 SOUTH SATELLITE ROAD	38473	7093146 MDC	385220	1715	1,715.00
370160 SOUTH WINDSOR MERGER COMPANY LLC	145 SOUTH SATELLITE ROAD	38474	7087721 MDC	24949540	111075.35	
370160 SOUTH WINDSOR MERGER COMPANY LLC	145 SOUTH SATELLITE ROAD	38474	7097022 MDC	196724	875.82	111,951.17
370180 CONN LIGHT & POWER CO	299 STRONG ROAD	38475	CML	84000	374	374.00
370190 J E SHEPARD CO	25 BIDWELL ROAD	38476	7018009 MDC	311168	1385.32	1,385.32
370200 SOUTH WINDSOR MEDICAL ARTS CENTE	25 OAKLAND ROAD	38477	CML	84000	374	374.00
370220 ATLAS PRECISION PROPERTIES LLC	508 BURNHAM STREET	38478	7078421 MDC	192984	859.16	859.16
370230 SOUTH WINDSOR CONN CONGREGATION	640 BURNHAM STREET	38479	7022791 MDC	305932	1362.01	1,362.01
370240 JACQUES JEAN MARC	310 CHAPEL ROAD	38480	7112765 MDC	56848	374	374.00
370250 MARTO REALTY LLC	317 CHAPEL ROAD	38481	7091331 MDC	17204	374	374.00
370270 HERSHCOPF STEVEN A	112 DEMING STREET A	38482	MAN	84000	374	374.00
370280 GERLT WAYNE CHRISTOPHER	112 DEMING STREET B	38483	MAN	84000	374	374.00
370290 GERLT WAYNE CHRISTOPHER	112 DEMING STREET C	38484	MAN	84000	374	374.00
370300 CALVARY CHURCH OF THE ASSEMBLIES	240 DEMING STREET	38485	MAN	84000	374	374.00
370310 IPSO FACTO LLC	1343 SULLIVAN AVENUE	38486	148584 CTW	84000	374	374.00
370320 THREE AC LLC	647 SULLIVAN AVENUE	38487	65926 CTW	30000	374	374.00
370330 HARTFORD FEDERAL CREDIT UNION	1665 ELLINGTON ROAD	38488	7024542 MDC	22440	374	374.00

370340 BRUNNER HOLDINGS LLC	81 COMMERCE WAY	38489	65882 CTW	69000	374	374.00
370350 MITCHELL PROPERTY GROUP LLC	38 IDENT ROAD	38490	110014 CTW	872000	3882.14	3,882.14
376520 BERSKSHIRE REAL ESTATE OF CT LLC	1535 JOHN FITCH BLVD	38491	65811 CTW	85000	378.42	378.42
376540 MULLER JULIE CRANDALL	544 BUCKLAND ROAD	38492	WEL	84000	374	374.00
376780 LUKASIK LLC	185 COMMERCE WAY	38493	65960 CTW	256000	1139.71	1,139.71
376820 COLVEST/HTFD-MAN-WFLD, LLC	172 DEMING STREET	38494	MAN	1299276	5784.38	5,784.38
376830 MCDONALDS WALSH ENT	144 DEMING STREET	38495	MAN	537812	2394.34	2,394.34
377520 NORTH NUTMEG ASSOCIATES LLC	636 NUTMEG ROAD	38496	7112754 MDC	365772	1628.42	1,628.42
377540 REEVA REALTY	100 COMMERCE WAY	38497	65962 CTW	48000	374	374.00
377610 REAL GROUP LLC THE	171 COMMERCE WAY	38498	65883 CTW	34000	374	374.00
377750 PACHECO MARIA C TR	601 JOHN FITCH BLVD	38499	7056819 MDC	604384	2690.72	2,690.72
378450 CASTANHO & CLOUTIER DEVELOPMENT LLC	729 ELLINGTON ROAD	38500	7100780 MDC	155584	692.66	692.66
378530 ABCO WELDING & INDUSTRIAL SUPPLY INC	1608 JOHN FITCH BLVD	38501	65864 CTW	8000	374	374.00
380120 CMS VENTURES LLC	220 STRONG ROAD	38502	91614 CTW	40000	374	374.00
380180 UNITED STATES POSTAL SERVICE	850 CLARK STREET	38503	7112757 MDC	44880	374	374.00
380220 FOUR HUNDRED THIRTY TWO BUCKLAND CT	432 BUCKLAND ROAD	38504	7020647 MDC	6459728	28758.71	28,758.71
380250 BRUCE A MANEELEY REAL ESTATE LLC	65 RYE STREET	38505	PMR	-244346	-1087.83	
380250 BRUCE A MANEELEY REAL ESTATE LLC	65 RYE STREET	38505	91569 CTW	1073000	4777	
380250 BRUCE A MANEELEY REAL ESTATE LLC	65 RYE STREET	38505	129650 CTW	224000	997.25	4,686.42
380260 DANGELO BROTHERS LLC	589 SULLIVAN AVENUE	38506	91829 CTW	10000	374	374.00
380450 JE SHEPARD COMPANY	125 BIDWELL ROAD	38507	7062942 MDC	15708	374	374.00
380460 EDWIN ROAD LLC	78 EDWIN ROAD	38508	CML	84000	374	374.00
380520 1496 REALTY ASSOCIATES LLC	1496 JOHN FITCH BLVD	38509	PMR	83108	374	374.00
380880 1504 SULLIVAN AVE LLC	1504 SULLIVAN AVENUE	38510	7087510 MDC	83776	374	374.00
380940 DST REALTY CONNECTICUT INC	125 ELLINGTON ROAD	38511	PMR	-5256200	-23400.6	
380940 DST REALTY CONNECTICUT INC	125 ELLINGTON ROAD	38511	7088979 MDC	84000	374	
380940 DST REALTY CONNECTICUT INC	125 ELLINGTON ROAD	38511	7102300 MDC	7235404	32212.02	9,185.42
381110 BRIDGESTONE AMERICAS TIRE OPERATIONS LLC	260 CHAPEL ROAD	38512	7112772 MDC	59092	374	374.00
381120 LUKASIK TOMASZ & DANUTA	130 COMMERCE WAY	38513	93126 CTW	105000	467.46	467.46
381140 SAVINGS BANK OF ROCKVILLE	1645 ELLINGTON ROAD	38514	7112770 MDC	278256	1238.8	1,238.80
381150 MT FORD INDUSTRIES LLC	170 COMMERCE WAY	38515	92175 CTW	51000	374	374.00
382020 CHILDREE ENTERPRISES LLC	89 COMMERCE WAY	38516	93122 CTW	31000	374	374.00
382030 ANNUNZIATA DENISE	93 COMMERCE WAY	38517	93123 CTW	15000	374	374.00
382370 TARGET CORPORATION T1249	125 BUCKLAND HILLS DRIVE	38518	98740 CTW	988000	4398.58	4,398.58

382380 LOWES HOME CENTERS INC	31 BUCKLAND HILLS DRIVE	38519	98930 CTW	299000	1331.15	
382380 LOWES HOME CENTERS INC	31 BUCKLAND HILLS DRIVE	38519	98931 CTW	402000	1789.7	3,120.85
382440 WISNESKI WILLIAM & STEPHEN JR	118 TROY ROAD	38520	CML	84000	374	374.00
382540 NUTMEG PROPERTIES OF CT LLC	401 CHAPEL ROAD	38521	7060542 MDC	56100	374	374.00
382820 D & L CARON LLC	195 COMMERCE WAY	38522	99445 CTW	28000	374	374.00
383210 124 COMMERCE WAY ASSOCIATES LLC	124 COMMERCE WAY	38523	99446 CTW	146000	649.99	649.99
383390 TRAVCO LLC	72 COMMERCE WAY	38524	100512 CTW	114000	507.53	507.53
383400 1496 SULLIVAN AVE LLC	1496 SULLIVAN AVENUE	38525	CML	84000	374	374.00
383430 NUTMEG ROAD SOUTH LLC	274 NUTMEG ROAD	38526	MIN	0	161.32	
383430 NUTMEG ROAD SOUTH LLC	274 NUTMEG ROAD	38526	PMR	-160920	-716.42	
383430 NUTMEG ROAD SOUTH LLC	274 NUTMEG ROAD	38526	7112773 MDC	208692	929.1	374.00
384140 THORPE CHERYL MARIE	930 SULLIVAN AVENUE	38527	169644 CTW	84000	374	374.00
384170 SURI REALTY LLC	50 TALBOT LANE	38528	PMR	30508078	135821.96	135,821.96
384430 REDMOND MANCHESTER PROPERTIES LLC	149 DEMING STREET (OS)	38529	MAN	4563548	20316.92	20,316.92
384440 MBS GRAHAM LLC	124 BROOKFIELD STREET	38530	109153 CTW	127000	565.4	565.40
385090 WATSON FARM ASSOCIATES	700 DEMING STREET	38531	MAN	642400	14301.05	14,301.05
386190 CHARBONNEAU ANDRE L	40 SANDRA DRIVE	38532	117556 CTW	50000	374	
386190 CHARBONNEAU ANDRE L	40 SANDRA DRIVE	38532	117557 CTW	57000	374	748.00
386220 PARKSITE INC	455 SULLIVAN AVENUE	38533	110580 CTW	559000	2488.67	2,488.67
386240 ZOPPA STUDIO LLC	23 SEA PAVE ROAD	38534	7110212 MDC	51612	374	374.00
386580 BERRY PATCH ASSOCIATES LMT PARTNERSHIP	205 OAKLAND ROAD	38535	198065 CTW	868000	3864.34	
386580 BERRY PATCH ASSOCIATES LMT PARTNERSHIP	205 OAKLAND ROAD	38535	198066 CTW	844000	3757.49	
386580 BERRY PATCH ASSOCIATES LMT PARTNERSHIP	205 OAKLAND ROAD	38535	199633 CTW	409000	1820.87	
386580 BERRY PATCH ASSOCIATES LMT PARTNERSHIP	205 OAKLAND ROAD	38535	199634 CTW	612000	2724.62	
386580 BERRY PATCH ASSOCIATES LMT PARTNERSHIP	205 OAKLAND ROAD	38535	201947 CTW	953000	4242.76	
386580 BERRY PATCH ASSOCIATES LMT PARTNERSHIP	205 OAKLAND ROAD	38535	203758 CTW	9000	41.47	16,451.55
399940 CENTRO BRADLEY NORTHERN HILLS LLC	105 BUCKLAND HILLS DRIVE	38536	108382 CTW	-12000	374	
399940 CENTRO BRADLEY NORTHERN HILLS LLC	105 BUCKLAND HILLS DRIVE	38536	108383 CTW	17000	374	748.00
399950 CENTRO BRADLEY NORTHERN HILLS LLC	95 BUCKLAND HILLS DRIVE	38537	108380 CTW	48000	374	374.00
399960 JHS PROPERTIES LLC	170 STRONG ROAD	38538	294890 CTW	10000	374	374.00
399980 CHURCH OF THE LIVING GOD OF MANCHESTER	750 DEMING STREET	38539	MAN	44880	374	374.00
399990 765 SULLIVAN AVENUE LLC	765 SULLIVAN AVENUE	38540	314721 CTW	1000	374	374.00
400000 SOUTH WINDSOR DEVELOPERS LLC	50 ANDREWS WAY	38541	307092 CTW	72000	374	374.00
400010 JOHN FITCH 1505 LLC	1505 JOHN FITCH BLVD	38542	MDC	84000	374	374.00

300984 KUPCHUNOS SUSAN M

1979 ELLINGTON ROAD

38543

CML

84000

374

374.00

1,220,144.42

AGREEMENT FOR PROFESSIONAL SERVICES

by and between

TOWN OF SOUTH WINDSOR, CT

and

TAXSERV CAPITAL SERVICES, LLC

*Collection of Delinquent Taxes & Other Receivables*

This Agreement for Professional Services ("Agreement") is dated as of this \_\_\_\_ day of March 2017, by and between the Town of South Windsor, a municipal Corporation having its territorial limits within the County of Hartford, acting herein by Matthew B. Galligan, its Town Manager, duly authorized, hereinafter referred to as the "Town", and TaxServ Capital Services, LLC, acting herein by Roger Blain, its President, duly authorized, hereinafter referred to as the "Contractor". The Town and Contractor are together referred to herein as the Parties.

WHEREAS, the Town has issued a Request for Proposal for Collection Agency Services (the "RFP"), a copy of which, along with any addenda, is attached as Exhibit A;

WHEREAS, the Contractor submitted a proposal to the Town dated September 30, 2016 (the "Proposal"), a copy of which is attached as Exhibit B;

WHEREAS, the Town has selected the Contractor to perform the Work (as defined in Section 2 below); and

WHEREAS, the Town and the Contractor desire to enter into a formal contract for the performance of the Work.

NOW THEREFORE, in consideration of the recitals set forth above and the Parties mutual promises and obligations contained below, the Parties do mutually covenant and agree as follows:

1. AGREEMENT INCLUSION

This Agreement includes the RFP (attached as Exhibit A) and the Contractor's Proposal (attached as Exhibit B) which are made a part hereof. In the event of a conflict or inconsistency between or among this Agreement, the RFP shall have the highest priority, and the Proposal, the second highest priority.

2. WORK

The Contractor agrees to comply with all terms and conditions set forth in this Agreement and in all its Exhibits (the "Work").

- 1.1 The receivables to be assigned at the commencement of this Agreement to Contractor are delinquent sewer usage bills as described on Exhibit C hereof ("Original Delinquent Bills").
- 1.2 Town may assign additional sewer usage bills to Contractor for collection during the term of this Agreement ("Additional Delinquent Bills"). The Original Delinquent Bills and Additional Delinquent Bills are defined as Bills ("Bills").
- 1.3 Contractor shall assist the Town in the collection of delinquent Bills due from the associated obligors through available statutory means, including legal remedy



enforcement only where authorized in writing in advance, by the Town. The services to be provided by Contractor shall include all action approved by Town for the collection of the Bills. In conjunction with and, only upon the receipt of advanced, written authorization from the Town, the Contractor may hire counsel (to be approved or designated by the Town) to bring suit on delinquent accounts.

3. TERM OF AGREEMENT

The term of this Agreement shall be three (3) years, from the date noted above, and may, upon the written agreement of the Parties, be extended for three (3) additional one-year terms.

4. COMPENSATION

Total compensation to Contractor under this Agreement shall be a collection agency fee of fifteen percent (15.0%) of the amount collected from Bills assigned to Contractor, paid upon collection ("Collection Agency Fee"). It is intended that the 15.0% Collection Agency Fee be added to the debt collectable from the taxpayer as permitted by CGS 36a-805, payable in accordance with the Collection Fee Schedule attached hereto as Exhibit D ("Collection Fee Schedule").

The Contractor shall prepare and submit invoices and such supporting documentation for services provided as required by the Town. Remittance of collections will be made by Contractor to Town every Tuesday for amounts collected in the previous week.

5. MANAGEMENT

This Agreement will be managed for the Town by the Town Manager or his or her designee ("Managing Authority"). The Contractor shall work closely with the Town Collector of Revenue in the routine execution of his collection responsibilities. The Contractor and the Town shall work closely together in all aspects of the services provided for by this Agreement, and the Contractor shall follow reasonable suggestions of the Town to improve the operation of this Agreement. The Contractor may make reasonable suggestions to the Town to improve the operation of this Agreement, which the Town may choose to implement at its sole discretion.

Nothing in this Section or this Agreement shall cause any of either the Contractor's or the Town's individual obligations under this Agreement to become a joint obligation.

6. RELATIONSHIP BETWEEN THE PARTIES

It is mutually agreed that the Contractor including its employee(s) is an independent contractor and not an officer or employee of the Town, and that this Agreement is a contract for services and not a contract of employment, and that, as such, the Contractor and its employee(s) shall not be entitled to any employment benefits of the Town such as, but not limited to: vacation, sick leave, insurance, worker's compensation, pension and retirement benefits. All personnel matters affecting contract staff will be the responsibility of the Contractor.

7. HOLD HARMLESS AGREEMENT

The Contractor, its agents and assigns shall defend, indemnify and hold harmless the Town, including but not limited to, its elected officials, its officers, employees and agents, ("the Town") from any and all claims made against the Town, including but not limited to, damages, awards, costs and reasonable attorneys fees, to the extent any such claim directly and proximately results from the wrongful, or negligent performance of services by the Contractor during the Contractor's performance of this Agreement or any other Agreements of the Contractor entered into by reason thereof. The Town agrees to give the Contractor reasonable notice of any such claim and absent a conflict of interest, an opportunity to control the defense thereof.

8. INSURANCE

Contractor shall be required to furnish proof of insurance coverage within ten (10) days of receipt of execution of this Agreement. Insurance shall be issued by an insurance company licensed to conduct business in the State of Connecticut with a Best's Key Rating of A-, VIII or better. Any and all exceptions must be approved by the Town. Insurance coverage shall remain in full force for the duration of the Agreement term including any and all extensions or renewal thereof. Each insurance certificate shall contain a (30) day notice of cancellation to the town. All renewal certificates shall be furnished at least thirty (30) days prior to policy expiration to the town. Coverage shall include the following:

- 8.1 Commercial General Liability with limits not less than \$2,000,000 Combined Single Limit Bodily Injury and Property Damage. All, if any, deductibles are the sole responsibility of the selected Provider to pay and/or indemnify. Pursuant to General Statutes § 36a-805(c), such commercial general liability policy shall include coverage against loss of money, securities or other property, including loss arising from any fraudulent or dishonest act of any employee, officer or director of the Contractor.
- 8.2 Workers' Compensation in accordance with Connecticut General Statutes
- 8.3 Employer's Liability:  
\$100,000 bodily injury for each accident;  
\$100,000 bodily injury by disease for each employee  
\$500,000 bodily injury by disease aggregate
- 8.4 Professional Liability: Issued on a claims made basis with a \$1,000,000 Single Limit for the term of the Agreement and for two years following its completion with the Town to be named as a beneficiary thereon.
- 8.5 A Fidelity Bond in an amount of at least \$2,000,000.00 that shall protect the Town against losses caused by any dishonest or unlawful acts of the Contractor.
- 8.6 The Town shall be included as an Additional Insured under the Commercial General Liability and Employer's Liability Insurance Policies. THE UNDERLINED WORDING MUST BE SHOWN IN THE SPACE PROVIDED FOR "COMMENTS" ON THE ACORD INSURANCE CERTIFICATE. (Additional Insured requirement is expressly waived for Workers' Compensation and Professional Liability coverages.)
- 8.7 Each insurance coverage named above shall provide not less than a 30-day notice of cancellation to the Town. All policies shall be on the occurrence form. Any and all exceptions shall be reviewed by the Town Managing Authority.
- 8.8 It is further agreed that the amount of insurance required herein does not, in any way, limit the liability of the Contractor by virtue of its promise to defend, indemnify and hold the Town harmless so that in the event that any claims results in a settlement or judgment in any amount above the limits set in Paragraph 7.1 herein, the Contractor shall be liable to, or for the benefit of, the Town for the excess.
- 8.9 Insurance requirements and coverage may be reviewed from time to time during the term of this Agreement and all extensions and renewals, hereof. The Contractor agrees to comply with any and all reasonable insurance requirements or modifications made by the Town's Managing Authority.

- 8.10 Cancellation or other termination of insurance policies required by this Agreement without immediate replacement thereof may be considered a default in the terms and conditions of this Agreement. The Contractor agrees that such default may be cured by procurement of insurance on behalf of Contractor, at the Contractor's expense, at Town's sole discretion, which shall be strictly optional and not limit any other remedies provided for by this Agreement or the law.

9. CONFLICT OF INTEREST

The Town and the Contractor hereby covenant and agree that no member of the governing body of the Town, or its designees or agents, and no other public official, either paid or unpaid, who exercises any functions or responsibilities with respect to this program during the individual's tenure or for one (1) year thereafter, shall have any personal or financial interest, direct or indirect, in any contract or subcontract, or the proceeds thereof for work and/or services to be performed in connection with the program described or assisted under this Agreement. The Contractor shall cause to be incorporated, in all subcontracts a provision prohibiting such interest pursuant to the provisions of this paragraph.

10. EVENTS OF DEFAULT AND REMEDIES

10.1 Events of Default

Any of the following occurrences or acts shall constitute an Event of Default under this Agreement:

- 10.1.1 If default shall be made by the Contractor, its successors or assigns, in the performance or observance of any of the covenants, conditions or agreements on the part of the Contractor set forth in this Agreement; or
- 10.1.2 If any final determination shall have been made by competent authority such as, but not limited to, any federal, state or local government official, or a certified public accountant, that the Contractor's management or any accounting not consistent with reasonable and customary business practices is inadequate or illegal, as such management or accounting may relate to the Contractor's performance of this Agreement; or
- 10.1.3 If a decree or order by a court having jurisdiction in the matter shall have been entered adjudging the Contractor a bankrupt or insolvent or approving as properly filed a petition seeking reorganization, readjustment, arrangement, composition or similar relief for the Contractor under the federal bankruptcy laws, or any other similar applicable federal or state law; or
- 10.1.4 If Contractor no longer holds a Connecticut Department of Banking Consumer Collection Agency License; or
- 10.1.5 If Contractor does fails to comply with applicable federal, state or local law governing the services to be provided pursuant to this Agreement; then

10.2 Election of Remedies

If any Event of Default hereunder shall have occurred and be continuing, the Town may elect to pursue any one or more of the following remedies, in any combination or sequence:

- 10.2.1 Take such action as it deems necessary, including, without limitation, the

temporary withholding or reduction of payment;

10.2.2 Suspend program operation;

10.2.3 Require the Contractor to correct or cure such default to the satisfaction of the Town; or

10.2.4 Terminate this Agreement for cause in accordance with Section 11 hereof.

The selection of any remedy shall not prevent or stop the Town from pursuing any other remedy and shall not constitute a waiver by the Town of any other right or remedy.

## 11. TERMINATION OF AGREEMENT

In the event that the Town determines, in its reasonable judgment, the Contractor to be in non-conformance with the terms of this Agreement or if in the Town's reasonable judgment the Contractor's work is not satisfactory, the Town, upon written notice to Contractor outlining the specific deficiencies of the services being rendered, may take corrective action, including but not limited to the following:

- a. Delay of payment of Collection Agency Fees or cost reimbursements; or
- b. Adjustment of payment to Contractor;
- c. Suspension or termination of this Agreement; or
- d. Pursuit of any other remedy authorized by law.

### 11.1 Termination

"Termination", for purposes of this Agreement, shall mean the cessation, upon the effective date of termination, of the following obligations only: The Contractor's obligation to perform the Work described in Section 2 of this Agreement; and the Town's obligation, as described in Section 4, Compensation, of this Agreement, to pay for such Work.

### 11.2 Termination for Cause

Upon the occurrence of any Event of Default, as set forth in Section 11.1 hereof: (a) the Town may terminate this Agreement by giving fifteen (15) business days written notice thereof to the Contractor, specifying in detail the scope and nature of the events of default; and, (b) Contractor may terminate this Agreement by giving fifteen (15) business days written notice thereof to Town of its failure to make timely payment to Contractor and Contractor will have a right to seek damages in a court of law. Provided that the Town shall give TaxServ and TaxServ shall give the Town thirty (30) calendar days prior written notice and an opportunity to cure by the end of said thirty (30) day period.

### 11.3 Termination without Cause

In the event that the Town chooses to terminate this Agreement at will, the Town shall provide the Contractor a six month written notice for termination without cause.

### 11.4 Payment upon Termination; Return of Tax Bills and Receivables

In the event this Agreement is terminated as herein provided, the Town shall make full payment to the Contractor for all Services performed up to and including the date of termination within ten (10) days of such date of termination, and the Contractor shall return to the Town all the tax bills and related receivables not yet collected within ten (10) days of such date of termination.

12. AMENDMENTS

This Agreement may be amended by written instrument executed by the parties hereto, acting therein by their duly authorized representatives. The Contractor's duly authorized representative shall be Roger Blain, its President, and the Town's duly authorized representative shall be the Town Manager, subject to any authorizations required by the Town.

The Town and the Contractor may require changes in the Work to be performed hereunder. Such changes which are mutually agreed upon by and between the Town and the Contractor shall be incorporated in written amendments to this Agreement.

13. DISCLAIMER OR AGENCY OR THIRD PARTY BENEFICIARY RIGHTS

In no event shall anything in this Agreement be deemed to confer upon any person or entity agency status or third party beneficiary rights against the Town.

14. ESTABLISHMENT AND MAINTENANCE OF RECORDS

The Contractor agrees to establish and maintain fiscal control and accounting procedures which assure proper accounting for all funds paid by the Town to the Contractor under this Agreement. The Contractor agrees that all records with respect to all matters covered by this Agreement shall be maintained during the term of this Agreement, and for one full year following termination or expiration, including any renewal or extension.

15. AUDITS

At any time during normal business hours, and as often as may be deemed necessary, the Contractor shall make available to the Town, for examination, all records with respect to all matters covered by this Agreement.

16. REPORTS AND INFORMATION

The Contractor shall furnish the Town with such information and reports concerning the progress and management of the Work as may be reasonably required from time to time. The form of said reports shall be reasonably determined by the Town and agreeable to the Contractor and consistent with the Town's requirements.

17. NON-ASSIGNABILITY

The Contractor shall not assign or transfer any interest in this Agreement without prior written consent of the Town, which may withheld at the Town's sole discretion.

18. SEVERABILITY

If any provision of this Agreement is held invalid, the remainder of this Agreement shall not be affected thereby if such remainder would then continue to conform to the terms and requirements of applicable law and if the essential components of the bargain between the parties have not been materially changed.

19. CUMULATIVE REMEDIES

All rights exercisable by and remedies of the Town hereunder shall be cumulative and the exercise or beginning of the exercise by the Town of any of its rights or remedies hereunder shall not preclude the Town from exercising any other right or remedy granted hereunder or permitted by law.

20. GOVERNING LAW

This Agreement shall be governed by and construed in accordance with the laws of the State of Connecticut and the Town.

21. SUBCONTRACTORS

Portions of this work may be subcontracted, provided that:

- 21.1 The Town shall give prior approval to such subcontract in writing, which may be withheld at the sole discretion of the Town.
- 21.2 All of the terms, covenants, conditions and provisions of this Agreement shall have been incorporated in such subcontract(s) and the subcontractor(s) shall have agreed in writing to assume, perform and be bound by this Agreement and all the terms, covenants, conditions and provisions hereof.
- 21.3 The Town shall not be liable for payment of any wages, materials, or other expenses of any subcontractors.
- 21.4 Subcontracting pursuant to this Section shall not relieve the Contractor of any of its obligations pursuant to this Agreement.

22. GENDER/NUMBER/TITLE

Words of any gender used in this Agreement shall be held and construed to include any other gender, and words in the singular shall be held and construed to include the plural, unless the Agreement requires otherwise. In the event of any discrepancy or conflict between the name and title of any person referred to in this Agreement, the title shall prevail.

23. NOTICES

All notices, approvals, demands, requests, or other documents required or permitted under this Agreement, other than routine communications necessary for the day-to-day operation of this Agreement, shall be deemed properly given if hand delivered or sent by United States registered or certified mail, postage prepaid, or Federal Express, Airborne or UPS overnight delivery service, with written receipt confirmation, at the following addresses:

As to the Town:

Town Manager or Pollution Control Superintendent  
Town of South Windsor WPCA  
1540 Sullivan Avenue  
South Windsor, CT 06074  
Phone: (860) 644-2511

As to the Contractor:

Roger Blain, President  
TaxServ Capital Services, LLC  
21 Oak St, Suite 310  
Hartford, CT 06106  
Phone: (866) 716-1100 ext. 227  
E-mail: rblain@taxserv.com

Neither party hereto shall be relieved of such obligation by reason of the failure of the other to comply with or otherwise enforce any of the provisions of this Agreement.

24. SUCCESSORS

This Agreement to the extent permitted herein, shall inure to the benefit of and be binding upon the parties hereto and any and all successors.

25. ANTI-DISCRIMINATION AND AFFIRMATIVE ACTION

The Contractor agrees to abide by the provisions of Executive Orders Number 3 and 17 of the State of Connecticut; and Presidential Executive Orders Number 11246, 11375 and 11063. In carrying out this program, the Contractor shall not discriminate against any employee or applicant for employment because of race, color, religion, age, sex, national origin, mental disability, physical handicap, or sexual preference.

The Contractor shall take affirmative action to ensure that applicants for employment are employed, and that employees are treated during employment without regard to their race, color, religion, age, sex, national origin, mental disability, physical handicap, or sexual preference. Such action shall include, but not be limited to the following: employment, upgrading, demotion, or transfer, recruitment or recruitment advertising, layoff or termination, rates of pay or other forms of compensation, and selection for training; including apprenticeship. The Contractor shall post in conspicuous places, available to employees and applicants for employment, notices to be provided by the Federal Government, setting forth the provisions of the non-discrimination clause.

The Contractor shall state that all qualified applicants shall receive consideration for employment without regard to race, color, religion, age, sex, national origin, mental disability, physical handicap, or sexual preference. The Contractor shall incorporate, or cause to be incorporated, this provision in any and all subcontracts entered into pursuant to this Agreement.

26. AMERICANS WITH DISABILITIES ACT (ADA) OF 1990

The Contractor agrees to abide by the provisions of the Americans with Disabilities Act (ADA) of 1990; Public Law 101-336, as applicable.

In compliance with this law, the Contractor shall not discriminate against a qualified individual with a disability because of the disability of such individual in regard to job application procedures, the hiring, advancement, or discharge of employees, employee compensation, job training, and other terms, conditions, and privileges of employment. No qualified individual with a disability shall, by reason of such disability, be excluded from participation in or be denied the benefits of services, programs, or activities of the Contractor, or be subjected to discrimination by the Contractor. No individual shall be discriminated against on the basis of disability in the full and equal enjoyment of the goods, services, facilities, privileges, advantages or accommodations provided by the Contractor.

Any television public service announcement that is produced or funded in whole or in part under this Agreement shall include closed captioning of the verbal content of such announcement. The Contractor shall not discriminate against any individual because such individual has opposed any act or practice made unlawful by this Act or because such individual made a charge, testified, assisted, or participated in any manner in an investigation, proceeding, or hearing under this Act.

The Contractor shall not permit coercion, intimidation, threatening, or interfere with any individual in the exercise or enjoyment of, or on account of his or her having exercised or enjoyed, or on account of his or her having aided or encouraged any other individual in the exercise or enjoyment of, any right granted or protected by this Act.

27. TAXPAYER IDENTIFICATION NUMBER

The Internal Revenue Service Form W-9, *Request for Taxpayer Identification Number and Certification* as submitted by the Contractor, is hereby made a part of this Agreement and is incorporated herein by reference. It is understood and agreed that the Town shall use the number as listed on the IRS Form W-9 to report any and all compensation paid to the Contractor under this agreement. It is further understood and agreed that the Town shall not be liable for inaccurate information contained on said IRS Form W-9.

28. NON-WAIVER

Any failure by the Town or the Contractor to insist upon the strict performance by the other of any of the terms and provisions hereof shall not be a waiver, and each party hereto, notwithstanding any such failure, shall have the right thereafter to insist upon the strict

performance by the other, of any and all of the terms and provisions of the Agreement and neither party hereto shall be relieved of such obligation by reason of the failure of the other to comply with or otherwise enforce any of the provisions of this Agreement.

29. CONDITIONS

The Contractor hereby agrees to conform to all applicable laws and ordinances and statutes of the Federal Government, State of Connecticut and Town, including but not limited to the following:

- a. Civil Rights Act of 1964, as amended
- b. Civil Rights Act of 1991, as amended
- c. Federal Labor Standards (29 CFR Parts 3,5, and 5a)
- d. Architectural Barriers Act of 1969 (42 USC 4151)
- e. Section 504 of the Rehabilitation Act of 1973
- f. Hatch Act (Title 5 USC Chapter 15)
- g. Conn. Gen. Stat. §§ 36a-800 et seq. (as well as any or all other laws, including amended or newly-enacted laws during the Term of this Agreement, governing the registration, licensing, and conduct of collection agencies doing business within the State of Connecticut).

30. ENTIRE AGREEMENT

This Agreement contains the entire understanding between the parties hereto and supersedes any and all prior understandings, negotiations, and agreements whether written or oral, between them respecting the written subject matter. This Agreement may be executed in one or more counterparts, each of which shall be considered an original instrument, but all of which shall be considered one and the same Agreement, and shall become binding when one or more counterparts have been executed by each of the Parties hereto and delivered (including delivery by fax) to each of the Parties.

[SIGNATURE PAGE FOLLOWS]



IN WITNESS THEREOF, the TOWN OF SOUTH WINDSOR and TAXSERV CAPITAL SERVICES, LLC have executed this Agreement for Professional Services on this \_\_\_\_ day of March 2017.

WITNESS:

**TOWN OF SOUTH WINDSOR**

\_\_\_\_\_

\_\_\_\_\_  
By: Matthew B. Galligan  
Its: Town Manager

\_\_\_\_\_  
Print Name

WITNESS:

**TAXSERV CAPITAL SERVICES, LLC**

\_\_\_\_\_

\_\_\_\_\_  
By: Roger Blain  
Its: President

\_\_\_\_\_  
Print Name

EXHIBIT A

RFP FOR COLLECTION AGENCY SERVICES

EXHIBIT B

PROPOSAL OF TAXSERV CAPITAL SERVICES, LLC

## EXHIBIT C

### Original Delinquent Bills

The following is a summary total listing of the Original Delinquent Bills placed with Contractor.

#### TOWN OF SOUTH WINDSOR

Seq No	Bill Year	Bill Amount	Interest	Fees/Costs	Total Due
1					
2					
3					
4					
5					
6					
7					
8					
9					
10					
11					
12					
13					
14					
15					
Total					

# EXHIBIT D

Contractor Collection Fee Schedule Town of South Windsor, CT	
Fee & Cost Component	Fee Rate
<b>Collection Agency Fee</b>	A Collection Agency Fee of fifteen percent (15.0%) of the amount collected from Bills or other receivables placed with TaxServ for collection and shall be paid upon collection. TaxServ is authorized to deduct the amount of its Collection Agency Fee and any Reimbursable Expenses authorized herein due to it from amounts collected from the Bills prior to delivery of collected funds to the Town. It is intended that the 15.0% collection agency fee be added to the debt collectable from the taxpayer as permitted by and CGS 36(a)800 et seq. In this way, the collection agency fee has no impact on the amount of receivables due to the Town. The Collection Agency Fee shall be calculated by multiplying the amount collected (excluding authorized Reimbursable Expenses) by a factor a 13.0435% (0.13045). For example, upon the collection of \$115.00, TaxServ shall be entitled to a Collection Agency Fee of \$15.00 (\$115.00 x 0.130435).
<b>Reimbursable Expenses</b>	Costs of legal remedy enforcement (including but not limited to court and motion filing fees; filing or recordation fees; bankruptcy and name searches; service of process and notice fees and costs; publication costs, [if any]); and attorney fees are reimbursable expenses and are in addition to the Collection Agency Fee and shall be paid from collections, but shall not considered an "amount collected" for purposes of calculating the Collection Agency Fee pursuant to the preceding paragraph. No legal action shall be brought or fees charged without the prior written approval of the Town.