

STATE PROPERTIES REVIEW BOARD

Minutes of Meeting Held On November 27, 2013 State Office Building, Hartford, Connecticut

The State Properties Review Board held a special meeting on November 27, 2013 in the State Office Building.

Members Present: Edwin S. Greenberg, Chairman
Bennett Millstein, Vice Chairman
Bruce Josephy, Secretary
Mark A. Norman
Pasquale A. Pepe
John P. Valengavich

Staff Present: Brian A. Dillon, Director
Mary Goodhouse, Real Estate Examiner

Chairman Greenberg called the meeting to order.

Mr. Josephy moved and Mr. Norman seconded a motion to enter into Open Session. The motion passed unanimously.

OPEN SESSION

ACCEPTANCE OF MINUTES OF NOVEMBER 21, 2013. Mr. Norman moved and Mr. Millstein seconded a motion to approve the minutes of November 21, 2013. The motion passed unanimously, except for Mr. Valengavich who abstained from voting.

COMMUNICATIONS

REAL ESTATE- UNFINISHED BUSINESS

REAL ESTATE- NEW BUSINESS

PRB #	13-240	Transaction/Contract Type:	RE / Assignment
Origin/Client:	DOT / DOT		
Project Number:	160-003-13A		
Grantee:	Town of Ashford		
Property:	Located along the intersection of Route 74, Krapf Road & Seles Road, Ashford		
Project Purpose:	Assignment of Land to the Town of Ashford		
Item Purpose:	Assignment of approximately 7,832 ± SF of land to the Town of Ashford for municipal purposes as part of the Eliphalet Nott Memorial Park Project.		

Staff recommended Board approval for the release of this real estate. The conveyance complies with Section 13a-80 of the CGS governing the release of excess property by the commissioner of transportation. The descriptions in the Quit-Claim to release the real property are consistent with the descriptions in the DOT acquisition deeds.

In 1932 DOT acquired in a "total take" property comprising approximately 1.25-acres located in the Town of Ashford at the intersections Krapf Road, Seles Road and Warrenville Road. The acquisition was

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required as part of a proposed State Route 74 Construction Project. At the time of the acquisition it is believed that the site was known as Eliphalet Nott Memorial Park. In February 2013, the Ashford Board of Selectman petitioned the State for the release of 0.2-acres which was part of the 1.25 acres acquired in 1932. The Board of Selectman believes that the property has been maintained by the Town and the abutting property owners for at least the past 20 years.

This is a release includes a deed restriction that the 7,832 SF be used for municipal purposes only with rights for access denied from State Route 74 and Krapf Road..

Mr. Josephy moved and Mr. Norman seconded a motion to go out of Open Session into Executive Session. The motion passed unanimously.

EXECUTIVE SESSION

PRB # 13-243-A **Transaction/Contract Type:** AG / Purchase of Develop. Rights
Origin/Client: DOA / DOA
Statutory Disclosure Exemptions: 1-200(6) & 1-210(b)(7)

The Board commenced discussion of the proposed purchase at 9:50 a.m. and concluded at 10:10 a.m.

Mr. Josephy moved and Mr. Norman seconded a motion to go out of Executive Session into Open Session. The motion passed unanimously.

OPEN SESSION

ARCHITECT-ENGINEER - UNFINISHED BUSINESS

ARCHITECT-ENGINEER – NEW BUSINESS

OTHER BUSINESS

The Board took the following votes in Open Session:

PRB FILE #13-240 – Mr. Norman moved and Mr. Valengavich seconded a motion to approve PRB File #13-240. The motion passed unanimously.

PRB FILE #13-243-A – Mr. Norman moved and Mr. Valengavich seconded a motion to suspend PRB File #13-243-A, pending but not limited to the results of a site inspection. The motion passed unanimously.

The meeting adjourned.

APPROVED: _____ **Date:** _____
Bruce Josephy, Secretary