

STATE PROPERTIES REVIEW BOARD

Minutes of Special Meeting Held On July 12, 2018 450 Columbus Boulevard, Hartford, Connecticut

The State Properties Review Board held a Special Meeting commencing at 9:00AM on July 12, 2018 in Suite 2035, 450 Columbus Boulevard, Hartford, Connecticut.

Members Present: Edwin S. Greenberg, Chairman
Bruce Josephy, Vice Chairman (left meeting @ 9:55)
John P. Valengavich, Secretary
Jack Halpert

Members Absent:

Staff Present: Dimple Desai
Thomas Jerram

Guests Present: Brian Dillon, JUD
Shane Mallory, DAS
Steven Reviczky, Commissioner DoAG
Cameron Weimar, DoAG
Linda Piotrowicz, DoAG
Pasquale Salemi, DAS/DCS Deputy Commissioner

Chairman Greenberg called the meeting to order.

Mr. Valengavich moved and Mr. Halpert seconded a motion to enter into Open Session. The motion passed unanimously.

OPEN SESSION

ACCEPTANCE OF MINUTES: July 2, 2018 and July 5, 2018.

Mr. Valengavich moved and Mr. Halpert seconded a motion to accept the minutes of July 2, 2018 and July 5, 2018. The motion passed unanimously.

COMMUNICATIONS

REAL ESTATE- UNFINISHED BUSINESS

Mr. Josephy moved and Mr. Halpert seconded a motion to go out of Open Session and into Executive Session at 9:16. The motion passed unanimously.

EXECUTIVE SESSION

PRB #	18-068-A
Transaction/Contract Type:	RE/ AG/PDR
Origin/Client:	DoAG/DoAG

Statutory Disclosure Exemptions: 1-200(6) & 1-210(b)(7)

Mr. Valengavich moved and Mr. Josephy seconded a motion to go out of Executive Session and into Open Session at 9:54. The motion passed unanimously.

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Mr. Valengavich moved and Mr. Halpert seconded a motion to go out of Open Session and into Executive Session at 10:17. Mr. Mallory was invited into the Executive Session. The motion passed unanimously.

PRB # 18-053
Transaction/Contract Type: RE/ New Lease Agreement
Origin/Client: DAS/DSS

Statutory Disclosure Exemptions: 1-200(6)(D) & 1-210(b)(24)

Mr. Valengavich moved and Mr. Halpert seconded a motion to go out of Executive Session and into Open Session at 10:35. The motion passed unanimously.

REAL ESTATE – NEW BUSINESS

Mr. Valengavich moved and Mr. Halpert seconded a motion to go out of Open Session and into Executive Session at 9:55. Mr. Dillon and Mr. Mallory were invited into the Executive Session. The motion passed unanimously.

PRB # 18-106 **Transaction/Contract Type:** RE/New License Agreement
Origin/Client: DAS/JUD

Statutory Disclosure Exemptions: 1-200(6)(D) & 1-210(b)(24)

Mr. Valengavich moved and Mr. Halpert seconded a motion to go out of Executive Session and into Open Session at 10:17. The motion passed unanimously.

ARCHITECT-ENGINEER - UNFINISHED BUSINESS

Pasquale Salemi, DAS/DCS Deputy Commissioner questioned the Board regarding PRB File #18-099 and why this file was not on the Agenda for the meeting. The Board and Staff stated that DCS did not respond to Board concerns with the contract communicated to DCS on 6-21-18, and without a formal response to those concerns the Board was not in a position to put the File on the Agenda. DC Salemi disagreed with the Board's process regarding suspended Files. Chairman Greenberg directed Staff to place PRB File #18-099 on the Agenda for the Monday, July 16, 2018 meeting, for discussion purposes only and, if DCS had addressed all of the Board's issues with the File, PRB File #18-099 will then be placed on the Thursday, July 19, 2018 meeting for purposes of voting on the File.

ARCHITECT-ENGINEER - NEW BUSINESS

OTHER BUSINESS

VOTES ON PRB FILES:

The Board took the following votes in Open Session:

PRB FILE #18-068-A – Mr. Valengavich moved and Mr. Halpert seconded a motion to approve PRB FILE #18-068-A, with the notation that the Board requests that going forward, DoAG include an analysis of development potential to better support the conclusion of the opinion of the value of the development rights

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being acquired by the State of Connecticut consistent with the requirements of C.G.S Sec 22-26cc(a)(1). The motion passed unanimously.

PRB FILE #18-106 – Mr. Halpert moved and Mr. Josephy seconded a motion to approve PRB FILE #18-106. The motion passed unanimously.

PRB FILE #18-053 – No vote was taken by the Board on PRB File #18-053 and the Suspended status of the File remains unchanged.

Next meeting Monday, July 16, 2018.

The meeting adjourned.

APPROVED:  Date: 7/19/18
John P. Valengavich, Secretary

