City of Bristol

BRISTOL, CONNECTICUT 06010

MINUTES OF THE
REAL ESTATE COMMITTEE
CITY HALL
COUNCIL CHAMBERS
111 NORTH MAIN STREET
JUNE 16, 2020
5:00 p.m.

ATTENDEES: Chairman Greg Hahn
Councilman Peter Kelley
Councilwoman Brittany Barney (remotely)

ABSENT: None

OTHER ATTENDEES: Jeffrey Steeg, Assistant Corporation Counsel
Ray Rogozinski, Director of Public Works
Rob Longo, Director of Water and Sewer
Noelle Bates, Recording Secretary

ITEM #1 – CALL TO ORDER

Chairman Hahn called the Tuesday, June 16, 2020 Real Estate Committee meeting to order at 5:00 p.m.

ITEM #2 – APPROVE THE MINUTES OF THE REAL ESTATE COMMITTEE MEETING OF MAY 19, 2020.

IT was MOVED by Councilwoman Barney and **seconded by** Councilman Kelley **to approve the minutes of the Real Estate Committee meeting of May 19, 2020.** All voted in favor.

ITEM #3 – APPROVE THE MINUTES OF THE PUBLIC HEARING OF JUNE 9, 2020.

IT was MOVED by Councilwoman Barney and **seconded by** Councilman Kelley **to approve the minutes of the Public Hearing of June 9, 2020.** All voted in favor.

ITEM #4 APPROVE THE MINUTES OF THE SPECIAL REAL ESTATE COMMITTEE MEETING OF JUNE 9, 2020.

IT was MOVED by Councilwoman Barney and **seconded by** Councilman Kelley **to approve the minutes of the Special Real Estate Committee meeting of June 9, 2020.** All voted in favor.

DRAFT

ITEM #5 – PUBLIC PARTICIPATION

None

ITEM #6 – NEW BUSINESS
ITEM #6A – CITY OWNED PROPERTY – GINA STREET

Attorney Steeg stated that he received a request to purchase City owned property on Gina Street. He inquired with the Assessor's Office to determine where the property was and doesn't see that the City owns any property on Gina Street. He will have to do more research on this.

Rob Long stated that he believed it was 182-A Gina Street which abuts up to the cul-de-sac and believes there is a sewer easement on the property.

ITEM #6B – REQUEST FROM D'AMATO ASSOCIATES LLC TO LEASE APPROXIMATELY 1.5 ACRES KNOWN AS LOT 3-31 ON 75 BATTISTO ROAD

Attorney Steeg stated that the City Council referred this matter to the Real Estate Committee, Public Works, Water Department and Planning for an 8-24 review. Ray Rogozinski stated that Public Works has it on their agenda and he will recommend a positive referral to the City Council. Rob Longo stated that he met with Mr. D'Amato and walked the property to see the area he would like to lease. He stated that it's basically an open field with no current use or planned use by the Water & Sewer Department. Mr. Longo stated that the Water & Sewer Commission were meeting later tonight and he would recommend a positive referral to the City Council as well.

Attorney Steeg stated that a Public Hearing will need to be conducted for the lease.

IT was MOVED by Councilwoman Barney **and SECONDED by** Councilman Kelley **to this matter to a Public Hearing on July 9, 2020 at 5:00 and refer to the Corporation Counsel's Office for publication in the newspaper. All voted in favor.**

IT was MOVED by Councilwoman Barney **and SECONDED by** Councilman Kelley **to refer move the matter of Bloom Energy to the table. All voted in favor.**

Ray Rogozinski stated that the Department of Public Works received a request from Bloom Energy Inc. to enter into a lease option for a portion of City property (Map 4 Lot 17-1), approximately 10,000 square feet for the purpose of installing a fuel cell. The portion of the parcel in question is within an un-used portion of the Department of Public Works' transfer station facility. Option payment is $1,000.00 with a year for option period 7-13-2020 – 7-13-2020. Then they propose a 21-year lease with lease payment starting at $20,000.00 with a 2% escalation rate.

IT was MOVED by Councilwoman Barney **and SECONDED by** Councilman Kelley **to refer this matter to a Public Hearing on July 9, 2020 at 5:00 and refer to the Corporation Counsel's Office for publication in the newspaper. All voted in favor.**

ITEM #7 – OLD BUSINESS
ITEM #7A – REQUEST TO PURCHASE A PORTION OF CITY PROPERTY (LOT 4-17 ENTERPRSE DRIVE)

No action taken.

ITEM #7B – 51 HIGH STREET

No action taken.

ITEM #7C – LOT 6, 7, 8 WITCHES ROCK ROAD – STATUS OF LISTING

Attorney Steeg stated he hasn't received any feedback from the Realtor.

No action taken.

ITEM #7D – LOT 35C GLENN STREET – STATUS OF LISTING

Attorney Steeg stated that he will be meeting with the Assessor to determine a price for the listing.

No action taken.

ITEM #8 – ADJOURN

IT was MOVED by Councilwoman Barney **and SECONDED by** Chairman Hahn **to adjourn the meeting at 5:34 p.m. All voted in favor.**

_____
Greg Hahn, Chairman
Real Estate Committee

DRAFT

cc: Ellen Zoppo-Sassu Mayor
Members of the Bristol City Council
Wyland Dale Clift, Corp. Counsel
Jeffrey R. Steeg, Assistant Corp. Council
Therese Pac, Town & City Clerk
Thomas DeNoto, Assessor
Roger Rousseau, Purchasing Agent
Robert Flanagan, City Planner
Ray Rogozinski, Public Works Director
Robert Longo, Superintendent Water Department

DRAFT