



City of Bristol

BRISTOL, CONNECTICUT 06010

MINUTES OF THE REAL ESTATE COMMITTEE

CITY HALL
EXECUTIVE ROOM
111 NORTH MAIN STREET
FEBRUARY 18, 2020
5:00 p.m.

ATTENDEES: Mayor Ellen Zoppo-Sassu
Chairman Greg Hahn
Councilwoman Brittany Barney

ABSENT: Councilman Peter Kelley

OTHER ATTENDEES: Jeffrey R. Steeg, Assistant Corporation Counsel
Ton DeNoto, Assessor
Ray Rogozinski, Director of Public Works
Noelle Bates, Recording Secretary

ITEM #1 – CALL TO ORDER

Chairman Hahn called the Tuesday, February 18, 2020 Real Estate Committee meeting to order at 5:02 p.m.

ITEM #2 – APPROVE THE MINUTES OF THE REAL ESTATE COMMITTEE MEETING OF JANUARY 21, 2020.

IT was MOVED by Councilwoman Barney and **seconded** by Chairman Hahn to **approve the minutes of the Real Estate Committee meeting of January 21, 2020.** All voted in favor.

ITEM #3 – PUBLIC PARTICIPATION

None.

ITEM #4 – NEW BUSINESS

No new business came before the Committee.

ITEM #5 – OLD BUSINESS
ITEM 5A – 51 HIGH STREET – STATUS

Attorney Steeg reported that we received a Judgment in favor of the City with a final stay to March 31st. A Public Hearing will be conducted on March 17th for the new lease. The Mayor would like to see them move sooner than that if they could. She has a schematic of the building but would like to get permission from Dr. Pesce's office to have the new tenants do a site visit. Jeff will obtain permission from Dr. Pesce.

No action taken.

ITEM #5B – DISCUSSION OF SCHAFFRICK PROPERTY; MAP 60; LOTS 11 AND 12-5

Attorney Steeg addressed the members of the Schaffrick family stating Jim Schaffrick has stated that he mailed him a registered letter which Attorney Steeg has not received. Chairman Hahn will forward the letter to Corporation Counsel's office. Chairman Hahn stated that he received a new email from Jim Schaffrick stating one issue they want corrected is that they did not say the property was worth \$1.4 million as reflected in the minutes of the December meeting. The Schaffrick's were also concerned about tags posted on the trail. Chairman Hahn said he visited the trails and the City did not post any tags on the trail and that it could be from the people at the Appalachian Trail.

The Committee discussed applying for an open space grant for this property as an option which could be brought to the City Council at their next meeting. It could then be referred to the 10 year Capital Committee, Parks Department, and to Planning for an 8-24 review to see if conforms with the Plan of Conservation & Development.

Tom DeNoto told the family that there was an application to the Board of Assessment Appeals in 2005 which is outside of the statute to fix the valuation if there was a clerical error at that time. He will add it to their next agenda for further review.

IT was MOVED by Mayor Zoppo-Sassu and **seconded** by Councilwoman Barney to refer Assessor's Map 60, Lots 11 and 12-5 to the City Council for inclusion and discussion. All voted in favor.

IT was MOVED by Councilwoman Barney and **seconded** by Chairman Hahn to list the Schaffricks property known as Assessor's Map 60, Lots 10 and 12-5 to the list of Open Space properties for future grant applications. All voted in favor.

ITEM #5C – LOT 6, 7, 8 WITCHES ROACK ROAD - STATUS

Ray Rogozinki expressed that he would like to see this property off the City's list as it is a constant place for illegal dumping. He stated that there was a question in the past that there were wetlands on the property and it wasn't a buildable lot. He hired a soil scientist who delineated where the wetlands were, which is on about 1/3 of the property but it is a buildable lot.

IT was MOVED by Councilwoman Barney and **SECONDED** by Mayor Zoppo-Sassu to engage a realtor from Keller Williams for 6 months and list it equivalent to the assessed value of the property.

ITEM #5D – MERGER OF 35C AND 35D GLENN STREET AND 35B LAKE AVENUE – STATUS

Attorney Steeg stated that the Corporation Counsel approved for his department to advance the funds to hire a surveyor and create a boundary map and Mylar to be recorded on the Land Records.

No action taken.

ITEM #6 – ADJOURN

IT was MOVED by Councilwoman Barney **and SECONDED** by Chairman Hahn **to adjourn the meeting at 5:21 p.m. All voted in favor.**

Greg Hahn, Chairman
Real Estate Committee

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, City Engineer
Robert Longo, Superintendent Water Department

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