



**Substitute House Bill No. 6672**

**Special Act No. 13-23**

**AN ACT CONCERNING THE CONVEYANCE OF CERTAIN PARCELS OF STATE LAND, THE BOUNDARIES OF FENWICK, THE VALIDATION OF CERTAIN TOWN ACTIONS, THE CITY POINT YACHT CLUB AND WHEELER LIBRARY.**

Be it enacted by the Senate and House of Representatives in General Assembly convened:

Section 1. Section 2 of special act 11-16 is amended to read as follows (*Effective from passage*):

(a) Notwithstanding any provision of the general statutes, the Commissioner of Transportation shall convey to the town of Wethersfield two parcels of land located in the town of Wethersfield, at a cost equal to the administrative costs of making such conveyance. Said parcels of land have an area of approximately .36 acre and .0006 acre respectively, and are identified on the following maps "Compilation Plan Town of Wethersfield, Map showing land released to the Town of Wethersfield by the State of Connecticut Department of Transportation, Maple Street (Route 3) at Spring Street and Middletown Avenue, January 2010, Town 159, Project No. 159-17, Serial No. 4A" and "Town of Wethersfield, Map showing land acquired from Morningside Village Association by State of Connecticut Department of Transportation for Spring Street Relocation, July 1998, Town 159, Project No. 159-176, Serial No. 1". The

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conveyance shall be subject to the approval of the State Properties Review Board.

[(b) The town of Wethersfield shall use said parcels of land for municipal purposes. If the town of Wethersfield, in the case of either parcel:

- (1) Does not use said parcel for said purposes;
- (2) Does not retain ownership of all of said parcel; or
- (3) Leases all or any portion of said parcel,

the parcel shall revert to the state of Connecticut.]

[(c)] ~~(b)~~ The State Properties Review Board shall complete its review of the conveyance of said parcels of land not later than thirty days after it receives a proposed agreement from the Department of Transportation. The land shall remain under the care and control of said department until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver any deed or instrument necessary for a conveyance under this section. [, which deed or instrument shall include provisions to carry out the purposes of subsection (b) of this section.] The Commissioner of Transportation shall have the sole responsibility for all other incidents of such conveyance.

Sec. 2. Section 149 of public act 12-2 of the June 12 special session is repealed and the following is substituted in lieu thereof (*Effective from passage*):

(a) Notwithstanding any provision of the general statutes, the Commissioner of Transportation shall convey to the town of Tolland a parcel of land located in the town of Tolland, at a cost equal to the administrative costs of making such conveyance. Said parcel of land has an area of approximately 3.2 acres, is identified as a portion of Lot 142-61-5 on a map entitled "Connecticut Department of Transportation

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Right of Way Map Town of Tolland Interstate 84 From the Vernon Town Line Easterly to Cathole Road, Map No. 142-07, sheet No. 9 of 11, dated February 4, 1994", and surrounds the parcel required to be conveyed by the state pursuant to section 6 of special act 11-16. The conveyance shall be subject to the approval of the State Properties Review Board.

(b) The town of Tolland shall use said parcel of land for economic development purposes. If the town of Tolland [:

[(1) Does not use said parcel for said purposes;

(2) Does not retain ownership of all of said parcel; or

(3) Leases all or any portion of said parcel,] does not use said parcel for said purposes,

the parcel shall revert to the state of Connecticut.

(c) The State Properties Review Board shall complete its review of the conveyance of said parcel of land not later than thirty days after it receives a proposed agreement from the Department of Transportation. The land shall remain under the care and control of said department until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver any deed or instrument necessary for a conveyance under this section which deed or instrument shall include provisions to carry out the purposes of subsection (b) of this section. The Commissioner of Transportation shall have the sole responsibility for all other incidents of such conveyance.

Sec. 3. Section 9 of special act 08-8, as amended by section 148 of public act 12-2 of the June 12 special session, is repealed and the following is substituted in lieu thereof (*Effective from passage*):

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(a) Notwithstanding any provision of the general statutes, the Commissioner of Transportation shall convey to Regional Refuse Disposal District One parcels of land located in the towns of Barkhamsted and New Hartford, at a cost equal to the administrative costs of making such conveyance. Said parcels of land have an area of approximately 3.2 acres and are identified as See Assessor in Block 18 of town of Barkhamsted Tax Assessor's Map 49 and Lot 41 in Block 41 of town of New Hartford Tax Assessor's Map 32. The conveyance shall be subject to the approval of the State Properties Review Board.

(b) Regional Refuse Disposal District One shall use said parcels of land for economic development purposes. If the Regional Refuse Disposal District One:

(1) Does not use said parcels for said purposes;

(2) Does not retain ownership of all of said parcels; [, other than an exchange as described in subsection (c) of this section;] or

(3) Leases all or any portion of said parcels,

the parcels shall revert to the state of Connecticut.

[(c) Regional Refuse Disposal District One may exchange a portion of said parcels with property owned by abutting property owners for purposes of constructing a water well line on such abutting property. Such exchange shall not be deemed to violate the restriction on ownership of said parcels described in subsection (b) of this section.]

[(d)] (c) The State Properties Review Board shall complete its review of the conveyance of said parcels of land not later than thirty days after it receives a proposed agreement from the Department of Transportation. The land shall remain under the care and control of said department until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver

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any deed or instrument necessary for a conveyance under this section, which deed or instrument shall include provisions to carry out the purposes of subsection (b) of this section. The Commissioner of Transportation shall have the sole responsibility for all other incidents of such conveyance.

Sec. 4. (*Effective from passage*) (a) Notwithstanding any provision of the general statutes, the Commissioner of Transportation shall convey to the city of New Britain a parcel of land consisting of approximately 15.5 acres located in the town of Newington in exchange for (1) a parcel of land totaling approximately 68 acres located in the town of Newington, (2) approximately 23 acres of a conservation easement to the Commissioner of Transportation, and (3) the administrative costs incurred by the state in making such exchange. The exchange of said parcels of land and easement shall be made simultaneously and each in consideration of the other. The parcel of land to be conveyed by the Commissioner of Transportation in said exchange is identified as follows: All of that parcel of land situated in the town of Newington, county of Hartford, containing 675,118 square feet or 15.498 acres, and more particularly depicted on a plan entitled "Property/Boundary Survey, A Portion of Land of the State of Connecticut between the Iwo Jima Memorial Expressway and the Newington/New Britain Town line, Newington, Connecticut, Scale 1"= 80'; Dated December 13, 2012", prepared by BL Companies, Meriden, CT and further described as follows:

Beginning at an iron pipe at the corner of land now or formerly city of New Britain Parks Department and land now or formerly NB-BTMC LLC, said pipe being on the division line of city of New Britain and town of Newington, thence running through land now or formerly state of Connecticut North 82°-15'-31" East a distance of 51.10 feet to the westerly highway line of the Iwo Jima Memorial Expressway, also known as State Route 9.

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Thence along said highway line the following three courses and distances: South 41°-34'-16" East a distance of 226.60 feet to a point; South 37°-12'-37" East a distance of 577.07 feet to a CHD Monument; along a curve to the right having a radius of 2790.03 feet, Arc length of 463.78 feet, included angle of 9°-31'-27", chord bearing of South 20°-32'-47" East a distance of 463.25 feet to a point.

Thence running through land now or formerly state of Connecticut the following three courses and distances: South 18°-26'-07" West a distance of 420.92 feet to a point; South 24°-47'-49" West a distance of 293.20 feet to a point; South 82°-31'-01" West a distance of 228.37 feet to a point on the division line of city of New Britain and town of Newington, and land now or formerly city of New Britain Parks Department.

Thence along said division line and land now or formerly city of New Britain Parks Department the following two courses and distances: North 7°-28'-59" West a distance of 655.01 feet to a town line monument; North 7°-29'-03" West a distance 1111.29 feet to an iron pipe and the point and place of beginning.

The parcel of land to be conveyed by the city of New Britain in said exchange is identified as follows: "N/F Heirs of Jeanette R. Koczera Map 14 Lot 2 Volume 2038 Page 311 Area=67.21 ± Acres" on a map entitled "Land of Heirs of Jeanette R. Koczera, Cedar Road Newington, CT, BL Companies 355 Research Parkway, Meriden, CT 06450, Scale 1"= 100', dated 4/1/2013, Title Property Survey Plan, Sheet No. BS-5, drawn by surveyor Michael J. Garon".

The city of New Britain shall grant a permanent conservation easement to the Commissioner of Transportation to preserve the following parcels in perpetuity in their natural, scenic and open condition for the protection of natural resources while allowing for recreation consistent with such protection. The parcels that shall be

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subject to such conservation easement in said exchange are described as follows:

(A) "N/F City of New Britain Parks Department, 131 Barbour Road, Vol. 285 Pg. 285, Area =4.15± Acres or 181,000± Sq. Ft." on a map entitled "Land of City of New Britain Parks Department, 131 Barbour Road, New Britain, Connecticut, BL Companies 355 Research Parkway, Meriden, CT 06450, Scale 1"= 50', dated 12/12/2012, Title Compilation Plan, Sheet No. BS-6, drawn by surveyor Robert H. Roper".

(B) "N/F City of New Britain, 159 Sunnyslope Drive, Vol. 1297 Pg. 1015, Area=6.34± Acres or 275,000± Sq. Ft" on a map entitled "Land of City of New Britain, 159 Sunnyslope Drive, New Britain, Connecticut, BL Companies 355 Research Parkway, Meriden, CT 06450, Scale 1"= 50', dated 12/12/2012, Title Compilation Plan, Sheet No. BS-7, drawn by surveyor Robert H. Roper".

(C) "N/F City of New Britain Parks Department, A Portion of Stanley Park Golf Course, Vol. 214 Pg. 473, Area=7.15± Acres and 312,000± Sq. Ft" on a map entitled "Land of City of New Britain Parks Department, Stanley Golf Course, New Britain, Connecticut, BL Companies 355 Research Parkway, Meriden, CT 06450, Scale 1"= 50', dated 12/14/2012, Title Compilation Plan, Sheet No. BS-8, drawn by surveyor Robert H. Roper".

(D) "N/F City of New Britain Parks Department, A Portion of Stanley Park Golf Course, Area=2.47± Acres or 107,000± Sq. Ft" on a map entitled "Land of City of New Britain Parks Department, Stanley Golf Course, New Britain, Connecticut, BL Companies 355 Research Parkway, Meriden, CT 06450, Scale 1"= 40', dated 12/06/2012, Title Compilation Plan, Sheet No. BS-9, drawn by surveyor Robert H. Roper".

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(E) "N/F City of New Britain Parks Department, A Portion of Stanley Park Golf Course, Area=3.46± Acres or 151,000± Sq. Ft" on a map entitled "Land of City of New Britain Parks Department, Stanley Golf Course, New Britain, Connecticut, BL Companies 355 Research Parkway, Meriden, CT 06450, Scale 1"= 40', dated 12/06/2012, Title Compilation Plan, Sheet No. BS-10, drawn by surveyor Robert H. Roper".

The exchange of said parcels of land and easement shall be subject to the approval of the State Properties Review Board.

(b) The State Properties Review Board shall complete its review of the exchange of said parcels of land and easement not later than thirty days after it receives a proposed agreement from the Department of Transportation. The state land shall remain under the care and control of said department until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver any deed or instrument necessary for a conveyance of state land under this section. The Commissioner of Transportation shall have the sole responsibility for all other incidents of such conveyance.

Sec. 5. (*Effective from passage*) (a) Notwithstanding any provision of the general statutes, not earlier than October 1, 2014, the Commissioner of Administrative Services, on behalf of the Commissioner of Developmental Services, upon certification of the Commissioner of Developmental Services that the parcel is no longer needed for residential purposes, shall convey to the town of Southbury a parcel of land located in the town of Southbury, at a cost equal to the administrative costs of making such conveyance. Said parcel of land has an area of approximately 45 acres and is identified as a portion of the parcel of land containing the Southbury Training School Personnel Village east of South Britain Road. The Commissioner of Developmental Services shall identify said parcel upon completion of a Class A-2 horizontal survey paid for and completed by the town of

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Southbury. The conveyance shall be subject to the approval of the State Properties Review Board.

(b) The town of Southbury shall use said parcel of land for housing purposes. If the town of Southbury:

- (1) Does not use said parcel for said purposes;
- (2) Does not retain ownership of all of said parcel;
- (3) Leases all or any portion of said parcel, provided this restriction shall not apply to a lease to a nonprofit organization for senior housing purposes,

the parcel shall revert to the state of Connecticut.

(c) One hundred and twenty days prior to the transfer, the town of Southbury shall conduct an environmental impact evaluation in accordance with part I of chapter 439 of the general statutes of said parcel. The town shall pay all costs and fees associated with conducting such evaluation. Prior to the transfer of the property, the town shall submit such evaluation to the Secretary of the Office of Policy and Management. Based upon a review of the environmental impact evaluation by the secretary, additional terms and conditions or adjustment to the deed or other instrument may be required by the secretary or the secretary, in the secretary's sole discretion, may terminate the proposed transfer.

(d) The State Properties Review Board shall complete its review of the conveyance of said parcel of land not later than thirty days after it receives a proposed agreement from the Department of Administrative Services. The land shall remain under the care and control of said department until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver any deed or instrument necessary for a conveyance under

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this section, which deed or instrument shall include provisions to carry out the purposes of subsections (b) and (c) of this section. The Commissioner of Administrative Services shall have the sole responsibility for all other incidents of such conveyance.

Sec. 6. (*Effective from passage*) (a) Notwithstanding any provision of the general statutes, the Commissioner of Energy and Environmental Protection shall convey to the town of Canton a parcel of land located in the town of Canton, at a cost equal to the administrative costs of making such conveyance. Said parcel of land has an area of approximately 1.5 acres and is identified as a portion of the parcel described in a deed recorded in Volume 232 at pages 1040 and 1041 of the town of Canton Land Records, and a portion of Lot 34700040 on Canton Tax Assessor's Map 32. The conveyance shall be subject to the approval of the State Properties Review Board.

(b) Said parcel of land shall be conveyed subject to a pole and guy easement in favor of the American Telephone and Telegraph Company recorded December 10, 1902, in Volume 67 at page 714 of the town of Canton Land Records.

(c) The town of Canton shall use said parcel of land for municipal purposes, including to relocate Lawton Road to accommodate the extension of the Farmington River Rail Trail. If the town of Canton:

- (1) Does not use said parcel for said purposes;
- (2) Does not retain ownership of all of said parcel; or
- (3) Leases all or any portion of said parcel,

the parcel shall revert to the state of Connecticut.

(d) The State Properties Review Board shall complete its review of the conveyance of said parcel of land not later than thirty days after it receives a proposed agreement from the Department of Energy and

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Environmental Protection. The land shall remain under the care and control of said department until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver any deed or instrument necessary for a conveyance under this section, which deed or instrument shall include provisions to carry out the purposes of subsections (b) and (c) of this section. The Commissioner of Energy and Environmental shall have the sole responsibility for all other incidents of such conveyance.

Sec. 7. Section 24 of special act 07-11 is amended to read as follows (*Effective from passage*):

(a) Notwithstanding any provision of the general statutes, the Commissioner of Correction shall convey to the town of East Lyme a parcel of land located in the town of East Lyme, at a cost equal to the administrative costs of making such conveyance. Said parcel of land has an area of approximately twenty acres and is identified as a portion of the property on Lot 2, on town of East Lyme Tax Assessor's Map 10 on Roxbury Road. The conveyance shall be subject to the approval of the State Properties Review Board.

(b) The town of East Lyme shall use said parcel of land for agricultural, open space and recreational purposes. If the town of East Lyme:

- (1) Does not use said parcel for said purposes;
- (2) Does not retain ownership of all of said parcel; or
- (3) Leases all or any portion of said parcel,

the parcel shall revert to the state of Connecticut.

(c) The State Properties Review Board shall complete its review of the conveyance of said parcel of land not later than thirty days after it receives a proposed agreement from the Department of Correction. The land shall remain under the care and control of said department

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until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver any deed or instrument necessary for a conveyance under this section, which deed or instrument shall include provisions to carry out the purposes of subsection (b) of this section. The Commissioner of Correction shall have the sole responsibility for all other incidents of such conveyance.

Sec. 8. (*Effective from passage*) (a) Notwithstanding any provision of the general statutes, the Commissioner of Energy and Environmental Protection shall convey to the town of Madison two parcels of land located in the town of Madison, at a cost equal to the administrative costs of making such conveyance. The first parcel of land has an area of approximately 2.73 acres and is identified as Lot 41 on Madison Tax Assessor's Map 31. The second parcel has an area of approximately 5.45 acres and is identified as Lot 13 on Madison Tax Assessor's Map 32. The conveyance shall be subject to the approval of the State Properties Review Board.

(b) The town of Madison shall use said parcels of land for open space and directly associated recreational purposes. If the town of Madison:

- (1) Does not use said parcels for said purposes;
- (2) Does not retain ownership of all of said parcels;
- (3) Leases all or any portion of said parcels;
- (4) Restricts access to said parcels differentially on the basis of municipal residency; or
- (5) Does not undertake all reasonable and prudent efforts, as reasonably determined by the Commissioner of Energy and Environmental Protection, to protect established natural habitat and does not use low impact storm water management techniques on said parcels,

the parcels shall revert to the state of Connecticut.

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In order to permanently preserve said parcels for open space and directly associated recreational purposes, the Commissioner of Energy and Environmental Protection may permanently assign to a nonprofit organization, as defined in Section 501(c)(3) of the Internal Revenue Code of 1986, or any subsequent corresponding internal revenue code of the United States, as amended from time to time and from the town of Madison, a portion of the right of reverter, to create a tenancy in common and concurrently retain a portion of the rights established by this section. The mission of any such nonprofit organization shall include, but need not be limited to, the protection of open space. Such permanent transfer of the concurrent right of reverter shall be subject to the review and approval of the State Properties Review Board. The State Properties Review Board shall complete a review of such permanent transfer of the right of reverter not later than thirty days after receipt of a proposed permanent conservation easement from the Commissioner of Energy and Environmental Protection.

(c) The State Properties Review Board shall complete its review of the conveyance of said parcels of land not later than thirty days after it receives a proposed agreement from the Department of Energy and Environmental Protection. The land shall remain under the care and control of said department until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver any deed or instrument necessary for a conveyance under this section, which deed or instrument shall include provisions to carry out the purposes of subsection (b) of this section. The Commissioner of Energy and Environmental Protection shall have the sole responsibility for all other incidents of such conveyance.

Sec. 9. (*Effective from passage*) (a) Notwithstanding any provision of the general statutes, the Commissioner of Transportation shall convey to the city of Bridgeport a parcel of land located in the city of Bridgeport, at a cost equal to the administrative costs of making such

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conveyance. Said parcel of land has an area of approximately .22 acre and is identified as follows:

Beginning at the point of intersection of the western street line of Kossuth Street and the southern property line now or formerly of the Bridgeport Hi Alai Associates; thence southerly along the curvature of the western street line of Kossuth Street approximately 96 feet +/- to a point; thence southwesterly approximately 103 feet +/- to the eastern property line of the city of Bridgeport parcel at 173 Stratford Avenue; thence northerly approximately 147 feet +/- along the eastern property line of the city of Bridgeport property at 173 Stratford Avenue to the southern property line of Bridgeport Hi Alai Associates; and thence easterly along the southern property line of the Bridgeport Hi Alai Associates approximately 92 feet +/- back to the beginning.

The conveyance shall be subject to the approval of the State Properties Review Board.

(b) The city of Bridgeport shall use said parcel of land for economic development purposes. If the city of Bridgeport:

- (1) Does not use said parcel for said purposes;
- (2) Does not retain ownership of all of said parcel; or
- (3) Leases all or any portion of said parcel,

the parcel shall revert to the state of Connecticut.

(c) The State Properties Review Board shall complete its review of the conveyance of said parcel of land not later than thirty days after it receives a proposed agreement from the Department of Transportation. The land shall remain under the care and control of said department until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver any deed or instrument necessary for a conveyance under this section, which deed or instrument shall include provisions to carry out the

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purposes of subsection (b) of this section. The Commissioner of Transportation shall have the sole responsibility for all other incidents of such conveyance.

Sec. 10. (*Effective from passage*) Notwithstanding the provisions of sections 2-14 and 7-163e of the general statutes, the vote of the town of Litchfield board of selectmen at the meeting held on January 15, 2008, approving the transfer of 12.66 acres on Torrington Road to the Litchfield Housing Trust, Inc., otherwise valid except for the failure of said board of selectmen to conduct a public hearing on such transfer and to publish and post notice of the public hearing, is validated. All acts, votes and proceedings of the officers of the town of Litchfield pertaining to or taken in reliance on said transfer are validated and effective as of the date taken.

Sec. 11. Section 1 of number 271 of the special acts of 1899 is amended to read as follows (*Effective from passage*):

That all of the electors of this state, who own real estate located in and who have been domiciled for two months during the year last past in the town of Old Saybrook and within the territory included within the following limits, to wit: Bounded north by the South Cove, so called; east by Connecticut River; [and land belonging to the United States;] south by Long Island sound; and west by the east line of land of Daniel C. Spencer, said east line running about south from said South Cove to Long Island sound, the territory comprised within said boundaries being situated on the peninsula of Lynde's Point, and known as New Saybrook and so designated on a map thereof on file in the office of the town clerk of Old Saybrook; are hereby declared to be, and shall forever continue to be, a body politic and corporate within said town of Old Saybrook, by the name of the borough of Fenwick; and by that name they and their successors shall have perpetual succession, and shall be a person in law, capable of suing and being sued, pleading and being impleaded in all courts of whatsoever

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nature; and also of purchasing, holding, and conveying any estate, real or personal; and shall have a common seal and may change and alter the same at pleasure.

Sec. 12. Number 494 of the special acts of 1955 is amended to read as follows (*Effective from passage*):

The City Point Yacht Club, incorporated under the provisions of number 101 of the special acts of 1899, is authorized to hold real and personal [estate, but the value of the real estate so had shall not exceed at any time one hundred thousand dollars] property.

Sec. 13. (*Effective from passage*) Notwithstanding any provision of the general statutes or any special act, charter or ordinance, the vote cast by the electors and voters of the town of Monroe, at the referendum held on April 23, 2013, relating to the approval of an appropriation of three million eight hundred three thousand two hundred four dollars to pay for equipment for the town's schools and the authorization of an equipment lease purchase agreement to finance such appropriation, otherwise valid except for the failure of the town of Monroe to convene a town meeting for discussion purposes prior to hold the referendum, is validated. All acts, votes and proceedings of the officers and officials of the town of Monroe pertaining to or taken in reliance on said referendum, otherwise valid except for the failure of the town of Monroe to properly convene a town meeting for discussion purposes prior to holding the referendum are validated and effective as of the date taken.

Sec. 14. (*Effective from passage*) (a) Notwithstanding any provision of the general statutes, the Commissioner of Transportation shall convey to the town of Stratford a parcel of land located in the town of Stratford, at a cost equal to the administrative costs of making such conveyance. Said parcel of land has an area of approximately 2.4 acres and is identified as a parcel on Stratford Tax Assessor's Maps 70.18

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and 70.19. The parcel was originally taken by the state for the Merritt Parkway. The conveyance shall be subject to the approval of the State Properties Review Board.

(b) The town of Stratford shall use said parcel of land for open space and recreational purposes. If the town of Stratford:

- (1) Does not use said parcel for said purposes;
- (2) Does not retain ownership of all of said parcel; or
- (3) Leases all or any portion of said parcel,

the parcel shall revert to the state of Connecticut.

(c) The State Properties Review Board shall complete its review of the conveyance of said parcel of land not later than thirty days after it receives a proposed agreement from the Department of Transportation. The land shall remain under the care and control of said department until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver any deed or instrument necessary for a conveyance under this section, which deed or instrument shall include provisions to carry out the purposes of subsection (b) of this section. The Commissioner of Transportation shall have the sole responsibility for all other incidents of such conveyance.

Sec. 15. Section 142 of public act 12-2 of the June 12 special session is repealed and the following is substituted in lieu thereof (*Effective from passage*):

(a) Notwithstanding any provision of the general statutes, the Commissioner of Transportation shall convey to the town of East Haven a parcel of land located in the town of East Haven, at a cost equal to the fair market value of the property, as determined by the average of the appraisals of two independent appraisers selected by the commissioner, plus the administrative costs of making such

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conveyance. Said parcel of land has an area of approximately .49 acre, is identified as Lot 3, Block 3211 on East Haven's Tax Assessor's Map No. 260 and is designated by the Department of Transportation as File No. 92-533-1B. Said parcel shall be used for economic development purposes, at the discretion of the town. The conveyance shall be subject to the approval of the State Properties Review Board.

(b) The State Properties Review Board shall complete its review of the conveyance of said parcel of land not later than thirty days after it receives a proposed agreement from the Department of Transportation. The land shall remain under the care and control of said department until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver any deed or instrument necessary for a conveyance under this section. The Commissioner of Transportation shall have the sole responsibility for all other incidents of such conveyance.

Sec. 16. (*Effective from passage*) (a) Notwithstanding any provision of the general statutes, the Commissioner of Transportation shall convey to the town of East Haven a parcel of land located in the town of East Haven, at a cost equal to the administrative costs of making such conveyance. Said parcel of land has an area of approximately two thousand four hundred and two square feet and is identified as the parcel of land located on the southerly side of CT Route 80 - Foxon Road, designated by the Department of Transportation as File No. 43-000-52B and shown on a map entitled "Town of East Haven Map Showing Land Released to by The State of Connecticut, Department of Transportation, CT Route 80 - Foxon Road, Scale 1"=40', March 2012, Thomas A. Harley, P.E., Chief Engineer - Bureau of Engineering and Construction. The conveyance shall be subject to the approval of the State Properties Review Board.

(b) The town of East Haven shall use said parcel of land for municipal purposes. If the town of East Haven:

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- (1) Does not use said parcel for said purposes;
- (2) Does not retain ownership of all of said parcel; or
- (3) Leases all or any portion of said parcel,

the parcel shall revert to the state of Connecticut.

(c) The State Properties Review Board shall complete its review of the conveyance of said parcel of land not later than thirty days after it receives a proposed agreement from the Department of Transportation. The land shall remain under the care and control of said department until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver any deed or instrument necessary for a conveyance under this section, which deed or instrument shall include provisions to carry out the purposes of subsection (b) of this section. The Commissioner of Transportation shall have the sole responsibility for all other incidents of such conveyance.

Sec. 17. Section 3 of number 231 of the special acts of 1899, as amended by section 21 of special act 90-36, is amended to read as follows (*Effective July 1, 2013*):

The business, property and affairs of the corporation shall be managed by a board of directors. The number of the directors of the corporation shall be six persons, unless and until otherwise determined by vote of a two-thirds majority of the entire board of directors, provided the number of directors shall not be less than six persons. Membership shall continue for [life] a term or terms whose length shall be established by the board of directors in the by-laws, subject, however, to the right of resignation, and subject to any power of removal under the by-laws. Vacancies occasioned by death, resignation, or otherwise, shall be filled from time to time as they occur by the remaining members of the board.

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Sec. 18. Section 8 of special act 11-16 is repealed. (*Effective from passage*)

Approved July 12, 2013