



Toni N. Harp
Mayor

CITY OF NEW HAVEN
OFFICE OF THE MAYOR
165 Church Street, New Haven, CT 06510
Phone (203)-946-8200, Fax (203)-946-7683



Testimony in Support of

*HB 5550 AN ACT CONCERNING THE CONVEYANCE OF
CERTAIN PARCELS OF STATE LAND
Section 4*

Submitted by
Chris Canna, Economic Development Officer
March 17, 2014

Senator Musto, Rep. Jutila, and members of the Governmental Affairs & Elections Committee,

Thank you for the opportunity to testify on behalf of HB 5550 An Act Concerning the Conveyance of Certain Parcels of State Land.

Section 4 of the bill would convey to the City of New Haven fee-simple title to the land belonging to the State of Connecticut along North Frontage Road between Orange Street and State Street adjacent to the site of the former New Haven Coliseum. After three years of planning, the City of New Haven and the developer LiveWorkLearnPlay are ready to transform the site from a surface parking lot into a mixed-use destination, including a 4.5 star hotel, 700 mixed-income housing units, 200,000 square feet of office and an activated public plaza and laneway. The \$365M development will generate approximately 4,700 jobs during construction and 2,800 jobs at stabilization.

The conveyance of the land enables the developer to build a new 4.5 star hotel at corner of Orange Street and Martin Luther King Boulevard, thereby establishing a new gateway into New Haven and integrating the project into Downtown Crossing Phase 2, which connects Orange Street across the discontinued Route 34 corridor. It also allows the developer to create a new activated public plaza and retail laneway at the center of the development. This would otherwise be physically impossible, but is crucial to attracting the best hoteliers, office tenants and retail businesses to the development.

As with Downtown Crossing Phase 1 and 100 College Street, which is the future home of Alexion pharmaceuticals made possible by a 2009 conveyance, large scale developments help to catalyze economic growth and job creation in our state. In fact, this project would not have been possible without 100 College Street, and we expect that the successful redevelopment of the former Coliseum site will spur further investment and economic growth in New Haven and Connecticut.

I urge your passage of this bill.