

TOWN COUNCIL MAJORITY OFFICE

REAL ESTATE ACQUISITION AND DISPOSITION COMMITTEE

APRIL 12, 2022

PRESENT Angie Parkinson, Chair; Councillors Awet Tsegai and Tom Rup

ALSO Connor Martin, Chief of Staff  
PRESENT Rich Gentile, Assistant Corporation Counsel  
Jerry Modugno, President, East Hartford Sportsmen Association

CALL TO ORDER

Chair Parkinson called the meeting to order at 6:02 p.m.

APPROVAL OF MINUTES

December 22, 2021 Meeting

MOTION By Tom Rup  
seconded by Awet Tsegai  
to **approve** the minutes of the December 22, 2021 Meeting.

Motion carried 3/0.

OPPORTUNITY FOR RESIDENTS TO SPEAK

Jerry Modugno, 2040 Manchester Road, Glastonbury, as President of the East Hartford Sportsmen Association, spoke on the North Meadow Properties. The properties of 6 North Meadow Road, 21 North Meadow Road and 1919 Main Street adjoin the Association's property located at 16 North Meadow Rd. The Association has maintained the properties over the last 50 years. The three properties discussed are owned by the Town of East Hartford, and the Sportsmen Association would like to purchase them.

MOTION By Tom Rup  
seconded by Awet Tsegai  
to **take** Item 5B 6 North Meadow Road, 21 North Meadow Road and 1919 Main Street out of order to accommodate those present at the meeting.

Motion carried 3/0

NEW BUSINESS

6 North Meadow Road, 21 North Meadow Road and 1919 Main Street

Chief of Staff Martin provided further details on the properties and confirmed the intentions of the Sportsmen Association. Administration supports the sale of the properties as they

are primarily woodlands and are not of use to the town. Assistant Corporation Counsel Gentile stated that under ordinances, the Town requires an appraisal or a recommendation to waive an appraisal. The town has previously assessed these properties at \$5,910 in the aggregate. The Commission would need to determine if the property should be put out for bid or negotiate directly with the Sportsmen Association.

MOTION        By Tom Rup  
                     seconded by Awet Tsegai

to **recommend** that the Town Council waive the appraisal required for the sale of 6 North Meadow Road, 21 North Meadow Road and 1919 Main Street, and that this committee negotiate the sale of said properties directly with the East Hartford Sportsmen Association.

Motion carried 3/0.

The Commission discussed the sale price of the properties and agreed that the price should reflect a discount based on the previous years of maintenance that the Sportsmen Association has provided to the land.

MOTION        By Tom Rup  
                     seconded by Awet Tsegai

to **recommend** that the Town Council approve the sale of 6 North Meadow Road, 21 North Meadow Road and 1919 Main Street to the East Hartford Sportsmen Association for the sum of \$2,000.

Motion carried 3/0.

## OLD BUSINESS

### 3 Hillside Avenue

Mr. Martin confirmed that the current owner is looking to donate the property and that the town owns the two abutting properties. Administration does not see any major liability in owning the property and is in favor of acquiring it to help provide tax relief to the current owner.

Mr. Gentile advised the Committee that a Phase One environmental assessment of the property has not yet been done on 3 Hillside. The Commission would need to decide whether such an assessment be waived. There also is a requirement of a survey of the land that has yet to occur. Minimal taxes on the property are owed to the town, which cannot be waived. The validity of Title on the property is also in question. The Committee requested that Administration review whether environmental assessments on the abutting properties owned by the town have been performed.

MOTION        By Awet Tsegai  
                     seconded by Tom Rup

