



General Assembly

Substitute Bill No. 5520

February Session, 2024



AN ACT CONCERNING THE CONVEYANCE OF A PARCEL OF STATE LAND IN THE TOWN OF BERLIN.

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

1 Section 1. (*Effective from passage*) (a) Notwithstanding any provision
2 of the general statutes, the Commissioner of Energy and Environmental
3 Protection shall convey to Meriden Homestead II, LLC a parcel of land,
4 and any improvements on said parcel, located in the town of Berlin, at
5 a cost equal to the fair market value of the property, as determined by
6 the average of the appraisals of two independent appraisers selected by
7 the commissioner, plus the administrative costs of making such
8 conveyance and appropriate damages under section 52-560a of the
9 general statutes for the encroachment of said parcel. Said parcel of land
10 has an area of approximately 2.7 acres, is a portion of the parcel of land
11 identified as parcel number 27-3-153-35 in the records of the town of
12 Berlin Tax Assessor and is depicted as: "Area to be Conveyed by State
13 to Meriden Homestead II LLC ~2.7 acres per Berlin GIS" on a map
14 entitled "SURVEY PREPARED FOR STATE OF CONNECTICUT,
15 DEPARTMENT OF ENERGY & ENVIRONMENTAL PROTECTION,
16 LAMENTATION MOUNTAIN STATE PARK SCENIC RESERVE,
17 STATE ROUTE 15 - BERLIN, CONNECTICUT" prepared by Design
18 Professionals, Inc., 21 Jeffrey Drive, P.O. Box 1167, South Windsor, CT
19 06074, and dated September 8, 2023. The conveyance shall be subject to

20 the approval of the State Properties Review Board.

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

This act shall take effect as follows and shall amend the following sections:		
Section 1	<i>from passage</i>	New section

GAE *Joint Favorable Subst.*