

Town of Colchester, Connecticut

127 Norwich Avenue, Colchester, Connecticut 06415

Website: www.colchesterct.gov

June 11, 2020

To: Colchester Board of Finance

From: Jay Gigliotti, Wetlands Enforcement Officer *JRG*

RE: Planning & Zoning Department Open Space Grant Application

The Colchester Planning and Zoning Department has identified a grant opportunity to leverage existing municipal open space funds to acquire 65 acres of vacant land, to be designated as open space. Acquiring open space land is a major goal identified in the Town's Open Space Plan and Plan of Conservation & Development.

The Connecticut Department of Energy and Environmental Protection (CT DEEP) announced it will be accepting applications for their Open Space & Watershed Lands Acquisition Grant Program (OSWA) through July 1, 2020. The program provides financial assistance to municipalities, non-profit land conservation organizations and water companies for acquisition of open space land or watershed protection.

The property subject to this OSWA application was selected by a collaboration of the P&Z Department, the Open Space Advisory Committee and the Conservation Commission, as well as input from the Colchester Land Trust. The property is located on Middletown Road (Route 16) and was chosen due to a number of factors, including but certainly not limited to natural resource protection, location and availability.

On April 13, 2020, the P&Z Department commissioned Buckley Appraisal Services, to perform a "Yellow-Book" appraisal on the selected property. The appraisal indicated the property has a value of \$221,000. The property is currently listed for sale at \$225,000. The owners have agreed to sell the land to the town for \$221,000.

The P&Z Dept. is proposing to utilize \$60,000 from the Open Space Fee in Lieu and Land Acquisition accounts to use as a match for the grant. The amount of the grant application would be \$161,000.

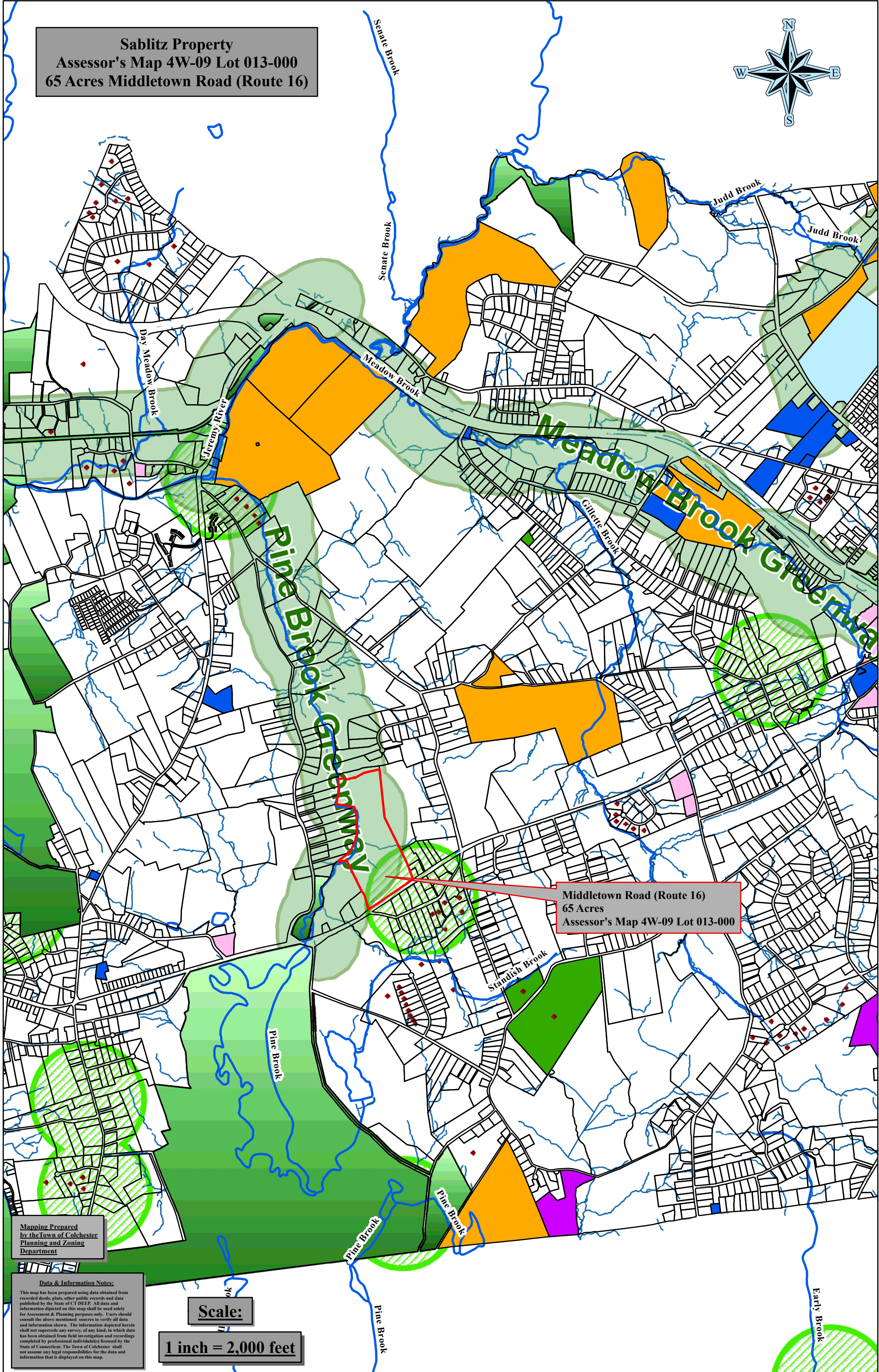
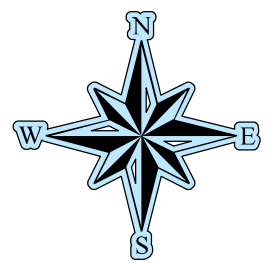
Recommended Motion:

The Colchester Board of Finance endorses the submission of a grant application to the CT DEEP Open Space & Watershed Lands Acquisition program; if awarded the Town shall carry out all contractual requirements to utilize the awarded grant funds together with existing town open space funds, to complete the acquisition of 65 vacant acres on Route 16 known as 4W-09 Lot 013-000.

Attachments:

- Property Map
- Greenway Map
- Property Location Map

Sablitz Property
Assessor's Map 4W-09 Lot 013-000
65 Acres Middletown Road (Route 16)



Mapping Prepared
by the Town of Colchester
Planning and Zoning
Department

Data & Information Notes:
This map has been prepared using data obtained from recorded deeds, plats, other public records and data published by the State of CT DEEP. All data and information depicted on this map shall be used solely for Assessment & Planning purposes only. Users should consult the above mentioned sources to verify all data and information shown. The information depicted herein shall not supersede any survey, of any kind, in which data has been obtained from field investigation and recordings completed by professional individual(s) licensed by the State of Connecticut. The Town of Colchester shall not assume any legal responsibilities for the data and information that is displayed on this map.

Scale:
1 inch = 2,000 feet

Middletown Road (Route 16)
65 Acres
Assessor's Map 4W-09 Lot 013-000



Sablitz Property
Assessor's Map 4W-09 Lot 013-000
65 Acres Middletown Road (Route 16)



Road

Pinebrook

Drive
SKINER

Corner Road

(Route 16)

Middletown Road

Skinner Road

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Planning and Zoning
Department

Colchester 2020 CT DEEP
Open Space Lands & Watershed
Grant Application

Scale:
1 inch = 350 feet

