

115. ORDINANCE CONCERNING THE SALE OF TWO (2) BUILDING LOTS ON FISHTOWN ROAD IN THE BEL-AIRE SERVICE AREA AND AUTHORIZING THE DIRECTOR OF UTILITIES TO RETAIN THE SERVICES OF A REAL ESTATE AGENT FOR THESE SALES

(JULY 20, 1998)

WHEREAS, the City of Groton owns property on Fishtown Road in the Bel-Aire service area that was part of the acquisition of the Eastern Division of the Southeastern Connecticut Water Authority (SCWA) and was formerly used for a well field; and

WHEREAS, the well field has been abandoned and the property declared surplus; and

WHEREAS, it was the intention of the City at the time of the acquisition to sell the property and apply the proceeds towards the purchase price; and

WHEREAS, Groton Utilities has received all necessary approvals from the Town of Groton to sub-divide the property into two (2) building lots; and

WHEREAS, formal appraisals of the two (2) lots have been completed; and

WHEREAS, the sale of the property was discussed in Executive Session by the City of Groton Utility Commission at its regular meeting held June 18, 1998; and

WHEREAS, at its regular meeting held June 18, 1998, the City of Groton Utility Commission approved the sale of the two (2) lots with the recommendation that the sale be assigned to a qualified real estate agent to obtain the highest possible price for each lot; and

WHEREAS, the sale of the lots was presented to the City Council at its Committee of the Whole meeting held June 22, 1998,

WHEREAS, descriptions of the parcels to be sold are described as follows to wit:

LOT 22 located in the Bel-Aire section of the Town of Groton, County of New London and State of Connecticut, more particularly bounded and described as follows:

Beginning at an iron pin along the westerly line of Sharon Road, which iron pin marks the southeasterly corner of the within described Lot 22, as shown on the hereinafter referenced plan, and the northeasterly corner of land now or formerly of Domenico and Marianne Ponticelli;

thence N 03° 00' 43" W, a distance of 141.65 feet, along the westerly street line of Sharon Road, to a concrete monument which marks the northeasterly corner of the within described parcel of land and the southeasterly corner of Lot 23 as shown on the hereinafter referenced plan;

thence S 79° 05' 50" W, a distance of 315.85 feet, adjoining said Lot 23, to an iron pin along the easterly street line of Fishtown Road, which pin marks the northwesterly corner of the herein described parcel of land and the southwesterly corner of said Lot 23;

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- thence S 11° 01' 56" E, a distance of 80.00 feet, along the easterly street line of Fishtown Road, to an iron pin, said pin marking the southwesterly corner of the herein described Lot 22 and the northwesterly corner of land now or formerly of Nelson E. Smith;
- thence N 79° 01' 07" E, a distance of 170.39 feet, adjoining land now or formerly of the said Smith and land now or formerly of Raymond E. and Agnes M. Dallman, to an iron pin marking the northeasterly corner of land of said Dallman;
- thence S 27° 45' 59" E, a distance of 46.77 feet, adjoining land now or formerly of said Dallman, to an iron pin marking the northwesterly corner of land now or formerly of said aforementioned Ponticelli;
- thence N 87° 06' 18" E, a distance of 113.30 feet, adjoining land now or formerly of said Ponticelli, to the point of beginning;

Containing 0.72 acres of land, more or less.

Reference is hereby made to a plan entitled "CITY OF GROTON, CONN., DEPT. OF UTILITIES, RESUBDIVISION OF BEL-AIRE ESTATES, SECTION B-1, SHARON & FISHTOWN ROADS, GROTON, CONNECTICUT, SCALE: 1" = 30', DATE: JULY 1997", Revised to 5/11/98, which plan is on file at the Town of Groton Land Records.

and

LOT 23 located in the Bel-Aire section of the Town of Groton, County of New London and State of Connecticut, more particularly bounded and described as follows:

Beginning at a concrete monument along the westerly line of Sharon Road, which concrete monument marks the southeasterly corner of the within described Lot 23, as shown on the hereinafter referenced plan, and the northeasterly corner of Lot 22;

- thence in a northerly direction by a curve to the right, the radius of which is 500.00 feet and the length of which is 160.44 feet, along the westerly street line of Sharon Road, to a concrete monument;
- thence N 15° 39' 52" E, a distance of 26.47 feet, continuing along the westerly street line of Sharon Road, to an iron pin, which pin marks the northeasterly corner of the herein described Lot 23 and the southeasterly corner of land now or formerly of Roland C. and Josephine C. Jacobs;

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(JULY 20, 1998)

- thence N 74° 32' 49" W, a distance of 97.41 feet, adjoining land of the said Jacobs, to an iron pin, said pin marking the southwesterly corner of land now or formerly of said Jacobs;
- thence S 59° 59' 08" W, a distance of 141.46 feet, adjoining land now or formerly of Samuel M. Sisisky, to an iron pin;
- thence S 11° 01' 56" E, a distance of 94.29 feet, adjoining land now or formerly of said Sisisky, to an iron pin;
- thence S 79° 01' 07" W, a distance of 155.20 feet, adjoining land now or formerly of said Sisisky, to an iron pin along the easterly street line of Fishtown Road, which iron pin marks the northwesterly corner of the herein described Lot 23 and the southwesterly corner of land of said Sisisky;
- thence S 11° 01' 56" E, a distance of 80.00 feet, along the easterly street line of Fishtown Road, to an iron pin, which iron pin marks the southwesterly corner of the herein described Lot 23 and the northwesterly corner of Lot 22;
- thence N 79° 05' 50" E, a distance of 315.85 feet, adjoining said Lot 22, to the point of beginning;

Containing 1.14 acres of land, more or less.

Reference is hereby made to a plan entitled "City of Groton, Conn., Dept. of Utilities, Resubdivision of Bel-Aire Estates, Section B-1, Sharon & Fishtown Roads, Groton, Connecticut, Scale: 1" = 30', Date: July 1997", Revised to 5/11/98, which plan is on file at the Town of Groton Land Records.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and City Council give initial approval to an ordinance concerning the sale of two (2) building on Fishtown Road in the Bel-Aire service area and authorizes the Director of Utilities to retain the services of a qualified real estate agent to obtain the highest possible price for each lot, and furthermore, that the proceeds of these sales be returned to the 1995 Water Bond Fund.

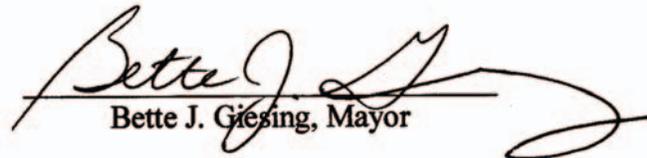
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(JULY 20, 1998)

Effective Date. This Ordinance (Ordinance #115) shall be effective on July 20, 1998.

Initially approved: June 29, 1998

Finally approved: July 20, 1998



Bette J. Giesing, Mayor



Barbara L. Frucht, City Clerk