



**Senate Bill No. 1565**

**Special Act No. 25-22**

***AN ACT CONVEYING CERTAIN PARCELS OF STATE LAND IN THE TOWN OF SPRAGUE.***

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

Section 1. (*Effective from passage*) (a) Notwithstanding any provision of the general statutes, the Commissioner of Transportation shall convey to the Avalonia Land Conservancy, Inc., four parcels of land located in the town of Sprague, at a cost equal to the administrative costs of making such conveyance. The first parcel of land has an area of approximately 36.6 acres and is identified as "Parcel No. 1, Release Area = 36.6± Acres" on a map entitled "Compilation Plan, Town of Sprague, Map Showing Land Released to \_\_\_ by the State of Connecticut Department of Transportation, Bushnell Hollow Road (CT Route 138), Scale 1"=100', April 2024, Scott A. Hill, P.E., Chief Engineer – Bureau of Engineering and Construction, Town No. 133, Project No. 133-000, Serial No. 30, Sheet 1 of 1". The second parcel of land has an area of approximately 0.02 acre and is identified as "Parcel No. 2, Release Area = 0.02± Acres" on said map. The third parcel of land has an area of approximately 8.9 acres and is identified as "Parcel No. 3, Release Area = 8.9± Acres" on said map. The fourth parcel of land has an area of approximately 1.28 acres and is identified as "Parcel No. 4, Release Area = 1.28± Acres" on said map. The conveyance shall be subject to the approval of the State Properties Review Board.

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(b) The Avalonia Land Conservancy, Inc., shall use said parcels of land for conservation purposes. If the land conservancy:

- (1) Does not use said parcels for said purposes;
- (2) Does not retain ownership of all of said parcels; or
- (3) Leases all or any portion of said parcels,

the parcels shall revert to the state of Connecticut.

(c) In accordance with Category 13 of the Department of Energy and Environmental Protection License Number 202112522-FM, regarding real property belonging to the state and being within or affecting a floodplain, the Avalonia Land Conservancy, Inc., shall not construct within or use any part of said parcels in any manner that may promote development within the floodplain or that may in any way violate the National Flood Insurance Program requirements as administered and enforced by the town of Sprague.

(d) The State Properties Review Board shall complete its review of the conveyance of said parcels of land not later than thirty days after it receives a proposed agreement from the Department of Transportation. The land shall remain under the care and control of said department until a conveyance is made in accordance with the provisions of this section. The State Treasurer shall execute and deliver any deed or instrument necessary for a conveyance under this section, which deed or instrument shall include provisions to carry out the purposes of subsections (b) and (c) of this section. The Commissioner of Transportation shall have the sole responsibility for all other incidents of such conveyance.

Governor's Action:  
Approved July 1, 2025