



House of Representatives

General Assembly

File No. 691

February Session, 2026

House Bill No. 5583

House of Representatives, April 20, 2026

The Committee on Government Oversight reported through REP. DATHAN of the 142nd Dist., Chairperson of the Committee on the part of the House, that the bill ought to pass.

AN ACT CONCERNING CONVEYANCE OF PARCELS OF STATE LAND IN THE TOWN OF DERBY.

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 Transportation shall convey
3 to the Connecticut Municipal Development Authority parcels of land
4 located in the town of Derby, at a cost equal to the administrative costs
5 of making such conveyance. Said parcels of land have an area of
6 approximately 1.5 acres and are identified as Lots 178, 181, 182, 183, 184,
7 185, 190, 191, 193 and 211 on town of Derby Tax Assessor's Map 8-5 and
8 Lot 7 on town of Derby Tax Assessor's Map 8-3. The precise size and
9 area of the parcels to be conveyed shall be determined by the
10 Commissioner of Transportation. The conveyance shall be subject to the
11 approval of the State Properties Review Board.

12 (b) The Connecticut Municipal Development Authority shall issue a
13 request for proposals to develop said parcels and the adjacent parcel
14 owned by the town of Derby for mixed-use redevelopment, which may

15 include the sale or lease of said parcels for such purposes. If the
 16 authority does not develop said parcels within ten years after the
 17 conveyance, the parcels shall revert to the state of Connecticut. All
 18 moneys received by the authority from any sale or lease of said parcels
 19 for such purposes shall be paid promptly to the State Treasurer and
 20 deposited in the Special Transportation Fund.

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

GOS *Joint Favorable*

The following Fiscal Impact Statement and Bill Analysis are prepared for the benefit of the members of the General Assembly, solely for purposes of information, summarization and explanation and do not represent the intent of the General Assembly or either chamber thereof for any purpose. In general, fiscal impacts are based upon a variety of informational sources, including the analyst's professional knowledge. Whenever applicable, agency data is consulted as part of the analysis, however final products do not necessarily reflect an assessment from any specific department.

OFA Fiscal Note

State Impact:

Agency Affected	Fund-Effect	FY 27 \$	FY 28 \$
Resources of the Special Transportation Fund	TF - Revenue Gain	Potential	Potential
Transportation, Dept.	TF - Loss of Asset	See Below	See Below
Connecticut Municipal Development Authority	Resources of CMDA - Gain of Asset	See Below	See Below
Connecticut Municipal Development Authority	Resources of CMDA - Cost	See Below	See Below

Note: TF=Transportation Fund

Municipal Impact: None

Explanation

The bill conveys several parcels of land, totaling 1.5 acres, from the Department of Transportation (DOT) to the Connecticut Municipal Development Authority (CMDA).

This results in a transfer of assets from DOT to CMDA, with CMDA paying the administrative costs of the transfer. The assets would revert to DOT control if CMDA does not use the parcels for specified purposes within ten years.

The bill allows CMDA to sell or lease the parcels, provided the proceeds of which are deposited into the Special Transportation Fund (STF). Any sale of the parcels would result in the loss of asset for CMDA. Any sale or lease would result in a gain of revenue for the STF.

The land conveyance is subject to the review and approval of the State

Properties Review Board.

The Out Years

The conveyance action is one time in nature. Control of the assets would continue into the future as described above, subject to future agency decisions.

OLR Bill Analysis

HB 5583

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SUMMARY

The Office of Legislative Research (OLR) does not analyze Special Acts, but information on this conveyance and others reported favorably by the Government Oversight Committee can be found in an annual report prepared by OLR. For 2026, this is OLR Report 2026-R-0063.

COMMITTEE ACTION

Government Oversight Committee

Joint Favorable

Yea 11 Nay 1 (04/06/2026)