

State of Connecticut
GENERAL ASSEMBLY



GOVERNMENT ADMINISTRATION AND ELECTIONS COMMITTEE
LEGISLATIVE OFFICE BUILDING, ROOM 2200
HARTFORD, CT 06106-1591
TELEPHONE (860) 240-0480

Supplemental Conveyance Questionnaire

Must be completed and submitted with the Conveyance Request Form.

Parcel Identification:

Map 98, Lot 1, Enfield, CT

Name of Person Completing Form:

Christopher Bromson, Town Manager

Name of Legislator(s) Sponsoring the Conveyance:

Senator Kissell, Carol Hall, Tom Amore

What is the current use of the property?

Department of Corrections:

Subarea - grassland = 14.5 ac.

(Subject Area)
attached

Is the site in an Aquifer Protection Area? Yes/No

If yes, please provide mapping.

Is the site within a public water supply watershed? Yes/No

If yes, please provide mapping.

Freshwater Brook Watershed (Attachment 'A')

Are springs, streams, watercourses, and/or wetlands on the property? Yes/No

If yes, please provide mapping.

Wetlands & watercourses (Attachment 'B')

Is the site identified by the State Natural Diversity Data Base as being within an area containing endangered, threatened, special concern species and significant natural communities? ☒ Yes ☐ No

If yes, please provide reference information.

Attachment C1 & C2

Estimate existing land coverage on the property by percentage (should add up to 100%): 14.5 ac subject area

Buildings: ☐

Other impervious cover (parking lots, roads, driveways, sidewalks): ☐

Developed open space (lawn, turf, playing field): ☐

Natural meadow, grassland, or agriculture: 3.3 ac

Forest: ☐

Water bodies, dams, levees: 11.2 ac (includes grassland within wetlands)

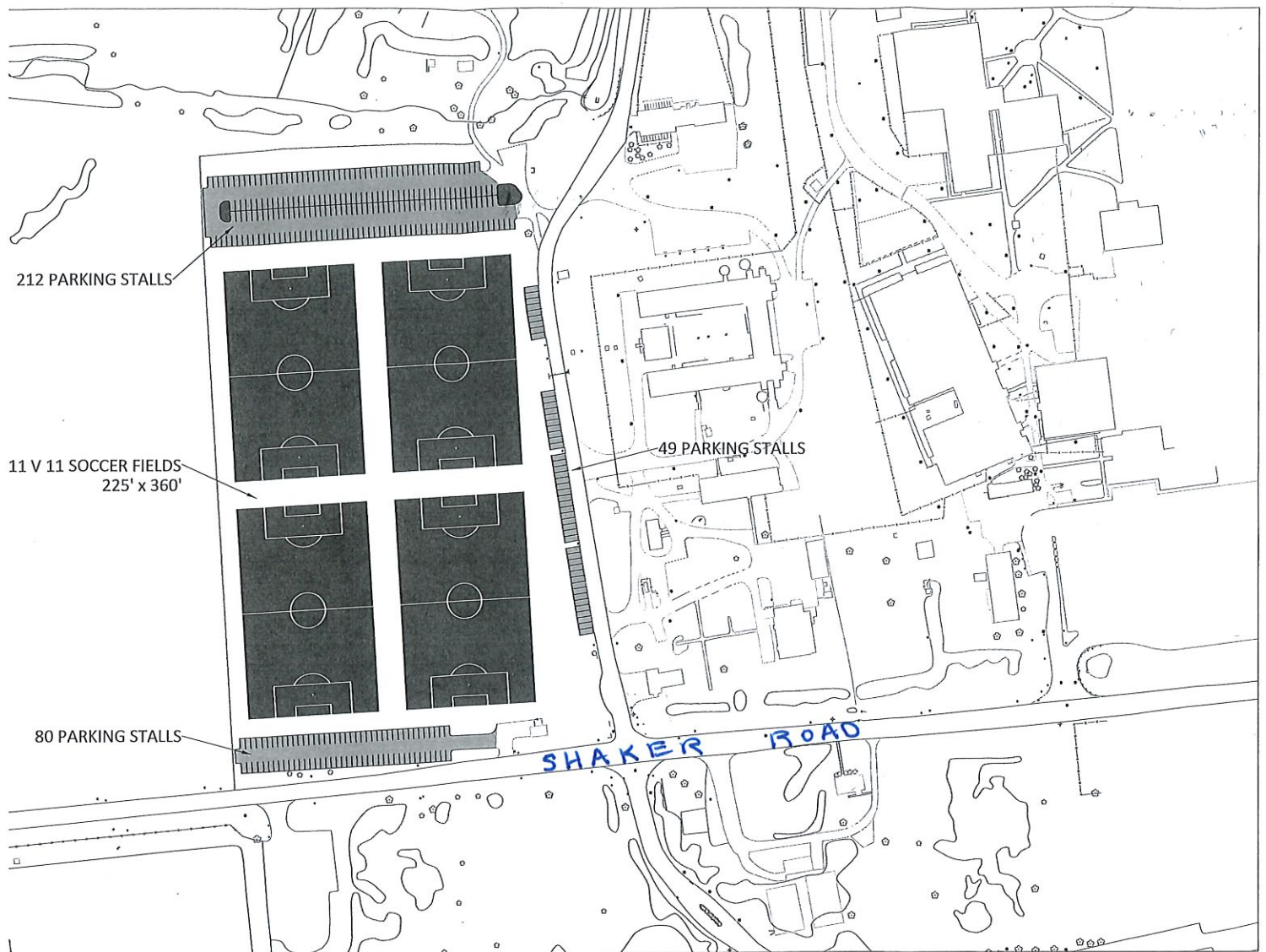
Other (including Low Impact Development, Green Infrastructure, and water resource rights-of-way that would need to be maintained by the future property owner):

Not to our knowledge

Are any of the buildings on the property on the National Register of Historic Places? Yes ☒ No

If yes, please explain.

Note: CT ECO provides useful information.



ROBINSON SPORTSPLEX

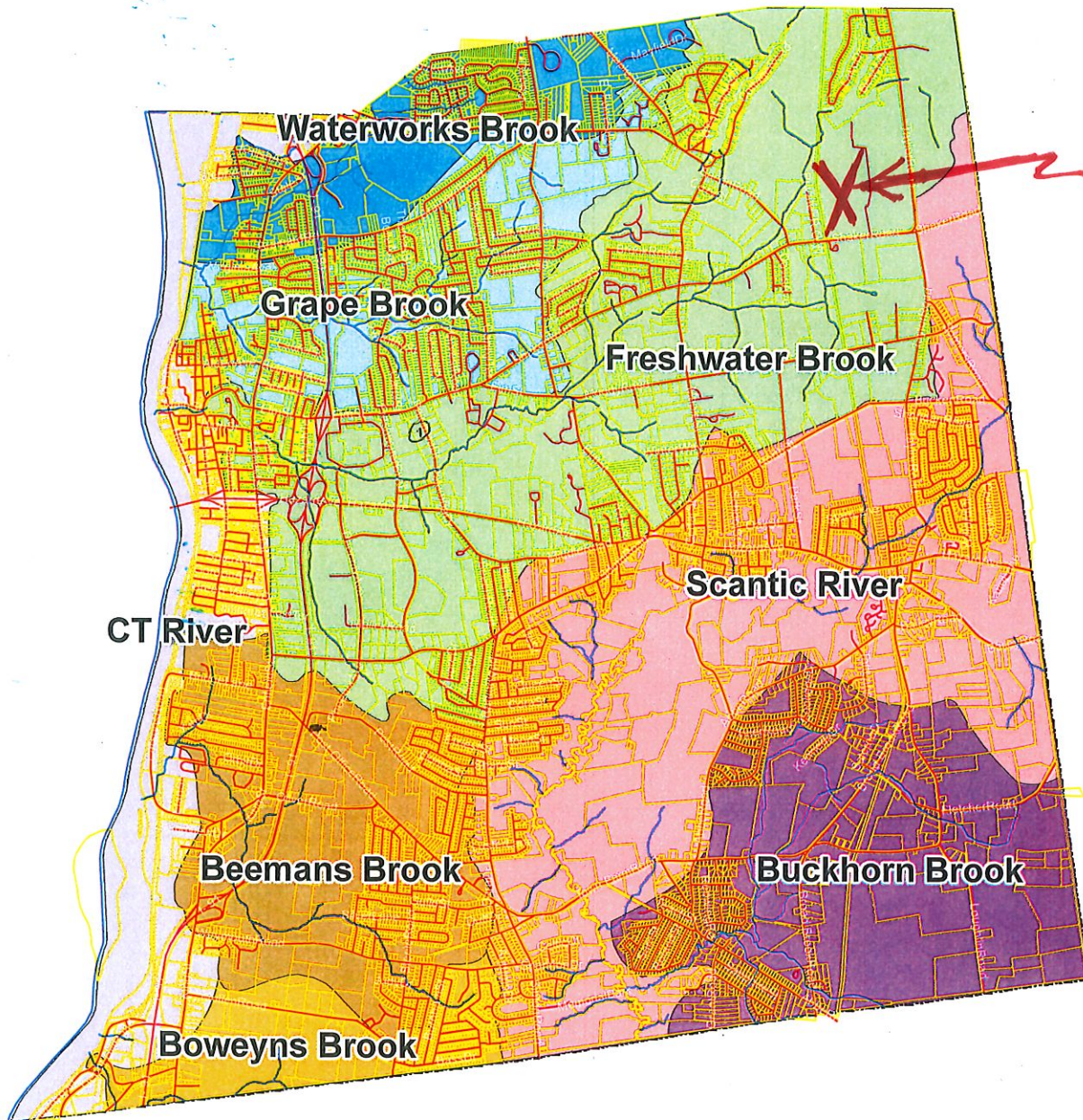
FEBRUARY 2024 SCALE 1" = 80' TOTAL ACREAGE = 14.498 +/-

PREPARED BY:
TOWN OF ENFIELD
DEPARTMENT OF PUBLIC WORKS

Subject
Area

Subject
Area

Town of Enfield Watersheds

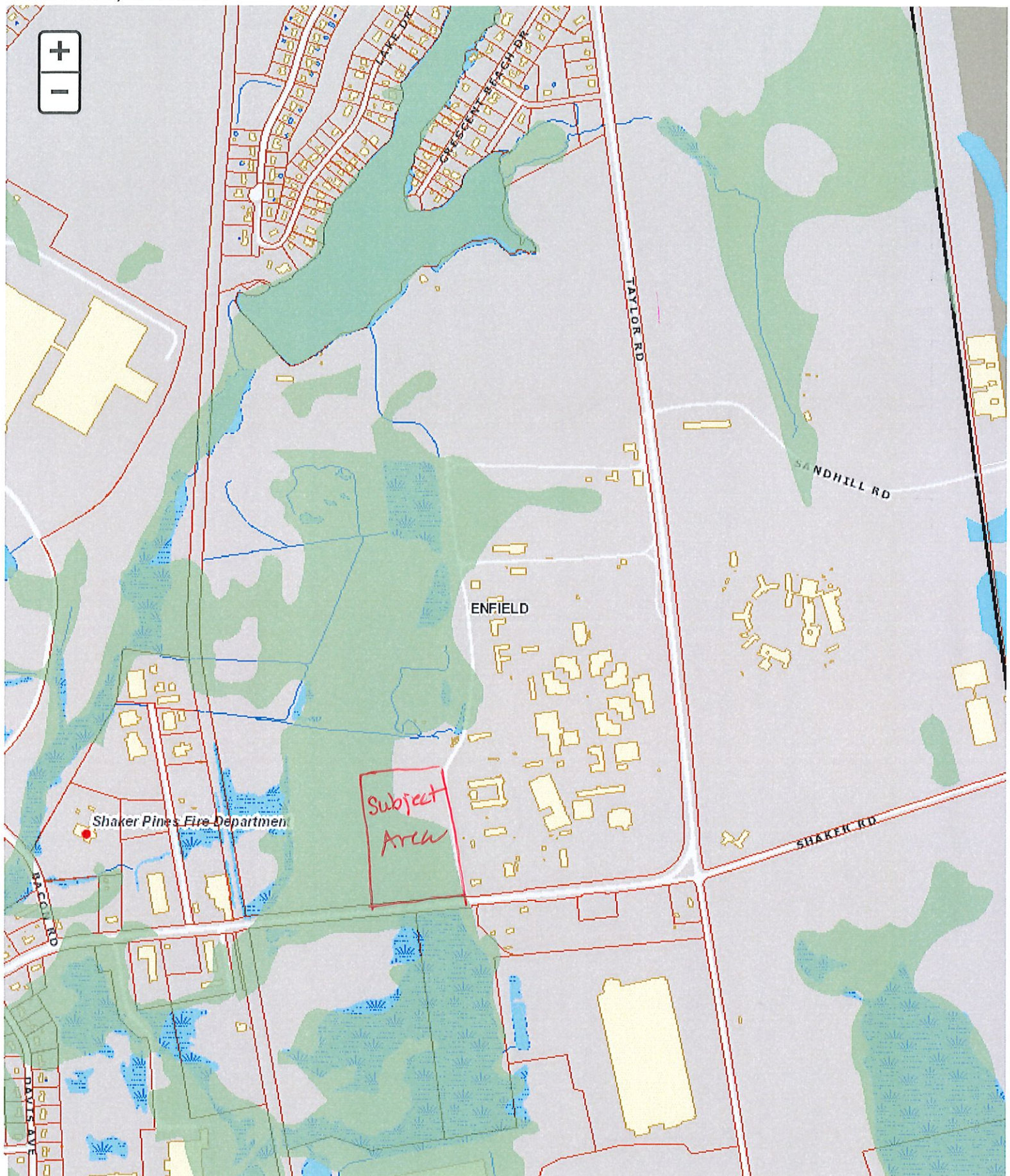


This map is for illustrative purposes only - it is not meant to be an exact depiction of the watersheds of the Town of Enfield. Data was derived from the CT DEP and modified by Town Staff.

- Legend**
- Parcel Lines
 - Watersheds**
 - Beemans Brook
 - Boweys Brook
 - Buckhorn Brook
 - CT River
 - Freshwater Brook
 - Grape Brook
 - Scantic River
 - Waterworks Brook

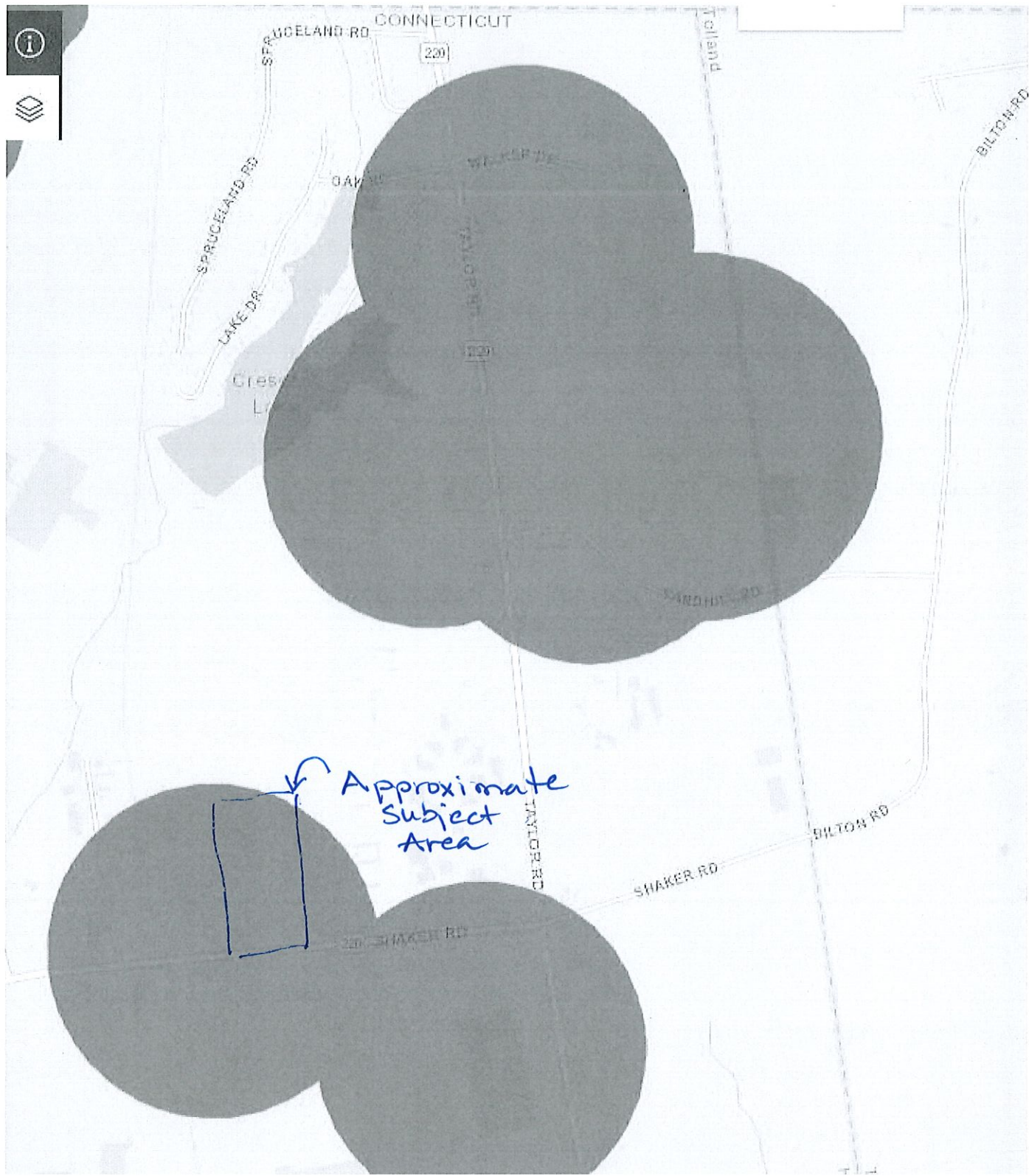
"A"

-72.515375, 42.020280



Wetlands & Watercourses

"B"



Natural Diversity Data Base Areas

ENFIELD, CT

December 2023

- State and Federal Listed Species
- Critical Habitat
- Town Boundary

NOTE: This map shows known locations of State and Federal Listed Species and Critical Habitats. Information on listed species is collected and compiled by the Natural Diversity Data Base (NDDDB) from a variety of data sources. Exact locations of species have been buffered to produce the generalized locations.

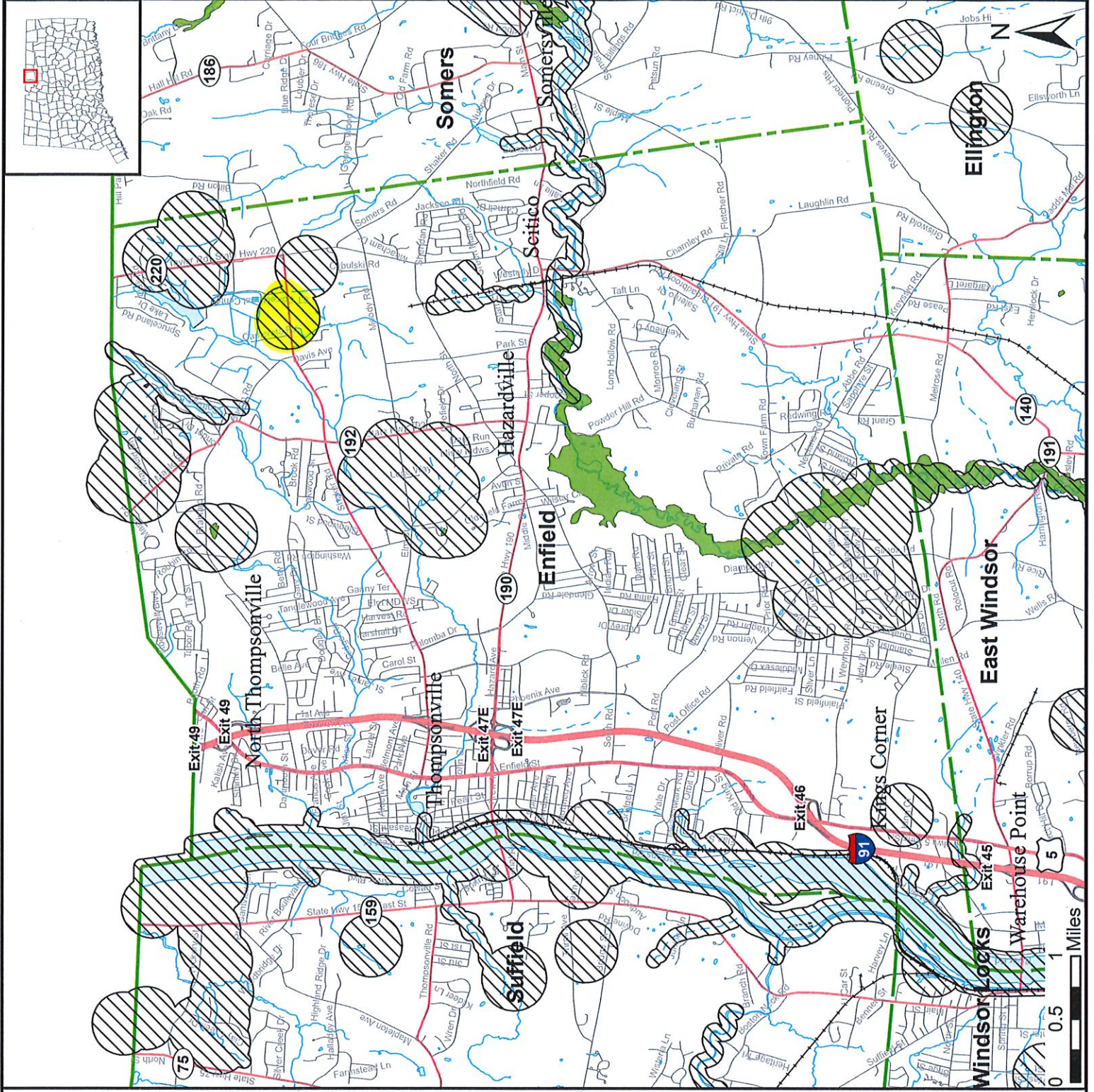
This map is intended for use as a preliminary screening tool for conducting a Natural Diversity Data Base Review Request. To use the map, locate the project boundaries and any additional affected areas if the project is within a hatched area there may be a potential conflict with a listed species. For more information, use DEEP Portal/ezFile <https://filings.deep.ct.gov/DEEPPortal/> to submit a Request for Natural Diversity Data Base State Listed Species Review or Site Assessment. More detailed instructions are provided along with the request form on our website.

<https://portal.ct.gov/deep-nddbrequest>

Use the CTECO Interactive Map Viewers at <http://cteco.uconn.edu> to more precisely search for and locate a site and to view aerial imagery with NDDDB Areas.

QUESTIONS: Department of Energy and Environmental Protection (DEEP)
79 Elm St. Hartford, CT 06106
email: deep.nddbrequest@ct.gov
Phone: (860) 424-3011

Connecticut
Department of Energy &
Environmental Protection



**CONNECTICUT GENERAL ASSEMBLY
CONVEYANCE QUESTIONNAIRE**

1. Please submit the following documents:

A. The best available legal map of the property.

GIS Attachment 1A

B. An appraisal of the value of the property. If an appraisal has not been prepared, please indicate the estimated value of the property and the methodology used to calculate such estimated value.

\$0 - Land is zoned Residential 88, but is operated by Dept. of Corrections. Residential uses would not be permitted. Subject Subarea is mostly wetlands.

2. Is this conveyance based upon prior legislation? For example, are you attempting to repeal or amend a prior conveyance or was this request drafted in a bill that was not passed by the legislature? If yes, please give the bill or special act number and year, if known.

No

3. Please answer the following questions:

A. What are the tax assessor's map, block and lot numbers for the property? If such numbers do not accurately describe the property, please provide a metes and bounds legal description of the property.

Map 98, Lot 1

B. What is the acreage of the property?

Entire parcel = 283.3 ac
Subject area = 14.5 ac

C. Which state agency has custody and control of the property?

Department of Corrections - Robinson Correctional Institution. 285 Shaker Rd, Enfield CT 06082

D. What costs, if any, would the state incur if the property were conveyed? (e.g. if the property abutted a highway and needed to be fenced off.)

\$0

- E. How much would the municipality or entity receiving the property agree to pay for it? (e.g. the administrative costs to the state of making the conveyance; a specific dollar amount; or fair market value) *No market value due to location within DOC, and the subject area being predominantly wetlands*
- F. How will the municipality or entity receiving the property use it? (e.g. open space, recreational, housing, economic development) *Recreation (Soccer Fields) or Open Space*
- G. If the municipality or entity receiving the property has a specified use for the property, would it agree to a provision in the conveyance legislation that, if the property is not used for such purpose, it shall revert to the state? *Yes*

- H. Has the municipality or entity asked the state agency that has custody of the property to convey the property to the town or entity (i.e. through an administrative rather than legislative process)? *The Town of Enfield was approached by David McCluskey - DOC Legislative Liaison, and Chris Iwanik - Director of Facilities Management proposing conveyance.*

- I. If the answer to question (H) is yes, please indicate the status of such administrative process and why legislation is needed. *DOC recommended we file conveyance request.*

- J. Has a title search of the property been conducted? *Title Search has been ordered.
Delivery pending.*

- K. Are there any deed or other restrictions on the use of the property? If so, please specify. *unknown at this time*

- L. Please state the name of the municipality or entity that would receive the property. *Town of Enfield*

3. Please provide the name, address and phone and fax numbers of the person who completed this form.

*Christopher Bromson, Town Manager
cbromson@enfield.org
860-253-6350*

4. Please provide the name of the legislator(s) sponsoring this legislation.

*Senator John Kissell
Representatives Carol Hall & Tom Arnone*



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GIS