



# STATE OF CONNECTICUT

## BOARD OF TRUSTEES

FOR THE STATE COLLEGES

80 PRATT STREET - HARTFORD, CONNECTICUT 06103

AREA CODE 203 566-3040

MRS. BERNICE C. NIEJADLIK, CHAIRMAN

JOHN F. ROBINSON, VICE-CHAIRMAN

ERNEST A. JOHNSON, SECRETARY

EXECUTIVE SECRETARY

J. EUGENE SMITH

### RESOLUTION AUTHORIZING

THE BOARD TO ENTER INTO A LEASE AGREEMENT FOR PARKING GARAGE

AT CENTRAL CONNECTICUT STATE COLLEGE

November 18, 1968

RESOLVED by the Board of Trustees for State Colleges, that said Trustees be hereby authorized to enter into a lease agreement with the City of New Britain acting by the New Britain Parking Authority for the leasing of certain parking facilities to be located on or near Wells Street in the City of New Britain at a location to be determined by the said Trustees for the period of twenty-five (25) years, upon the following terms and conditions:

1. The Trustees shall authorize the conveyance to the New Britain Parking Authority certain premises on said Wells Street for the sum of \$1.00.
2. The City of New Britain acting by the New Britain Parking Authority shall acquire all necessary land and such buildings as may be upon the same, subject to approval of the purchase price by the Board of Trustees, which when joined with such land to be conveyed to the City by the Trustees shall provide the necessary area to complete a parking facility with spaces sufficient for parking 1635 automobiles according to a plan prepared by O.M. Martinson, Professional Engineer, of New York City and approved by the City of New Britain and the Board of Trustees and to provide the necessary means of access thereto and exit therefrom.
3. The City of New Britain acting by the New Britain Parking Authority shall lease the parking facility to the Board of Trustees for a period of twenty-five (25) years for annual rentals which will provide for the interest and amortization of the bond issue as well as for the attendant administrative costs of the Parking Authority.
4. At the end of the lease period, the City of New Britain and/or the New Britain Parking Authority shall convey by quit claim deed to Central Connecticut State College for the sum of \$1.00 all land and buildings included under the lease agreement.

BOARD OF TRUSTEES FOR CONNECTICUT STATE COLLEGES

NOVEMBER 16, 1968

PROPOSED PARKING FACILITY FOR CENTRAL CONNECTICUT STATE COLLEGE

In an effort to alleviate the severe shortage of parking space at the campus of Central Connecticut State College, the City of New Britain has created a Parking Authority for the purpose of constructing a 1635-car parking garage near the campus. The proposed location is on the south side of Wells Street between Sefton Drive and East Street. This site is within a short walking distance of the heart of the campus.

This facility would be operated on a permit basis whereby all cars parked on campus would be required to display stickers purchased from the College. A lease would be executed between Central Connecticut State College and the City of New Britain and/or the New Britain Parking Authority which would provide for the interest and amortization of the bond issue as well as for the attendant administrative costs of the New Britain Parking Authority.

At the end of the lease period, Central Connecticut State College shall acquire title to all land and buildings leased under this agreement.

At a meeting on November 8th, the Planning Committee of the Board of Trustees, agreed to recommend that the above described proposal be placed before the Board of Trustees for approval. The resolution below would approve the arranging of a lease under the terms set forth.

Board of Trustees for Connecticut State Colleges

November 16, 1968

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This facility would be operated on a permit basis whereby all cars parked on campus would be required to display stickers purchased from the College. A lease would be executed between Central Connecticut State College and the City of New Britain and/or the New Britain Parking Authority which would provide for the interest and amortization of the bond issue as well as for the attendant administrative costs of the New Britain Parking Authority.

At the end of the lease period, Central Connecticut State College shall acquire title to all land and buildings leased under this agreement.

At a meeting on November 8, 1968, the Planning Committee <sup>of the Board of Trustees</sup> agreed to recommend that the above-described proposal be placed before the Board of Trustees for approval. The resolution below would authorize the arranging of a lease under the terms set forth.

Proposed Resolution

[Then follows the resolution]

Resolved by the Board of Trustees for ~~the~~ State Colleges that said trustees be hereby authorized to enter into a lease agreement with the City of New Britain acting by the New Britain Parking Authority for the leasing of certain parking facilities to be located on or near Wells Street in the City of New Britain at a location to be determined by the said trustees for the period of twenty-five (25) years, upon the following terms and conditions:

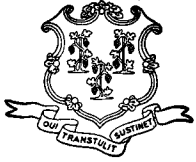
1. The Trustees shall ~~convey~~ <sup>authorize the conveyance</sup> to the New Britain Parking Authority certain premises already ~~acquired by the Board~~ <sup>acquired by the Board</sup> ~~in anticipation of parking facilities on the said Wells Street~~ for the sum of \$1.00.
2. The City of New Britain acting by the New Britain Parking Authority shall acquire all necessary land and such buildings as may be upon the same <sup>subject to approval of the purchase</sup> which when joined with such land to be conveyed to the City by the Trustees shall provide the necessary area to complete <sup>a</sup> parking ~~space~~ <sup>facility</sup> with spaces ~~to~~ <sup>provide</sup> sufficient parking <sup>(for)</sup> 1635 automobiles according to a plan prepared by <sup>D. M. Martinson, Professional Engineer,</sup> ~~Associates~~ of New York City and approved by the City of New Britain and the Board of Trustees and to provide the necessary means of access thereto and exit therefrom.
3. The City of New Britain acting by the New Britain Parking Authority shall <sup>the parking facility</sup> ~~agree~~ to lease to the Board of Trustees for a period of twenty-five (25) years for annual rentals ~~XXXXXX~~ <sup>XXXXXX</sup> amortization of the bond issue as well as for the attendant administrative ~~XXXXXX~~ <sup>XXXXXX</sup> costs of the Parking Authority. <sup>lease</sup>
4. At the end of the <sup>period</sup> ~~XXXXXX~~ the City of New Britain and/or the New Britain Parking Authority shall convey by quit claim deed to Central Connecticut State College for the sum of \$1.00 all land and buildings <sup>included</sup> ~~under~~ <sup>the lease</sup> ~~the~~ agreement.

price by the Board of Trustees

*July 1963* *Ag. 6/16/63 into a lease Ag.*  
*ph gy C*  
*S-L*

Resolved by the Board of Trustees for the State Colleges; that said trustees be hereby authorized to enter into a lease agreement with the City of New Britain acting by the New Britain Parking Authority for the leasing of certain parking facilities to be located on or near Wells Street in the City of New Britain at a location to be determined by the said trustees for the period of twenty-five (25) years, upon the following terms and conditions:

1. The Trustees shall convey to the New Britain Parking Authority certain premises already acquired by it, the Board, in anticipation of parking facilities on the said Wells Street for the sum of \$1.00.
2. The City of New Britain acting by the New Britain Parking Authority shall acquire all necessary land and such buildings as may be upon the same which when joined with such land to be conveyed to the City by the Trustees shall provide the necessary area to complete the parking garage with spaces to a number to provide sufficient parking for 1635 automobiles according to a plan prepared by *D.M. Martinson* <sup>*PROFESSIONAL ENGINEER*</sup> Associates of New York City and approved by the City of New Britain and the Board of Trustees and to provide the necessary means of access thereto and exit therefrom.
3. The City of New Britain acting by the New Britain Parking Authority agrees to lease to the Board of Trustees for a period of twenty-five (25) years for annual rentals ~~which will provide for the interest and amortization of the bond issue as well as for the attendant administrative costs of the Parking Authority.~~ <sup>which will provide for the interest and</sup> ~~amortization of the bond issue as well as for the attendant administrative~~ costs of the Parking Authority.  
lease
4. At the end of the <sup>1</sup>period ~~the City of New Britain and/or the New Britain Parking Authority shall convey by quit claim deed to Central Connecticut State College for the sum of \$1.00 all land and buildings leased under this agreement.~~



STATE OF CONNECTICUT

COMMISSION FOR HIGHER EDUCATION

P.O. Box 1320

HARTFORD, CONNECTICUT 06115

AREA CODE 203 527-6341

December 5, 1968

Dr. Eugene Smith, Executive Secretary  
Board of Trustees for State Colleges  
80 Pratt Street  
Hartford, Connecticut

Dear Dr. Smith:

At the December 4, 1968 meeting of the Commission for Higher Education, a quorum being present and voting, the enclosed resolution was adopted.

I hereby certify that this is a true copy of this resolution.

Sincerely,

W. Robert Bokelman  
Associate Director

WRB:ewg

cc-Dr. F. Don James

Mrs. Bernice Niejadlik

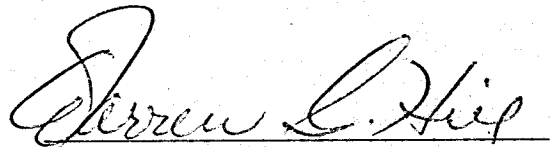
Mr. F. Michael Ahern

Mr. Charles Sweeney

Mr. F. A. Schuckman

RESOLVED that the Commission for Higher Education, subject to its responsibilities contained in Section 6 of Public Act 751, approves the action of the Board of Trustees for State Colleges to enter into a lease agreement with the City of New Britain acting by the New Britain Parking Authority for the leasing of certain parking facilities to be located on or near Wells Street in the City of New Britain at a location to be determined by said trustees for the period of twenty-five (25) years, upon terms and conditions set forth in the resolution voted by the Board on November 18, 1968.

Negotiations for and acquisition of these facilities requires the participation and approval of the Public Works Department and the Department of Finance and Control.

  
Warren G. Hill, Director  
Commission for Higher Education

12/4/68

RESOLUTION AUTHORIZING THE BOARD TO ENTER INTO A LEASE AGREEMENT

FOR PARKING GARAGE AT CENTRAL CONNECTICUT STATE COLLEGE

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