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# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DANBURY MUNICIPAL AIRPORT  
P.O. BOX 2299  
DANBURY, CT. 06813-2299

AIRPORT ADMINISTRATOR  
PAUL D. ESTEFAN  
(203) 797-4624

March 24, 2016

Mayor Mark D Boughton

City of Danbury

155 Deer Hill Avenue

Danbury, Ct.

Honorable Mayor Boughton

Honorable Members of the City Council

I have included two additional properties for your consideration to be added to the easement acquisition for trees here at the Danbury Municipal Airport. These two additional properties have been identified as having tree penetration in the runway 8 surface.

If you have any questions please feel free to contact me.

Sincerely,

Paul D Estefan

Airport Administrator

Cc: Trees runway 8



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# RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

A.D. 2016

**RESOLVED** BY THE CITY COUNCIL OF THE CITY OF DANBURY

**WHEREAS**, in order to enhance airport safety, the City of Danbury wishes to acquire additional property or interest in property or land specified in accordance with attachments hereto including Tax Assessor's lots nos. D19007 and D19008, both as more particularly described in Schedules G and H attached hereto; and

**WHEREAS**, the City has sought and received the opinion of the Commissioner of the Connecticut Department of Transportation that public convenience, necessity or safety require the acquisition of said land in accordance with relevant state statutes; and

**WHEREAS**, said land will have to be acquired either by negotiation with the property owners or by eminent domain, if such negotiations are unsuccessful; and

**WHEREAS**, the City of Danbury intends to apply to the Federal Aviation Administration for grant funding for the purpose of obtaining reimbursement for the cost of acquiring said land; and

**WHEREAS**, pursuant to the Federal Aviation Administration grant application process, 90% of the grant funds will be committed by the Federal Aviation Administration, 7.5% of the grant funds will be committed by the State of Connecticut and the City will be responsible to fund 2.5% of the total grant amount, if the City ultimately secures said grant.

**NOW, THEREFORE, BE IT RESOLVED THAT** the City of Danbury, through the office of Corporation Counsel, be and hereby is authorized to acquire the said land as set forth in Schedules G and H within six (6) months of approval hereof, either by negotiation or eminent domain, through the institution of suit against the interested property owners, their heirs, executors, administrators, successors and assigns and their respective mortgage holders and encumbrancers;

**AND BE IT FURTHER RESOLVED THAT** the City Council authorizes Mayor Mark D. Boughton and/or Paul D. Estefan, Airport Administrator, to apply to the Federal Aviation Administration to obtain grant funding for reimbursement for the cost of acquiring the above-mentioned real property, to obtain the real property appraisals as are necessary to file the grant application, to appropriate the 2.5% of the total grant amount, if the grant is approved, to execute any necessary documents, and to take any additional actions necessary to effectuate the purposes hereof.

SCHEDULE G

A certain piece or parcel of land, together with the buildings and improvements thereon, situated in the City of Danbury, County of Fairfield and State of Connecticut, shown and designated as Lot #6 on a certain map entitled "REVISED EVANS SECTION D. DANCON CORPORATION, CEL BRET DRIVE, CITY OF DANBURY, certified substantially correct by Arthur H. Howland, L.L.S., on January, 1969, and on file in the office of the Town Clerk of said Danbury as Map No. 4331.

TOGETHER WITH the right to pass and repass for all purposes whatsoever over and across all fifty (50) foot roadways on the above-described map until such time as each roadway is dedicated and conveyed to the City of Danbury.

Property is known as 10 Cel Bret Drive, Danbury, CT.

Said premises are free and clear of all encumbrances, except:

1. Building lines, if established, building and zoning ordinances, and any and all municipal and state and federal regulations including inland wetlands regulations and provisions of any public or private law affecting said premises.
2. Notes, easements, conditions and building lines as shown on Map #3709 and #4331.
3. A reservation in favor of Dancon Corporation, its successors and assigns, of a fifteen (15) foot easement over and across the front, rear and side boundary lines of said Lot No. 6 for the purpose of installing and maintaining surface water drainage ditches, trenches or pipes, and gas, oil, water and electric pipes, shut-off valves or conduits.
4. A Utility Easement to The Connecticut Light and Power Company dated July 27, 1965, and recorded in Volume 425 at Page 191 of the Danbury land Records.
5. A Utility Easement to The Southern New England Telephone Company dated August 31, 1965, and recorded in Volume 427 at Page 440 of the Danbury Land Records.

SCHEDULE H

ALL THAT CERTAIN piece or parcel of land, together with the buildings and improvements thereon, situate in the City of Danbury, County of Fairfield and State of Connecticut, shown and designated as Lot No. 7 on a certain map entitled, "REVISED EVANS SECTION D - DANCON CORPORATION - CEL BRET DRIVE, CITY OF DANBURY, COUNTY OF FAIRFIELD, STATE OF CONNECTICUT, SCALE 1" = 100', JANUARY, 1969", certified substantially correct by A. H. Howland, R.L.S., New Milford, Connecticut, and filed in the office of the Town Clerk of said Danbury as Map No. 4331. Containing 1.187 acres, more or less.

TOGETHER WITH the right to pass and repass for all purposes whatsoever over and across all roadways, as shown on said map, for the purpose of gaining access to the public highway.

Said premises are subject to the following:

1. Any and all provisions of any ordinance, municipal regulations or public or private law.
2. Current real estate taxes to the City of Danbury.
3. A reservation in favor of Dancon Corporation, its successors and assigns, of a 15 foot easement over and across the front, rear and side boundary lines of said Lot No. 7 for the purpose of installing and maintaining surface water drainage ditches, trenches, or pipes, and gas, oil, water and electric pipes, shut-off valves, wires or conduits.
4. A utility easement to The Connecticut Light and Power Company dated July 27, 1965, and recorded in Volume 425 at Page 191 of the Danbury Land Records.
5. A utility easement to The Southern New England Telephone Company dated September 30, 1965, and recorded in Volume 427 at Page 440 of the Danbury Land Records.
6. Agreements and Restrictions as contained in a certain instrument entitled, "Restrictions of Briar Ridge, Former Dancon-Evans Property Located at Briar Ridge, Danbury, Connecticut", dated April 8, 1969, and recorded in Volume 472 at Page 128 of the Danbury Land Records.
7. Certain covenants and restrictions and easements as set forth in Declaration of Restrictions of Briar Ridge Estates, dated June 12, 1969, and recorded in Volume 474 at Page 628 of the Danbury Land Records, and as amended by instrument dated July 30, 1969, and recorded in Volume 476 at Page 600 of the Danbury Land Records.