

**STATE PROPERTIES COMMITTEE MEETING**

**DEPARTMENT OF ADMINISTRATION  
ONE CAPITOL HILL  
PROVIDENCE RHODE ISLAND 02908**

**TUESDAY, JULY 29, 2014, 10:00 A.M.  
CONFERENCE ROOM 'A'**

**MEETING MINUTES**

**POSTED: August 13, 2014**

**A meeting of the State Properties Committee was convened on Tuesday, July 29, 2014 at 10:04 a.m. at the Department of Administration, One Capitol Hill, 2nd Floor, Conference Room A, Providence, Rhode Island in accordance with the public notice issued on July 24, 2014.**

**Chairman Renaud called the roll. Members of the Committee in attendance were as follows:**

**Ronald N. Renaud, Chairman (RIDOA) – present**

**Richard Woolley, Esquire (RIAG) – present**

**Robert Griffith, (RIDOA) – present**

**Robert Brunelle, Public Member – present**

**Andrew Marcaccio (General Treasurer's Office) – present**

**Chairman Renaud noted that a quorum of members was present to conduct business.**

**Approval of Minutes:**

**On a motion made by Mr. Brunelle and seconded by Mr. Griffith, the Committee voted unanimously to approve the minutes as presented of the State Properties Committee meetings which were held on June 17, 2014 and July 1, 2014. On a motion made by Mr. Griffith and seconded by Mr. Brunelle, the Committee voted unanimously to approve the minutes presented of the Special State Properties Committee meeting which was held on July 23, 2014.**

**The Committee considered and took action on the items listed on the agenda as follows:**

**New Business:**

**ITEM A – Department of Transportation – A request for conceptual approval/Request for Proposals (RFP) to acquire real property suitable to fulfill needs for a Fleet/Truck Repair and Maintenance Facility.**

**Discussion took place for this item with testimony provided by**

**Richard Kalunian and Joseph Baker from RIDOT. On motion made by Mr. Woolley and seconded by Mr. Brunelle, the Committee voted unanimously to approve this agenda item.**

**ITEM B – Department of Transportation – A request for conceptual approval for proposed gratis transfer of Plat 2789A Parcel 1, Quaker Avenue extension, Town of Tiverton.**

**Discussion took place for this item with testimony provided by Paul Carcieri and Robert Jackson from RIDOT. On motion made by Mr. Woolley and seconded by Mr. Griffith, the Committee voted unanimously to approve this agenda item.**

**ITEM C – Department of Transportation - A request for Approval and Execution of a License Agreement with Chevron Land and Development, 431 Veterans Memorial Parkway, East Providence, R.I. for the purpose of completing remedial actions on property measuring approximately 10.1 acres located adjacent to Veterans Memorial Parkway.**

**Discussion took place for this item with testimony provided by Eva Bernardo and Paul Carcieri from RIDOT. On motion made by Mr. Woolley and seconded by Mr. Griffith, the Committee voted unanimously to approve this agenda item.**

**ITEM D – Department of Transportation – A request for conceptual approval to sell to the Narragansett Bay Commission, approximately 11,392 square foot vacant parcel deemed surplus to the Department. Property is adjacent to Moshassuck Valley Industrial Highway; Lincoln and Central Falls.**

**Discussion took place for this item with testimony provided by Christine Brien from RIDOT and Thomas Brueckner from Narragansett Bay Commission. On motion made by Mr. Griffith and seconded by Mr. Woolley, the Committee voted unanimously to approve this agenda item.**

**ITEM E – Department of Transportation – A request for conceptual approval to sell to the Carpionato Group, approximately 1.76 acre vacant surplus parcel located at the southwest corner of Route 2 and Meshanticut Valley Parkway, Cranston, R.I.**

**Discussion took place for this item with testimony provided by Christine Brien and Paul Carcieri from RIDOT and Kelly Coates, representative for Carpionato Group. On motion made by Mr. Woolley and seconded by Mr. Griffith, the Committee voted to approve this agenda item. Committee members Woolley and Griffith voted aye, Committee member Brunelle voted nay.**

**ITEM F – Department of Transportation – A request to review and execute a License Agreement between Department of Transportation and Easy Stay LLC for use of approximately 12,100 square feet, within the right-of-way of Post Road in proximity to 7255 Post Road in the Town of North Kingstown.**

**Discussion took place for this item with testimony provided by Paul Carcieri and Robert Jackson from RIDOT. On motion made by Mr. Brunelle and seconded by Mr. Griffith, the Committee voted unanimously to approve this agenda item.**

**ITEM G – Department of Transportation – A request by the Department of Transportation to be heard for further discussion the Purchase & Sales Agreement with North Kingstown Pharmacy Associates, LLC, Park-n-Ride, Routes 2 and 102, North Kingstown, R.I.**

**Discussion took place for this item with testimony provided by Paul Carcieri and Robert Jackson from RIDOT and Michael Mitchell, Esq., Legal Services.**

**ITEM H– Department of Transportation – A request by the Department of Transportation for further discussion and conceptual approval to convey 10,761 sq.ft. vacant land to Lockwood Commercial, LLC. The**

**land is adjacent to Succotash Road in South Kingstown and abuts the marina owned by Lockwood Commercial.**

**Discussion took place for this item with testimony provided by Paul Carcieri and Robert Jackson from RIDOT and John Harwood, Esq., representative for Lockwood Commercial, LLC. Committee voted unanimously to table this agenda item for further discussion.**

**ITEM I - Department of Transportation – A request for approval and signatures on a License Agreement with the Town of Bristol for a parcel of land consisting of approximately 250,000 sq.ft., adjacent to Thames and Hope Streets (Independence Park).**

**Discussion took place for this item with testimony provided by Bruce Cadden from RIDOT. On motion made by Mr. Woolley and seconded by Mr. Brunelle, the Committee voted unanimously to approve this agenda item.**

**ITEM J – Department of Transportation – A request for approval and execution of a Gratis License Agreement to the City of Providence, Department of Parks and Recreation for use of a 112,327 sq. ft. vacant parcel, Providence end of Henderson Street Bridge, for Municipal Dog Park.**

**Christine Brien from RIDOT requested that this agenda item be deferred to the next meeting per the Department of Parks and Recreation's request. The Committee voted unanimously to defer this agenda item to the next meeting scheduled on August 12, 2014.**

**ITEM K – Department of Transportation – A request of Administrative Transfer of Property, RIDOT to RIDEM, approximately one acre parcel located 30 ft. east of Bradford Road Highway Center Line and West of the Pawcatuck River, Westerly, R.I.**

**Discussion took place for this item with testimony provided by Christine Brien and Paul Carcieri from RIDOT. On motion made by Mr. Griffith and seconded by Mr. Woolley, the Committee voted unanimously to approve this agenda item.**

**ITEM L – Department of Transportation – A request to review and execute an “Agreement for Installation and Maintenance of Traffic Signal Gate” between the Department of Transportation and the United States of America, acting through the U.S. Navy. Gates 17 and 23, Chase's Lane, Middletown, RI.**

**Discussion took place for this item with testimony provided by Paul Carcieri from RIDOT. On motion made by Mr. Griffith and seconded**

**by Mr. Woolley, the Committee voted unanimously to approve this agenda item.**

**ITEM M – Department of Behavioral Healthcare, Developmental Disabilities and Hospitals – A request for approval of a bargain and sale deed related to the sale of land located on Bishop Hill Road, Johnston, RI.**

**Discussion took place for this item with testimony provided by Kate Harden from BHDDH and John Ryan from DOA. On motion made by Mr. Griffith and seconded by Mr. Woolley, the Committee voted unanimously to approve this agenda item.**

**ITEM N – Department of Administration – A request for approval and signatures on a License Agreement with The India Association of Rhode Island to utilize the State House Grounds on August 16, 2014.**

**Discussion took place for this item with testimony provided by Deborah White from DOA and Anand Salvoje from The India Association. On motion made by Mr. Woolley and seconded by Mr. Brunelle, the Committee voted unanimously to approve this agenda item subject to the insurance requirement being met.**

**ITEM O – Department of Environmental Management – Request for approval and signatures on an Easement Agreement between RIDEM and Dutch Island Lighthouse Society, 3.5 acre portion of land at Dutch Island, Jamestown RI.**

**Discussion took place for this item with testimony provided by Lisa Primiano from RIDEM. On motion made by Mr. Brunelle and seconded by Mr. Griffith, the Committee voted unanimously to approve this agenda item.**

**ITEM P – Department of Environmental Management – A request for approval and signatures on a Purchase and Sales Agreement, between RIDEM and the Audubon Society for the purchase of 26.9 acres of land, Kimball Wildlife Property located in the Town of Charlestown.**

**Discussion took place for this item with testimony provided by Lisa Primiano from RIDEM. On motion made by Mr. Griffith and seconded by Mr. Woolley, the Committee voted unanimously to approve this agenda item.**

**ITEM Q – Department of Environmental Management – A request for approval and signatures on a Conservation Easement between RIDEM/Narrow River Land Trust and the Town of North Kingstown, Benson Property, for the preservation of 2.0 acres of land located in**

**the Town of North Kingstown.**

**Discussion took place for this item with testimony provided by Lisa Primiano from RIDEM. On motion made by Mr. Woolley and seconded by Mr. Griffith, the Committee voted unanimously to approve this agenda item.**

**ITEM R – Department of Environmental Management – A request for approval and signatures on a Conservation Easement between RIDEM/Town of North Kingstown and the Narrow River Land Trust, Benson Property, for the preservation of 42.85 acres of land located in the Town of North Kingstown.**

**Discussion took place for this item with testimony provided by Lisa Primiano. On motion made by Mr. Woolley and seconded by Mr. Griffith, the Committee voted unanimously to approve this agenda item.**

**ITEM S – Department of Administration/State Properties Committee – A request for review and discussion concerning the approval of the revised State Properties Committee's Records Retention Schedule.**

**Discussion took place for this item. The Committee voted unanimously to continue this agenda item for further discussion to**

**the next meeting scheduled for August 12, 2014.**

## **Executive Session**

**On motion made by Mr. Griffith and seconded by Mr. Woolley, the Committee voted unanimously to consider the following items in executive session.**

**ITEM E1 - Department of Transportation – Blackstone River Bikeway in the City of Woonsocket and Town of North Smithfield.**

**Discussion took place regarding this agenda item.**

**ITEM E2 – Department of Transportation – Providence Station Surface Improvement Project.**

**Discussion took place regarding this agenda item.**

**ITEM E3 – Attorney General Peter F. Kilmartin v. Rhode Island State**

**Properties Committee, C.A. PSC 14-3443.**

**Discussion took place regarding this agenda item.**

**Open Session:**

**On motion made by Mr. Woolley and seconded by Mr. Griffith, the Committee voted unanimously at 12:21 p.m. to come out of executive session. On motion made by Mr. Woolley and seconded by Mr. Griffith, the Committee voted unanimously to seal the minutes of the executive session.**

**Item E1 of the Executive Session:**

**Discussion took place for this item with testimony provided by Colleen Kerr from RIDOT. On motion made by Mr. Woolley and seconded by Mr. Griffith, the Committee voted unanimously to approve Item E1.**

**Item E2 of the Executive Session:**

**Discussion took place for this item with testimony provided by**

**Richard Kalunian from RIDOT. On motion made by Mr. Griffith and seconded by Mr. Woolley, the Committee voted unanimously to approve Item E2.**

**Item E3 of the Executive Session:**

**Discussion took place for this item with comments provided by Michael Mitchell, Esq. and Daniel Majcher, Esq. from Legal Services.**

**Adjournment:**

**On motion made by Mr. Griffith and seconded by Mr. Woolley, the Committee voted to adjourn at 12:48 p.m.**

**Date of Next Meeting:**

**The next scheduled meeting of the State Properties Committee will be held on Tuesday, August 12, 2014.**

---

**Suzy Melo, in her capacity as Executive Assistant**