

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

**STATE PROPERTIES COMMITTEE MEETING
TUESDAY, FEBRUARY 28, 2017 10:00 A.M.
CONFERENCE ROOM 'C'**

MEETING MINUTES:

POSTED: March 20, 2017

A meeting of the State Properties Committee was convened on Tuesday, February 28, 2017 at 10:00 a.m. at the Department of Administration, One Capitol Hill, 2nd Floor, Conference Room C, Providence, Rhode Island in accordance with the public notice of its agenda posted on February 22, 2017.

Chairperson Agrawal called the meeting to order and undertook a roll call for attendance. Members of the Committee in attendance were as follows:

- Parag Agrawal, AICP, Chairperson (RIDOA)
- Gregory Schultz, Esquire (RIAG Designee)
- Marco Schiappa (DOA Designee)
- Patrick Marr (General Treasurer's Office Designee)
- Robin Main, Esquire (Public Member)

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

Others in attendance were: Christopher Cotta (RIAG), Joseph Giorgi (RIAG), John Faltus (RIDEM), Lauren Farley (RIDEM), Michelle Sheehan (RIDEM), John Ryan (RIDOA), Deborah White (RIDOA), Paul Carcieri (RIDOT), Ann Hollands (RIDOT), Colleen Kerr (RIDOT), Michael D'Ambra, John Boehnert, Esquire and Paul Hauser (Visual 3 Architects)

Approval of Minutes:

Thereupon, on motion made by Mr. Schultz and seconded by Mr. Schiappa, the Committee voted unanimously to approve the open session minutes of the State Properties Committee meeting which had been held on Tuesday, February 14, 2017. Chairman Agrawal abstained.

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

New Business:

ITEM A – Department of Environmental Management – A request for the approval and execution of a License Agreement between the Department of Environmental Management and the Town of Westerly for the presentation of two (2) Community Festivals in 2017 (May 12-14, 2017 and September 15-17, 2017). The Community Festivals will be located at Misquamicut State Beach in the Town of Westerly.

Discussion took place for this item with testimony provided by John Faltus from the Department of Environmental Management. On motion made by Mr. Schultz and seconded by Ms. Main, the Committee voted unanimously to approve the License Agreement subject to the Committee's receipt of an updated Certificate of Insurance.

ITEM B – Department of Transportation – A request for the approval and execution of a Grant of Easement and a Temporary Use and Access Agreement between the Department of Transportation and the Department of Environmental Management necessary for the Replacement of Browning Mill Bridge No. 38 in the Town of Exeter.

- a. Grant of Easement (State Highway Plat 2887, Parcel 1U (approximately 2,752 square feet))
- b. Temporary Use and Access Agreement (State Highway Plat 2887, Parcels 1B and 2B (approximately 2,297 square feet))

Discussion took place for this item with testimony provided by Colleen Kerr from the Department of Transportation. On motion made by Mr. Schiappa and seconded by Ms. Main, the Committee voted unanimously to approve the Grant of Easement and Temporary Use and Access Agreement.

ITEM C – Department of Environmental Management – A request for the approval and execution of a perpetual Easement Agreement between the Department of Environmental Management and the Narragansett Electric Company (National Grid) for approximately 1,000 square feet of land located near Great Neck Road in the Town of South Kingstown. The easement will allow National Grid to provide electrical infrastructure to Amtrak facilities located in the Great Swamp Management Area.

Discussion took place for this item with testimony provided by Lauren Farley from the Department of Environmental Management. On motion made by Mr. Schiappa and seconded by Mr. Schultz, the Committee voted unanimously to approve the Easement Agreement. Ms. Main recused.

ITEM D – Department of Environmental Management – A request from the Department of Environmental Management for the approval and execution of a Purchase and Sale Contract for the purchase of approximately 103 acres of land known as the Britton Property located on Reynolds Road in the Town of Gloucester.

Discussion took place for this item with testimony provided by Michelle Sheehan from the Department of Environmental Management. On motion made by Mr. Schultz and seconded by Ms. Main, the Committee voted unanimously to approve the Purchase and Sale Contract.

ITEM E – Department of Transportation – A request from the Department of Transportation for the approval and execution of four documents related to the use of State-owned property located in the City of Warwick.

- a. Consent of Assignment to Easement, Michael V. D’Ambra to D’Ambra Warwick Hotel, LLC
- b. Consent to Assignment of Certain Rights Under Option Agreement, Michael V. D’Ambra to D’Ambra Warwick Hotel, LLC
- c. Amendment to Option Agreement, RIDOT and D’Ambra Warwick Hotel, LLC
- d. Amendment to Escrow Agreement, RIDOT, D’Ambra Warwick Hotel, LLC and Pilgrim Title Insurance Company

Discussion took place for this item with testimony provided by Paul Carcieri and Ann Hollands from the Department of Transportation, as well as Michael D’Ambra and John Boehnert, Esquire. On motion made by Mr. Schultz and seconded by Mr. Schiappa, the Committee voted unanimously to approve the four agreements. Ms. Main recused.

ITEM F – Department of Administration – A request for the approval and execution of a Certificate of Transfer between the Department of Administration and the Department of Attorney General. The subject property is located on the Pastore Center campus.

Discussion took place for this item with testimony provided by John Ryan from the Department of Administration and Christopher Cotta from the Department of Attorney General. On motion made by Ms. Main and seconded by Mr. Schiappa, the Committee voted unanimously to approve the Certificate of Transfer.

ITEM G – Department of Administration – A request for approval and execution of a License Agreement between the Department of Administration and Ground Control Events, LLC that will allow the company to utilize the Department of Transportation parking lot located at Two Capitol Hill in Providence for the St. Patrick’s Day 5K Roadrace on March 18, 2017.

Discussion took place for this item with testimony provided by Deborah White from the Department of Administration. On motion made by Mr. Schiappa and seconded by Ms. Main, the Committee voted unanimously to approve the License Agreement.

ITEM H – Department of Transportation – A request from the Department of Transportation to initiate lease negotiations with the principals of the firm submitting the highest rated lease proposal in response to the Request for Proposals (RFP #7551388) solicited for RIDOT vehicle storage and salt storage.

Discussion took place for this item with testimony provided by Paul Carcieri and Ann Hollands from the Department of Transportation and John Ryan from the Department of Administration. On motion made by Ms. Main and seconded by Mr. Schultz, the Committee voted unanimously to approve the request to initiate lease negotiations.

Adjournment:

There being no further items to consider, on motion made by Mr. Schultz and seconded by Mr. Schiappa, the Committee voted to adjourn at 10:50 a.m.

Date of Next Meeting:

The next scheduled meeting of the State Properties Committee will be held on Tuesday, March 14, 2017.

Donna Conway, in her capacity as Executive Assistant