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CITY OF DANBURY

OFFICE OF THE MAYOR
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

MARK D. BOUGHTON
MAYOR

(203) 797-4511
FAX (203) 796-1666
m.boughton@danbury-ct.gov

August 20, 2012

Hon. Members of the City Council
155 Deer Hill Avenue
Danbury, CT 06810

Re: Offer of Sale of Land to City

Members of the City Council:

The attached letter from Mr. Christopher Tierney seeks to sell the City a three-acre parcel of land overlooking Richter Park.

I ask that you consider forwarding this request to the Ad Hoc Committee established in July to evaluate another offer to sell the City land near Richter Park.

Various departments (i.e. Engineering, Planning, Assessor, Corporation Counsel) or all may also review and offer advice regarding this parcel.

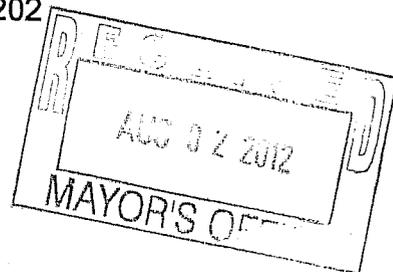
Sincerely,

Mark D. Boughton
Mayor

Attachment

CC: Antonio Iadarola, P.E., Director of Public Works
Dennis E. Elpern, Director of Planning
Colleen LaHood, Tax Assessor
Laszlo Pinter, Deputy Corporation Counsel

Christopher Tierney
37 Rockwood Lane
Danbury CT 06804
Tel. Home 203-778-5202
Fax. 203-470-6097



7/30/12

Mark D. Boughton
City of Danbury
155 Deer Hill Ave
Danbury CT 06810

Dear Major:

RE: OFFER TO SELL VACANT LAND OVERLOOKING RICHTER PARK GOLF COURSE

Per my conversation with your staff, I offer to sell vacant land that is believed to be three plus acres overlooking Richter Park. The site is adjoining 37A Rockwood Lane, Lot No. B09003 that I own. Other that adjoining 37A Rockwood Lane, it is land locked.

I believe it is adjoining Richter Park land. Please verify this.

I offer to sell the property at the City of Danbury's appraised value of \$20,100. (see attachment)

This property is offered for sale due to the present poor business climate in the construction business. I am a finish carpentry contractor.

The land deed is registered as BK 1907 PG 1125-1127 in your records.

Looking forward to discussing this matter with you.

Best regards,

Christopher Tierney (Chris)

Assessors Online Database For Danbury, CT

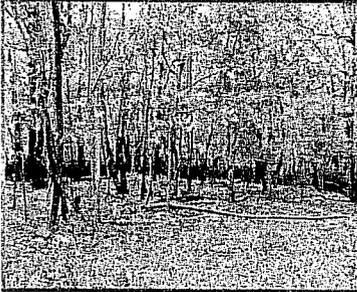
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ROCKWOOD LA



[Click to enlarge](#)

Map/Lot/Unit : B09 / 5 / 1
Location: ROCKWOOD LA
Owner Name: TIERNEY CHRIS
Account Number:



Parcel Value

Item	Appraised Value	Assessed Value
Buildings	0	0
Extra Building Features	0	0
Outbuildings	0	0
Land	20,100	14,100
Total:	20,100	14,100



Owner of Record

TIERNEY CHRIS
37 ROCKWOOD DRIVE
DANBURY, CT 06811



Ownership History

Owner Name	Book/Page	Sale Date	Sale Price
TIERNEY CHRIS	1907/1125	1/22/2007	
FIRST CONGREGATIONAL CHURCH	0741/0495	7/16/1985	



Land Use [\(click here for a list of codes and descriptions\)](#)

Land Use Code	Land Use Description
100	Vacant

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				
ERNEY CHRIS		4 Rolling		3 Unpaved		Description	Code	Appraised Value	Assessed Value	
ROCKWOOD DRIVE						Res	100	20,100	14,100	
DANBURY, CT 06811		SUPPLEMENTAL DATA Other ID: TC MAP NONE TC LOT 27 Census Tract Location Callback GIS ID: B090050000 Asking VIDEO Exempt E F/SALE Section 2 ASSOC PID#								
Additional Owners:										
								Total	20,100	14,100

6034 Danbury, CT
VISION

RECORD OF OWNERSHIP					BK-VOL/PAGE	SALE DATE	q/u	v/l	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
ERNEY CHRIS					1907/1125	01/22/2007	U	V	6,000	12	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
FIRST CONGREGATIONAL CHURCH					0741/0495	07/16/1985			0		2011	100	14,100	2010	100	14,100	2009	100	14,100
											Total:		14,100	Total:		14,100	Total:		14,100

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Type	Description	Amount	Code	Description	Number	Amount
Total:							

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
NBHD/ SUB	NBHD NAME	STREET INDEX NAME	TRACING	BATCH
0001/A				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	0
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	20,100
Special Land Value	0
Total Appraised Parcel Value	20,100
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	20,100

NOTES
 REMOVED TAX EXEMPT STATUS FROM 2002 ON. 2007 BAA - NO REDUCTION
 REDUCED ASMT FROM 2002 ON, AS SITE MAYBE
 AND LOCKED AND IS STEEP.
 CHANGE AC FROM 4.48 TO 3.0 AS PER DEED
 L. 741 PG. 495 ON 05/22/2006

BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY					
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments		Date	Type	IS	ID	Cd.	Purpose/Result
										12/10/2011			KK	99	VACANT
										12/18/2007			AD	40	Hearing No Change
										10/20/2005			DK	12	Site Inspection
										2/12/1998			ST	00	Meas. & Listed

LAND LINE VALUATION SECTION																
Use Code	Use Description	Zone	D	Frontage	Depth	Units	Unit Price	I. Factor	S.A.	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing	Adj. Unit Price	Land Value
100	Vacant	RA80				3.00	AC 72,000.00	0.31	0	0.30		0.00	STEEP/NO ROAD FRONTA			20,100
Total Card Land Units:						3.00	AC	Parcel Total Land Area: 3 AC				Total Land Value: 20,100				

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