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# CITY OF DANBURY

155 DEER HILL AVENUE  
DANBURY, CONNECTICUT 06810

ENGINEERING DEPARTMENT  
(203) 797-4641  
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WILLIAM J. BUCKLEY, JR., P.E.  
DIRECTOR OF PUBLIC WORKS / CITY ENGINEER

December 16, 2004

Honorable Mark D. Boughton  
Common Council  
City of Danbury  
155 Deer Hill Avenue  
Danbury, CT 06810

Dear Mayor Boughton and Common Council Members:

Jackson Drive Area Sanitary Sewer Easements  
Project No. 02-01

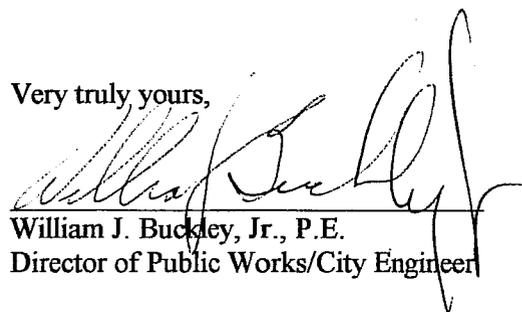
Enclosed please find copies of two revised easement maps and of the corresponding legal descriptions for easements required for the Jackson Drive area sanitary sewer project. Revisions to the plans were made after meetings in the field with a property owner. The easements required are as follows:

- |                |  |
|----------------|--|
| Lot No. K09036 | John F. Shepard and Robin A. Shepard<br>1 Glen Road<br>permanent and temporary construction easements                  |
| Lot No. K09038 | Herbert E. Mattson, Jr. and Barbara M. Mattson<br>1 Clear Brook Road<br>permanent and temporary construction easements |

We would appreciate if you would authorize the Corporation Counsel's office to take the steps necessary to acquire these easements.

If you have any questions, please give me a call.

Very truly yours,



William J. Buckley, Jr., P.E.  
Director of Public Works/City Engineer

Encl.

C: Eric L. Gottschalk, Esq., with encl.



# RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

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**RESOLVED** by the Common Council of the City of Danbury:

**WHEREAS**, the City of Danbury, is proceeding through plans and designs, to make necessary improvements to the Jackson Drive area sanitary sewer; and

**WHEREAS**, the Common Council previously approved the acquisition of easements in connection with the project; and

**WHEREAS**, project modifications require revisions to the two (2) easements described herein; and

**WHEREAS**, the properties to be acquired are described and identified in EXHIBITS A and B attached hereto; and

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

**WHEREAS**, it is in the best interest of the City of Danbury to acquire said rights and proceed with the work required.

**NOW, THEREFORE, BE IT RESOLVED THAT** the City of Danbury, through the Office of Corporation Counsel, be and hereby is authorized to acquire the easements set forth on EXHIBITS A and B attached hereto, in accordance with procedures established by State law, either by negotiation or eminent domain through the institution of suit against the interested property owners and holders of mortgages encumbering the properties, if any, by July 1, 2005.

SANITARY SEWER EASEMENT  
TO BE ACQUIRED TO  
THE CITY OF DANBURY  
FROM  
HERBERT E. MATTSON, JR. AND BARBARA M. MATTSON

A CERTAIN PIECE OR PARCEL OF LAND SITUATED AT 1 CLEAR BROOK ROAD IN THE CITY OF DANBURY, CONNECTICUT AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY SIDE OF CLEAR BROOK ROAD LOCATED N82°59'35"W, A DISTANCE OF 15.92' FROM THE NORTHEAST PROPERTY CORNER OF LAND OF HERBERT E. MATTSON, JR. AND BARBARA M. MATTSON AND THE NORTHWESTERLY PROPERTY CORNER OF LAND NOW OR FORMERLY OF DORRIS FIELD; SAID POINT MARKING THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED EASEMENT;

THENCE RUNNING IN A SOUTHEASTERLY DIRECTION THROUGH LAND OF HERBERT E. MATTSON, JR. AND BARBARA M. MATTSON THE FOLLOWING COURSES AND DISTANCES: S19°00'26"E, A DISTANCE OF 63.08' TO A POINT, THENCE S65°23'14"E, A DISTANCE OF 138.14' TO A POINT MARKING THE SOUTHEASTERLY CORNER OF HEREIN DESCRIBED EASEMENT,

THENCE TURNING AND RUNNING IN A SOUTHWESTERLY DIRECTION ALONG LAND NOW OR FORMERLY OF JOHN F. SHEPARD AND ROBIN A. SHEPARD S41°07'15"W, A DISTANCE OF 20.86' TO A POINT MARKING THE SOUTHWESTERLY CORNER OF HEREIN DESCRIBED EASEMENT;

THENCE TURNING AND RUNNING IN A NORTHWESTERLY DIRECTION THROUGH LAND OF HERBERT E. MATTSON, JR. AND BARBARA M. MATTSON THE FOLLOWING COURSES AND DISTANCES: N65°23'14"W, A DISTANCE OF 140.78' TO A POINT, THENCE N19°00'26"W, A DISTANCE OF 81.41' TO A POINT ON THE SOUTHERLY SIDE OF CLEAR BROOK ROAD, SAID POINT MARKING THE NORTHWESTERLY CORNER OF HEREIN DESCRIBED EASEMENT;

THENCE TURNING AND RUNNING IN A SOUTHEASTERLY DIRECTION ALONG THE SOUTHERLY SIDE OF CLEAR BROOK ROAD S82°59'35"E, A DISTANCE OF 22.255' TO A POINT MARKING THE TRUE POINT OR PLACE OF BEGINNING.

THE ABOVE DESCRIPTION INCLUDES AN AREA OF 4,234 S.F.

FOR A MORE PARTICULAR DESCRIPTION, REFERENCE IS MADE TO A MAP ENTITLED "EASEMENT MAP MAP SHOWING PROPOSED SANITARY SEWER EASEMENT TO BE ACQUIRED BY THE CITY OF DANBURY FROM HERBERT E. MATTSON, JR. AND BARBARA M. MATTSON, 1 CLEAR BROOK ROAD, DANBURY, CONNECTICUT, SCALE: 1"=20' MARCH 18, 2004, REVISED MAY 18, 2004 AND DECEMBER 13, 2004 CERTIFIED SUBSTANTIALLY CORRECT BY SYDNEY A. RAPP, JR., L.S.#7400".

TOGETHER WITH THE TEMPORARY CONSTRUCTION EASEMENT SHOWN ON THE ABOVE REFERENCED MAP.

SANITARY SEWER EASEMENT  
TO BE ACQUIRED BY  
THE CITY OF DANBURY  
FROM  
JOHN F. SHEPARD AND ROBIN A. SHEPARD

A CERTAIN PIECE OR PARCEL OF LAND SITUATED AT THE REAR OF 1 GLEN ROAD IN THE CITY OF DANBURY, CONNECTICUT AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED N31°32'35"E, A DISTANCE OF 144.82' FROM A POINT MARKING THE SOUTHEASTERLY PROPERTY CORNER OF LAND OF JOHN F. SHEPARD AND ROBIN A. SHEPARD AND THE SOUTHWESTERLY PROPERTY CORNER OF LAND NOW OR FORMERLY OF ALBERT ACKELL AND DOREEN ACKELL, SAID POINT MARKING THE SOUTHEASTERLY CORNER OF THE HEREIN DESCRIBED EASEMENT, AND THE TRUE POINT OF BEGINNING;

THENCE RUNNING IN A NORTHWESTERLY DIRECTION THROUGH LAND OF JOHN F. SHEPARD AND ROBIN A. SHEPARD THE FOLLOWING COURSES, N66°21'26"W, A DISTANCE OF 80.44' TO A POINT, THENCE N65°23'14"W, A DISTANCE OF 30.95' TO A POINT MARKING THE SOUTHWESTERLY CORNER OF HEREIN DESCRIBED EASEMENT;

THENCE TURNING AND RUNNING IN A NORTHEASTERLY DIRECTION ALONG LAND NOW OR FORMERLY OF HERBERT E. MATTSON, JR. AND BARBARA M. MATTSON N41°07'15"E, A DISTANCE OF 20.86' TO A POINT MARKING THE NORTHWESTERLY CORNER OF HEREIN DESCRIBED EASEMENT;

THENCE TURNING AND RUNNING IN A SOUTHEASTERLY DIRECTION THROUGH LAND OF JOHN F. SHEPARD AND ROBIN A. SHEPARD THE FOLLOWING COURSES AND DISTANCES: S65°23'14"E, A DISTANCE OF 24.90' TO A POINT, THENCE S66°21'26"E, A DISTANCE OF 83.00' TO A POINT MARKING THE NORTHEASTERLY CORNER OF THE HEREIN DESCRIBED EASEMENT;

THENCE TURNING AND RUNNING IN A SOUTHWESTERLY DIRECTION ALONG LAND NOW OR FORMERLY OF ALBERT ACKELL AND DOREEN ACKELL S31°32'35"W, A DISTANCE OF 20.19' TO A POINT MARKING THE TRUE POINT OR PLACE OF BEGINNING.

THE ABOVE DESCRIPTION INCLUDES AN AREA OF 2,192 S.F.

FOR A MORE PARTICULAR DESCRIPTION, REFERENCE IS MADE TO A MAP ENTITLED "EASEMENT MAP MAP SHOWING PROPOSED SANITARY SEWER EASEMENT TO BE ACQUIRED BY THE CITY OF DANBURY FROM JOHN F. SHEPARD & ROBIN A. SHEPARD, 1 GLEN ROAD, DANBURY, CONNECTICUT, SCALE: 1"=20' MARCH 18, 2004, REVISED MAY 18, 2004 AND DECEMBER 13, 2004 CERTIFIED SUBSTANTIALLY CORRECT BY SYDNEY A. RAPP, JR. L.S.#7400".

TOGETHER WITH THE TEMPORARY CONSTRUCTION EASEMENT SHOWN ON THE ABOVE REFERENCED MAP.