



Victoria F. Sheehan
Commissioner

THE STATE OF NEW HAMPSHIRE
DEPARTMENT OF TRANSPORTATION



William Cass, P.E.
Assistant Commissioner

30
Boyle

Bureau of Right of Way
September 23, 2016

Her Excellency, Governor Margaret Wood Hassan
and the Honorable Council
State House
Concord, New Hampshire 03301

REQUESTED ACTION

Pursuant to RSA 4:39-c and 228:31, authorize the Department of Transportation to sell a 1.12 +/- of an acre parcel of State owned land located on the southerly side of NH Route 286 in the Town of Seabrook to Fabian Boyd for eight thousand five hundred (\$8,500.00) dollars which includes a one thousand one hundred (\$1,100.00) dollar Administrative Fee, effective upon Governor and Executive Council approval.

It has been determined by the Division of Finance that this parcel was originally purchased with 80% Federal Funds and 20% Highway Funds.

Funding is to be credited to the Highway Fund as follows:

04-096-096-960015-0000-UUU-402156	<u>FY 2017</u>
Administrative Fee	\$1,100.00
04-096-096-960015-0000-UUU-409279	<u>FY 2017</u>
Sale of Parcel	
(20% of \$7,400.00)	\$1,480.00
04-096-096-963515-3054-401771	<u>FY 2017</u>
Consolidated Federal Aid	
(80% of \$7,400.00)	\$5,920.00

EXPLANATION

The Department wishes to sell to the abutters, through a sealed bid process, a parcel of State owned vacant land located on the southerly side of NH Route 286 in the Town of Seabrook.

The parcel, consisting of approximately 1.12 acres, is two (2) contiguous parcels that are the remainders of six (6) parcels acquired by the Department in 1955 in conjunction with the Seabrook, S-26(2), S-2902 project for the construction of the NH Route 286 through this area.

No access will be provided to NH Route 286 from this parcel.

This request has been reviewed by the Department and it has been determined that this parcel is surplus to our operational needs and interest.

Approval of the sale of this property by the Council of Resources and Development is no longer necessary per RSA 4:39-c whereas the parcel to be sold was purchased with Highway Funds.

On February 16, 2016, the Long Range Capital Planning and Utilization Committee approved the Department's request to sell a 1.12 +/- of acre parcel of State owned land located on the southerly side of NH Route 286 in the Town of Seabrook by a sealed bid process to the abutters at a minimum bid price of \$7,100.00 which includes an Administrative Fee of \$1,100.00.

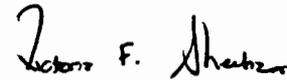
In accordance with RSA 4:39-c, the Town of Seabrook has been offered this property at the approved bid price. They had thirty (30) days to consider this offer and they did not express an interest in purchasing this parcel. The New Hampshire Housing Finance Authority was also offered the property at the approved bid price in accordance with RSA 204-D:2 and they did not express an interest in purchasing this parcel.

The Department notified the abutters of this property of the sale of this parcel by a sealed bid process with a minimum bid of \$7,100.00 with bids to be opened September 15, 2016. One (1) bid was received as listed below:

Fabian Boyd	\$8,500.00
19A South Main Road	
Seabrook NH 03874	

Authorization is requested to sell this parcel to Fabian Boyd, as outlined above.

Respectfully,



Victoria F Sheehan
Commissioner

VFS/PJM/kjk
Attachments

DEPT OF TRANSPORTATION
CONCORD, NH

FEB 17 2016

RECEIVED



LRCP 16-002

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Legislative Budget Assistant
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State of New Hampshire
OFFICE OF LEGISLATIVE BUDGET ASSISTANT
State House, Room 102
Concord, New Hampshire 03301

STEPHEN C. SMITH, CPA
Director, Audit Division
(603) 271-2785

February 17, 2016

Charles R. Schmidt, P.E., Administrator
Department of Transportation
Bureau of Right-of-Way
John O. Morton Building
Concord, New Hampshire 03301

Dear Mr. Schmidt,

The Long Range Capital Planning and Utilization Committee, pursuant to the provisions of RSA 4:39-c, on February 16, 2016, approved the request of the Department of Transportation, Bureau of Right-of-Way, to sell a parcel of State owned land consisting of 1.12 +/- acres, located on the southerly side of NH Route 286 (aka Black Water Road) in the Town of Seabrook by a sealed bid process with a minimum bid of \$7,100, which includes a \$1,100 Administrative Fee, subject to the conditions as specified in the request dated January 11, 2016.

Sincerely,

A handwritten signature in black ink, appearing to read "Michael W. Kane".

Michael W. Kane
Legislative Budget Assistant

MWK/pe
Attachment

BID FORM AND AGREEMENT

I, Fabian Boyd
(Print Name)

of 194 South main Street,
(Fill in complete address and phone number)

Seabrook, NH. 03874 (603) 997-2943

hereby bids \$ 8500 eight Thousand five hundred.
(Fill in dollar amount)

for Item No. Lot 1538 & 15-39 of the parcel of land sale.

SEABROOK - BID ITEM NO. 1

I/We agree to indemnify, defend and save harmless the State of New Hampshire, its agents and employees from any and all claims or demands of any nature arising from the sale of the subject parcel.

The State reserves the right to waive any informalities and/or reject any and all bids for any reason whatsoever.

Upon receipt of the total bid and approval by the Governor and Executive Council, the Department will issue a Quitclaim Deed, subject to final review and approval by the Department of Transportation.

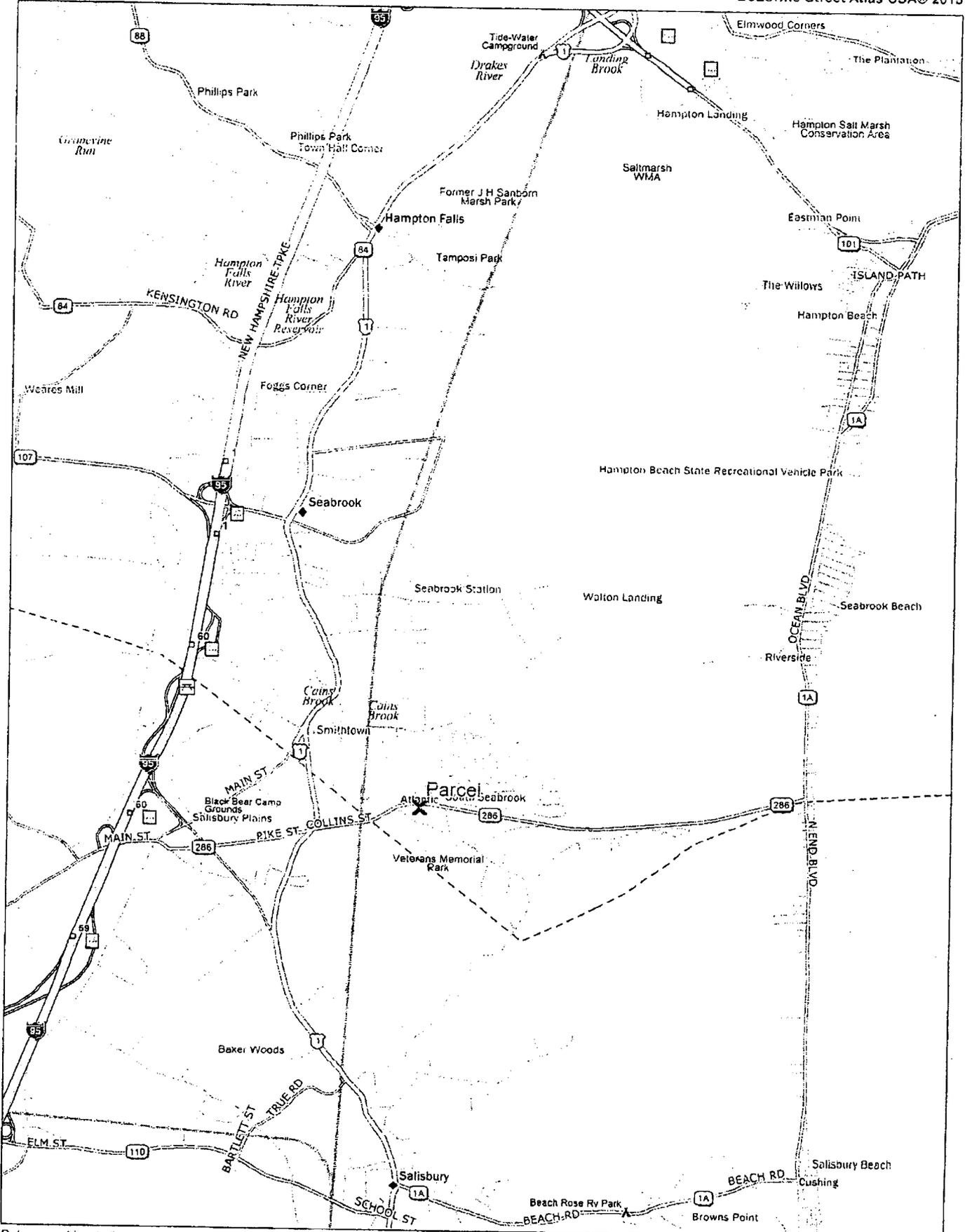
A certified check [Bid Security] in the amount of ten (10%) percent of my bid is attached hereto. I/We shall submit the balance within thirty (30) days upon Governor and Executive Council Approval, which takes approximately four (4) to six (6) weeks after the bid opening. I/We further understand that if the balance of the bid has not been received within thirty (30) days of Governor and Executive Council approval that the bid may be forfeited and the State shall have the right to re-advertise for sale or award the bid to the subsequent bidder.

I/We further understand and agree that if I/We are the successful bidder that the Bid Security as well as the balance of the bid are non-refundable if I/we am/are unable to meet the terms of this Agreement.

Tanya R Knight 9/10/16
Witness Date

Fabian Boyd 9/10/16
Signature Date

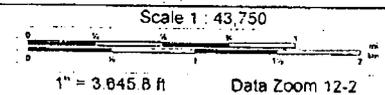
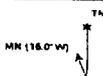
Tanya R Knight



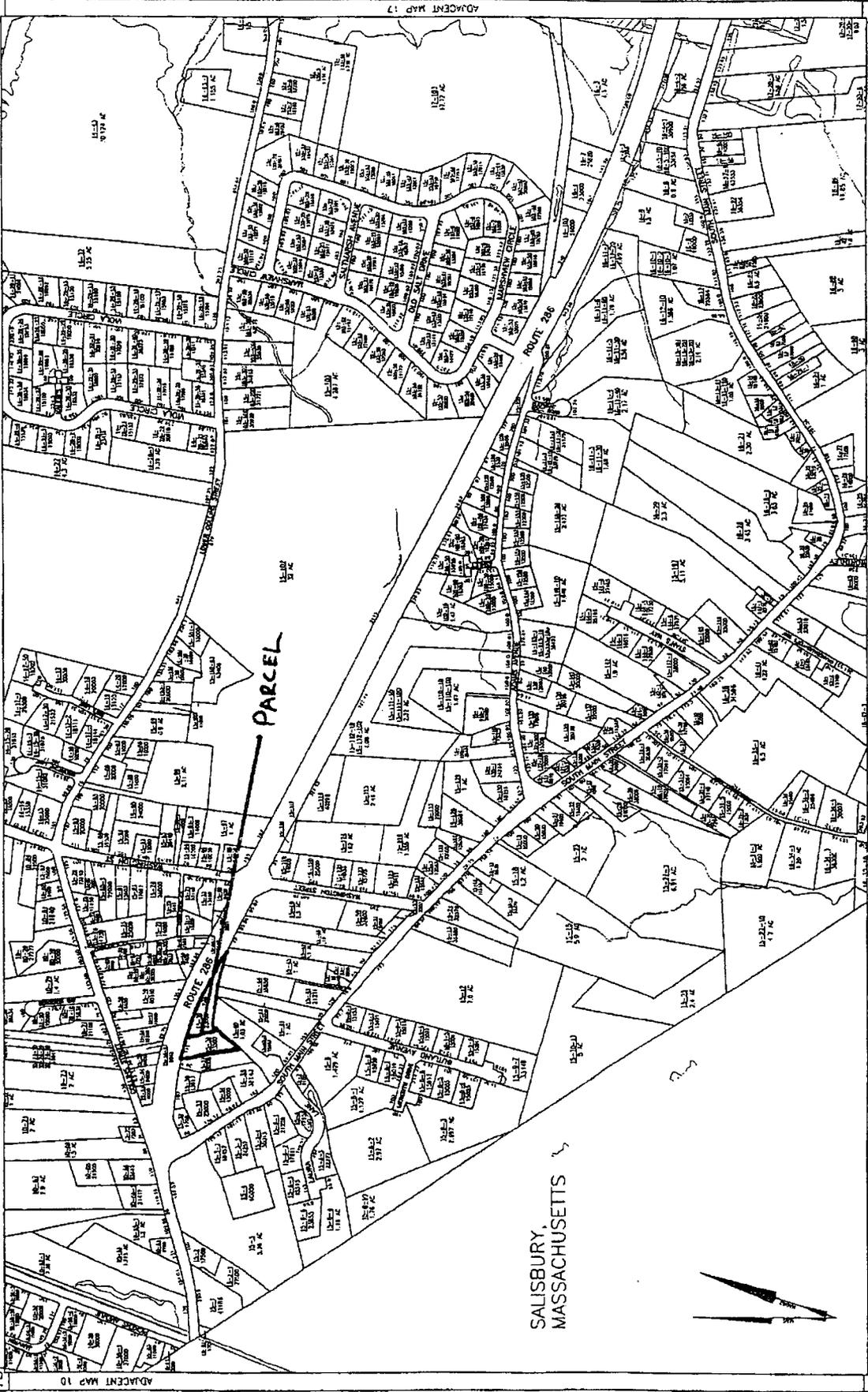
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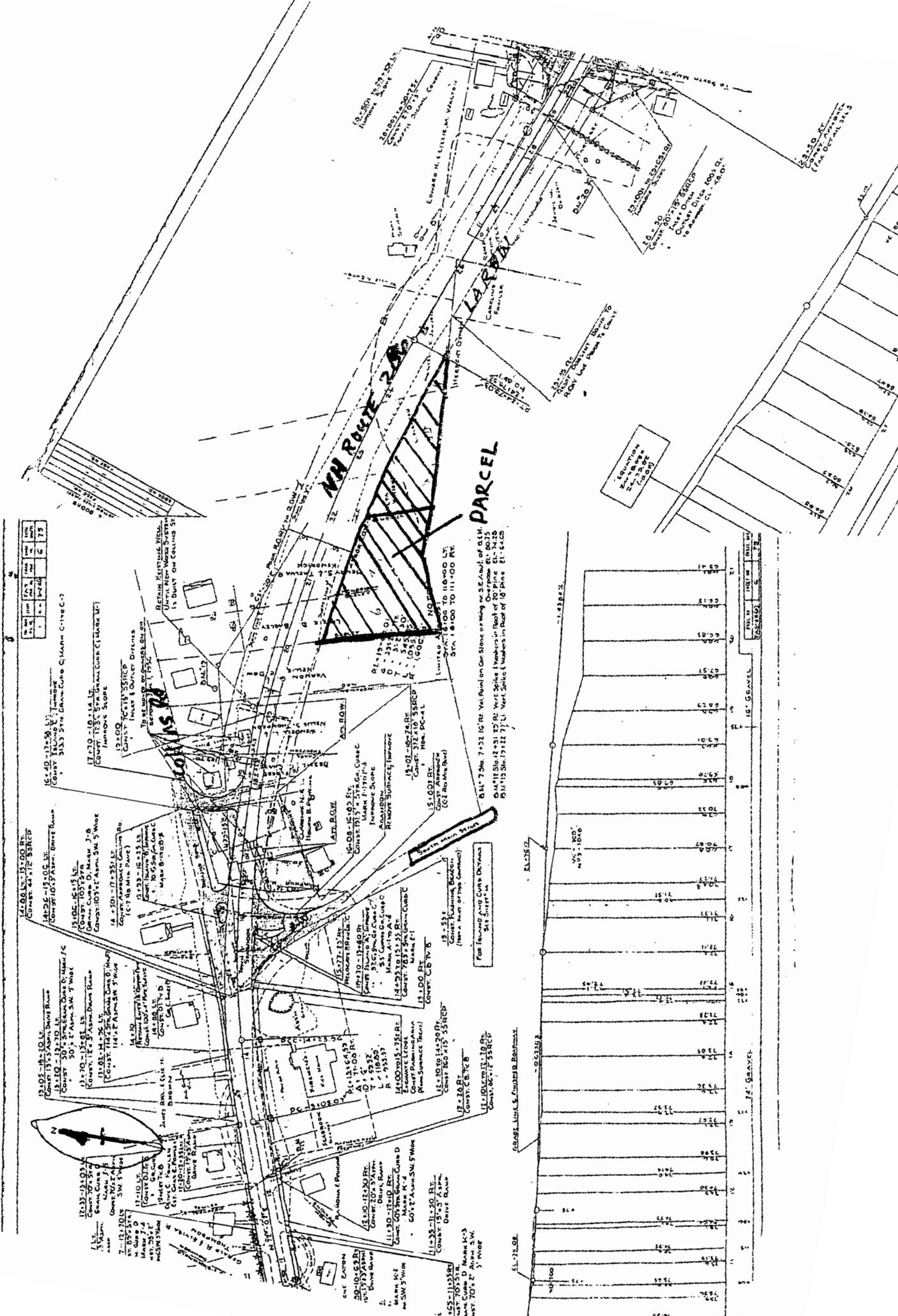
www.delorme.com



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ADJACENT MAP 10 ADJACENT MAP 14 ADJACENT MAP 16 ADJACENT MAP 18 ADJACENT MAP 19
TOWN OF SEABROOK ROCKINGHAM COUNTY, NH ASSESSOR'S MAP 15 SCALE: 1"=200' REVISED TO APRIL 2013



Lot	Area	Dist	Area	Dist	Area	Dist
1	1.2	100	1.2	100	1.2	100
2	1.2	100	1.2	100	1.2	100
3	1.2	100	1.2	100	1.2	100
4	1.2	100	1.2	100	1.2	100
5	1.2	100	1.2	100	1.2	100
6	1.2	100	1.2	100	1.2	100
7	1.2	100	1.2	100	1.2	100
8	1.2	100	1.2	100	1.2	100
9	1.2	100	1.2	100	1.2	100
10	1.2	100	1.2	100	1.2	100

Lot	Area	Dist	Area	Dist	Area	Dist
11	1.2	100	1.2	100	1.2	100
12	1.2	100	1.2	100	1.2	100
13	1.2	100	1.2	100	1.2	100
14	1.2	100	1.2	100	1.2	100
15	1.2	100	1.2	100	1.2	100
16	1.2	100	1.2	100	1.2	100
17	1.2	100	1.2	100	1.2	100
18	1.2	100	1.2	100	1.2	100
19	1.2	100	1.2	100	1.2	100
20	1.2	100	1.2	100	1.2	100

Lot	Area	Dist	Area	Dist	Area	Dist
21	1.2	100	1.2	100	1.2	100
22	1.2	100	1.2	100	1.2	100
23	1.2	100	1.2	100	1.2	100
24	1.2	100	1.2	100	1.2	100
25	1.2	100	1.2	100	1.2	100
26	1.2	100	1.2	100	1.2	100
27	1.2	100	1.2	100	1.2	100
28	1.2	100	1.2	100	1.2	100
29	1.2	100	1.2	100	1.2	100
30	1.2	100	1.2	100	1.2	100

PARCEL

