

NEW HAVEN CITY PLAN COMMISSION ADVISORY REPORT

RE: 159 PUTNAM STREET (aka 0 Putnam), Land Disposition Agreement of Sliver Lot for Side yard/ Parking (MBP 000-0000-00000) [Valdez].
REPORT: 1471-11
ADVICE: Approval

PROJECT SUMMARY:

Developer: Herman & Yamila Valdez
Disposition Price: \$435.50
Site: 1,890 S.F. (18' x 105')
Zone: RM-2
Use: Additional Land
Financing: Private
Subsidy: None
City Lead: Evan Trachten
Agency: Livable City Initiative
Phone: 946-8373

BACKGROUND:

The City acquired this parcel and proposes to sell it to Herman & Yamila Valdez who will maintain the parcel in conjunction with their adjoining lot known as 155 Putnam Street. A recent site visit shows a vacant lot currently in use as off street parking and open space in conjunction with the abutting 155 Putnam Street.

Prior CPC Action:

- Approval-(CPC File 1066-5) 157-159 Putnam Street TF-63-A Land Disposition Agreement for off-street parking (Harry Schochat).

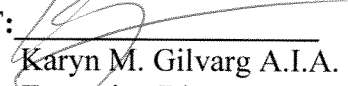
PLANNING CONSIDERATIONS:

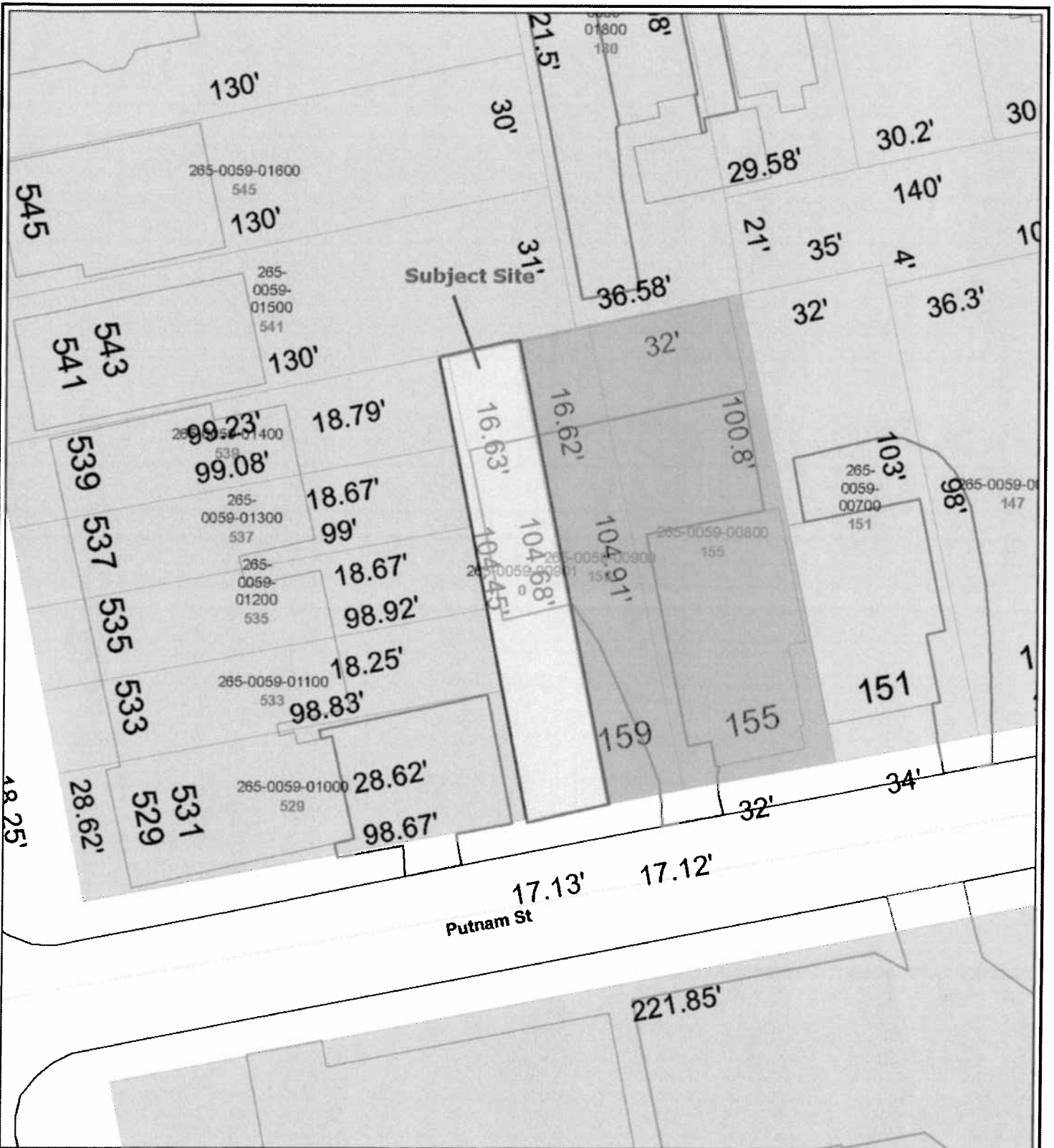
The Commission notes the proposed sale includes 2-garage bays of the recently renovated rear garage. Evaluation of the site was based on examination of the City Tax Map and a site visit as a survey was not submitted. The City proposes to sell the sliver lot for \$435.50 and the estimated cost of improvements is not known. The Commission has not addressed the issue of price.

ADVICE:

The Commission finds the proposed reuse of the property suitable for the site in question and therefore recommends approval.

ADOPTED: November 20, 2012
Edward Mattison
Chair

ATTEST: 
Karyn M. Gilvarg A.I.A.
Executive Director



City of New Haven, Connecticut
John DeStefano Jr., Mayor



159 Putnam Street LDA

Produced by the
Office of Information Technology
Geographic Data Viewer

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| <ul style="list-style-type: none"> Waterway — Lake - Pond — River — Shoreline — Stream — Wetland ▨ Parcel — City Boundary Line Schools ⌘ Administration ⌘ Food Service ⌘ Private School ⌘ Public School ⌘ Fire Station ⌘ Police Station ⌘ PD Headquarters ⌘ Substation ⌘ Health Centers ⌘ Hospital ⌘ Library | <ul style="list-style-type: none"> Railroad — Railroad Track — Abandoned Railroad Track — Airport Runway — Parcel Line_2005 Parks ▨ Park ▨ Triangle ▨ Golf Course ▨ Land Trust Preserves ▨ Airport boundary ⊙ Shoreline |
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Scale: 1" = 30 ft

Created: November 9, 2012

