

NEW HAVEN CITY PLAN COMMISSION ADVISORY REPORT

RE: ORDER OF THE BOARD OF ALDERS approving a Negative Pledge and Agreement and Declaration of Land Use Restrictive Covenant in favor of the Department of Economic and Community Development of the State of Connecticut with respect to the Ralph Walker Ice Rink

Submitted by: Michael Piscitelli, Economic Development Administrator

REPORT: 1666-11

ADVICE: Approve.

BACKGROUND

This request comes from Michael Piscitelli, City of New Haven Economic Development Administrator.

This order will execute and deliver a Negative Pledge and Agreement and a Declaration of Land Use Restrictive Covenant with respect to the Ralph Walker Ice Rink.

HISTORY

The Board of Alders recently approved an extension of the agreement between the City of New Haven (the “City”) and Albertus Magnus College (“Albertus”) concerning use of the Ralph Walker Ice Rink (the “Ice Rink”).

As noted in the Board of Alders approval, the improvements to the Ice Rink have been largely funded by a grant from the State of Connecticut’s Department of Economic and Community Development (“DECD”). These improvements have facilitated the development of an Albertus Women’s Division III Hockey Team and pursuant to the modified and extended agreement, a greater level of community involvement and participation lead by Albertus. However, the said improvements are and will remain the property of the City, as owner of the Ice Rink.

Therefore, in order to ensure that the purpose for which the Grant Funds have been made available to Albertus is not subverted or frustrated, DECD has requested that the City execute and deliver a Negative Pledge and Agreement and a Declaration of Land Use Restrictive Covenant with respect to the Ice Rink (the “DECD Documentation”) such DECD Documentation to be recorded upon the City’s Land Records.

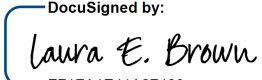
PLANNING CONSIDERATIONS

This order will not change the use or activity at the site and will only provide for improvements to current uses and continuity of use; therefore, planning considerations are negligible.

ADVICE

The Commission advises the Board of Alders to gain additional information on what this agreement does and how it advances the city’s interests.

ADOPTED: May 21, 2025
Ernest Pagan
Chair

ATTEST: 
Laura E Brown
Executive Director, City Plan Department