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ORDER OF THE NEW HAVEN BOARD OF ALDERS AUTHORIZING THE CITY OF NEW HAVEN TO TRANSFER OWNERSHIP OF 96 PRINCE STREET, UNIT 104 TO THE PRINCE PROFESSIONAL CENTER ASSOCIATION, INC. AND FURTHER AUTHORIZING THE MAYOR OF THE CITY OF NEW HAVEN TO EXECUTE AND DELIVER ANY AND ALL NECESSARY DOCUMENTS TO COMPLETE THE TRANSFER OF THE PROPERTY

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WHEREAS, on August 6, 2014, the City of New Haven (the “City”) acquired Unit 104 at 96 Prince Street (the “Property”) through a tax foreclosure; and

WHEREAS, since acquiring title to the Property, the City has not paid common charges due to the Prince Professional Center Association, Inc. (the “Association”); and

WHEREAS, the Association made a claim against the City for unpaid common charges in the amount of \$135,209.00; and

WHEREAS, the Property, a small room containing the building’s furnace and mechanicals, is unusable to the City; and

WHEREAS, despite the City’s reasonable efforts, the City has been unable to sell or give away the Property; and

WHEREAS, in settlement of its claim against the City, the Association has agreed to assume ownership of the Property upon the City’s payment of \$50,000 to the Association and to release all claims it has against the City; and

WHEREAS, the proposed settlement is reasonable in light of the reduced amount paid on the Association’s claim and, by transferring ownership of the Property to the Association, the City will not be liable for ongoing common charge assessments; and

WHEREAS, the Litigation Settlement Committee approved the settlement of the Association’s claim against the City at its January 21, 2026 meeting; and

WHEREAS, Article IV, Section 4(B)(1) of the Charter of the City of New Haven gives the Board of Alders authority to authorize the purchase or sale of property in the name of the City; and

WHEREAS, Article III, Section 2(B)(3)(b) of the Charter of the City of New Haven authorizes the Mayor of the City of New Haven to sign “all deeds and all written Contracts of the City approved by the Board of Alders (in accordance with this Charter and any Ordinance adopted hereunder), unless otherwise provided in this Charter.”

NOW THEREFORE BE IT ORDERED by the Board of Alders of the City of New Haven that the City is hereby authorized to transfer title to the Property to the Association in accordance with the terms and intent set forth in this Order; and

BE IT FURTHER ORDERED that the Mayor of the City of New Haven is hereby authorized to execute and deliver such agreements and documents to give effect to the proposed settlement described above and, thereafter, to execute and deliver all documents as may be necessary or desirable to complete the transfer of the Property.