



**CITY OF MIDDLETOWN
BOARD OF ESTIMATE AND APPORTIONMENT MINUTES
JULY 15, 2025**

Pledge of Allegiance

Roll Call

Present: Mayor DeStefano, Alderman Masi

Absent: Council President Rodrigues

Approval of Minutes

New Business

Resolution Authorizing the Sale Of 32 Prospect Street (SBL 25-4-5) To Tania Castillo With Deed Restrictions

WHEREAS, the City of Middletown is the owner of certain real property located at 32 Prospect Street, identified on the tax map as Section 25, Block 4, Lot 5 (SBL 25-4-5); and

WHEREAS, the property has been deemed surplus and is not needed for municipal purposes; and

WHEREAS, the City offered the property for sale to adjoining property owners for the price of \$6,000, and Tania Castillo was the only adjoining owner to respond affirmatively; and

WHEREAS, the City desires to return the parcel to the tax rolls while ensuring that it shall not be used for the construction of any structure;

*NOW, THEREFORE, BE IT RESOLVED, that the Common Council of the City of Middletown hereby authorizes the sale of 32 Prospect Street (SBL 25-4-5) to **Tania Castillo** for the purchase price of \$6,000, with the purchaser responsible for all closing costs, including but not limited to attorney's fees, recording fees, and title insurance; and*

*BE IT FURTHER RESOLVED, that the property shall be conveyed in "as is" condition with no warranties expressed or implied, and that the deed of conveyance shall include a **permanent deed restriction prohibiting the construction of any residential unit on the parcel**; and*

BE IT FURTHER RESOLVED, that the Mayor is hereby authorized to execute a deed and any

other documents necessary to effectuate the sale and impose said restriction.

Motion by: Mayor DeStefano **Seconded by:** Alderman Masi

AYES: Mayor DeStefano, Alderman Masi

NAYS: None

ABSTAIN: None

Authorization to approve the attached Release of Claim for 14 Rdean Place

Requesting to approve the release of claim by returning the funds given to the City by Charles Trans during the bid process, totaling \$130,276.04 per recommendation from JM Mahoney Law PLLC

Motion by: Alderman Masi **Seconded by:** Mayor DeStefano

AYES: Mayor DeStefano, Alderman Masi

NAYS: None

ABSTAIN: None

Water/Sewer/Lawn Maintenance Adjustment

Adjournment

Motion by: Alderman Masi **Seconded by:** Mayor DeStefano

AYES: Mayor DeStefano, Alderman Masi

NAYS: None

ABSTAIN: None