

#### **Groton School Facilities Initiative**

#### **Potential Sites**

July 11, 2013





## Criteria for New School Sites

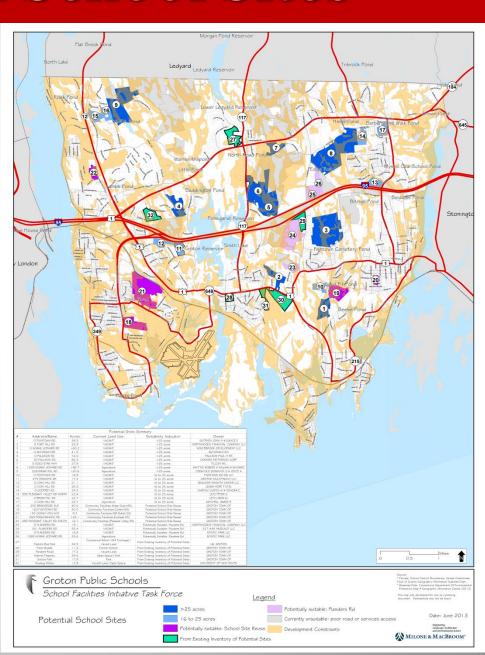
- Maximum State Reimbursement for Elementary Site: 10 Acres Plus 1 Acre for Each 100 Students
- Maximum State Reimbursement for Middle Site:
  15 Acres Plus 1 Acre for Each 100 Students
- Optimum Site Size for New Construction Elementary (Parking, Fields, Community Uses): 16-25 Acres
- Optimum Site Size for New Construction Middle: 25+ Acres



#### **Potential School Sites**

- Vacant or Agricultural Parcels Greater than 16 Acres
- Located within 150' of Sewer and Water Service
- Served by Minor Arterial or Collector Street
- Other Potential Sites
  Include: Potential School
  Re-Use Sites and
  Properties Along Flanders
  Road With Planned
  Water/Sewer







## **Potential Sites**

Potential Sites Summary					
#	Address/Name	Acres	Current Land Use	Suitability Indicator	Owner
1	0 FISHTOWN RD	38.3	VACANT	>25 acres	SUTPHEN JOHN H & EUNICE E
2	0 FORT HILL RD	32.9	VACANT	>25 acres	NORTHWOODS FINANCIAL COMPANY LLC
3	0 NOANK LEDYARD RD	160.2	VACANT	>25 acres	WOLFEBROOK DEVELOPMENT LLC
4	0 ANTONINO RD	41.5	VACANT	>25 acres	ANTONINO LEO
5	0 PAULSON RD	74.0	VACANT	>25 acres	PAULSON PAUL H SR
6	20 PAULSON RD	86.3	VACANT	>25 acres	DOWNES PATTERSON CORP
7	0 GOLD STAR HWY	27.8	VACANT	>25 acres	TILCON INC
8	1030 NOANK LEDYARD RD	196.7	Agriculture	>25 acres	WHITTLE ROBERT & WILLIAM & RICHARD
9	228 BRIAR HILL RD	120.6	Agriculture	>25 acres	CERAVOLO DOMINICK D & JOYCE A
10	0 FISHTOWN RD	18.9	VACANT	16 to 25 acres	FISHTOWN RD WB LLC
11	375 DROZDYK DR	17.2	VACANT	16 to 25 acres	GROTON MULTIFAMILY LLC
12	0 LONG HILL RD	21.1	VACANT	16 to 25 acres	BOULDER HEIGHTS OWNER LLC
13	0 COW HILL RD	20.3	VACANT	16 to 25 acres	LEUBA HOPE F ETAL
14	0 GODFREY RD	24.5	VACANT	16 to 25 acres	UMRYSZ CURTIS W & HONORA E
15	995 PLEASANT VALLEY RD NORTH	22.4	VACANT	16 to 25 acres	LETZ PETER G
16	0 BRIAR HILL RD	22.7	VACANT	16 to 25 acres	LETZ LINDA M
17	0 COW HILL RD	22.7	Agriculture	16 to 25 acres	MITCHELL JAMES R
18	250 BRANDEGEE AVE	40.6	Community Facilities (West Side MS)	Potential School Site Reuse	GROTON TOWN OF
19	160 FISHTOWN RD	40.5	Community Facilities (Cutler MS)	Potential School Site Reuse	GROTON TOWN OF
20	155 OCEAN VIEW AVE	9.3	Community Facilities (SB Butler ES)	Potential School Site Reuse	GROTON TOWN OF
21	500 POQUONNOCK RD	124.1	Community Facilities (Kolnaski ES)	Potential School Site Reuse	GROTON TOWN OF
22	380 PLEASANT VALLEY RD SOUTH	16.7	Community Facilities (Pleasant Valley ES)	Potential School Site Reuse	GROTON TOWN OF
23	0 FLANDERS RD	19.1	VACANT	Potentially Suitable: Flanders Rd	NORTHWOODS FINANCIAL COMPANY LLC
24	351 FLANDERS RD	92.4	VACANT	Potentially Suitable: Flanders Rd	327-449 HAZELNUT LLC
25	0 FLANDERS RD	18.8	VACANT	Potentially Suitable: Flanders Rd	MYSTIC PARK LLC
26	1085 NOANK LEDYARD RD	33.6	Agriculture	Potentially Suitable: Flanders Rd	MYSTIC PARK LLC
27	Eastern Bus Site	34.5	Commercial Retail (184 Frontage) / Vacant Land	From Existing Inventory of Potential Sites	L&L GROTON
28	Fitch Middle	11.3	Former School	From Existing Inventory of Potential Sites	GROTON TOWN OF
29	Flanders Road	17.2	Vacant Land	From Existing Inventory of Potential Sites	GROTON TOWN OF
30	Merritt Property	34.6	Open Space / Park	From Existing Inventory of Potential Sites	GROTON TOWN OF
31	Sutton Park	17.8	Park	From Existing Inventory of Potential Sites	GROTON TOWN OF
32	Winding Hollow	12.8	Vacantl Land / Open Space	From Existing Inventory of Potential Sites	UNIVERSITY OF NEW HAVEN



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## Questions?

