



STATE OF CONNECTICUT

BOARD OF TRUSTEES
FOR THE STATE COLLEGES

1280 ASYLUM AVENUE HARTFORD, CONNECTICUT 06105

RESOLUTION

concerning

Portable Classrooms

at

Southern Connecticut State College

June 4, 1973

WHEREAS, Southern Connecticut State College requires classroom facilities, and

WHEREAS, The Board of Trustees for State Colleges has the option under contract arrangements with the General Rental Leasing Company of Stamford, Connecticut, to purchase or continue to lease six (6) portable classroom buildings now on campus, and

WHEREAS, The purchase of said facilities at the end of four years of the initial lease term (on or about September 5, 1973) will result in a total saving of \$4,254 to the State of Connecticut, now therefore be it

RESOLVED, That the Board of Trustees authorize the purchase of the above six portable classroom facilities.

Justification for Purchase of Portable Classroom Buildings -

Southern Connecticut State College

On April 1, 1969, the Board of Trustees signed a five (5) year lease with the General Rental Leasing Company of Stamford, Connecticut for six (6) portable classroom buildings. Said contract was effective with the acceptance of the buildings on September 5, 1969. These buildings are leased at an annual rate of \$19,326.00. According to the terms of the lease the buildings may be purchased at the end of four (4) years of the initial lease term for the sum of \$16,137.00. This four year period will expire on September 5, 1973. If the option to purchase is exercised on the date noted it will result in a savings of \$3,189.00 from the annual lease cost for the period from September 5, 1973 to September 4, 1974. There will be additional savings of \$900.00 which would be the required purchase price if the purchase option is not exercised until the last date of lease period, and \$165.00 for annual liability insurance premiums required by terms of the lease.

It is the recommendation of Dr. Jennings that these buildings be purchased effective September 5, 1973. The buildings have been well maintained and are in good condition so that a number of additional years of service can be expected without due maintenance costs. They have a high rate of utilization and are essential to the academic program of the college.

INTERDEPARTMENT MESSAGE

STO-200

SAVE TIME: *Handwritten messages are acceptable.*

Use carbon if you really need a copy. If typewritten, ignore faint lines.

TO Arnold Boynton Fiscal Officer	AGENCY Board of Trustees for State Colleges	DATE September 4, 1973
FROM Sidney D. Giber Assistant Attorney General	AGENCY Attorney General's Office	TELEPHONE 3842
SUBJECT		

I closed the purchase of the six relocatable classroom buildings. Mr. Adler was most reluctant to close in view of the error of \$233.80. I finally prevailed upon him to close on the basis of my promise that he would be paid very quickly.

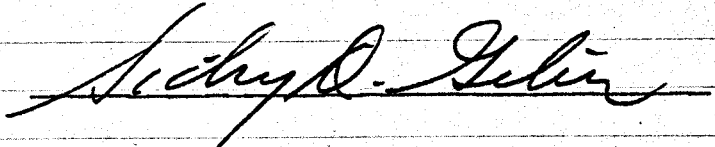
Enclosed is a copy of the lease that I had to give him in order to close the matter.

Also enclosed is a copy of the bill of sale of personal property.

SDG:d

Enclosures

cc: Dr. Manson VanB. Jennings
President, Southern Connecticut State College



FOR THE STATE COLLEGES
BOARD OF TRUSTEES
SEP 11 1973

SAVE TIME: *If convenient, handwrite reply to sender on this same sheet.*

STATE OF CONNECTICUT

ROBERT K. KILLIAN
ATTORNEY GENERAL



Telephone number
566-3687

ATTORNEY GENERAL'S OFFICE
30 TRINITY STREET
HARTFORD

August 30, 1973

General Rental Leasing Company
15 Ethan Allen Highway
Ridgefield, Connecticut

Gentlemen:

This will serve to advise you that despite the fact that we are executing the bill of sale of personal property for the six relocatable classroom buildings, it is my understanding that the Board of Trustees of the State Colleges are still indebted to you in the sum of \$233.80 and the execution of the bill of sale on this date does not affect your right to collect the aforesaid sum.

Very truly yours,

Robert K. Killian
Attorney General

By

A handwritten signature in cursive script, appearing to read "Sidney D. Giber".

Sidney D. Giber
Assistant Attorney General

SDG:d

I have discussed the matter of expediting the payment of the \$233.80 with Arnold Boynton and he assures me that he has discussed the matter with Paul Lowe and he will make every effort to process the payment expeditiously.

A handwritten signature in cursive script, appearing to read "S.D.G.".

Know All Men by These Presents,

THAT General Rental Leasing Company, a limited partnership with offices at 15 Ethan Allen Highway, Ridgefield, Conn., acting herein by M. RAYMOND ADLER, General Partner, hereunto duly authorized of ~~Connecticut~~ in the County of ~~xxxxxxx~~ and State of ~~xxxxxxx~~ hereinafter called the Seller, for the consideration of

Sixteen Thousand One Hundred Thirty-Seven (16,137) Dollars, received to its full satisfaction of State of Connecticut

hereinafter called the Purchaser, does hereby bargain, sell, transfer and convey unto the said Purchaser the following articles of personal property:

Six (6) relocatable classroom buildings (which buildings are presently located on the campus of Southern Connecticut State College)

To Have and to Hold the same to the said Purchaser its successors, ~~executors, administrators~~ and assigns, forever to its and their proper use and behoof. And it, the said Seller for it self, its heirs, executors and administrators, covenant and agree with the said Purchaser to warrant and defend the said goods to the said Purchaser, against all persons whatever:

IN WITNESS WHEREOF, General Rental Leasing Co., acting herein by M. RAYMOND ADLER General Partner, has hereunto set its hand and seal this 30th day of August 1973

Signed, Sealed and delivered in the presence of

John M. Ryan
.....
Sidney A. Geller
.....

GENERAL RENTAL LEASING CO.
By: *M. Raymond Adler* [L. S.]
M. Raymond Adler
General Partner..... [L. S.]
Hereunto Duly Authorized

On this 30th day of August 19 73, before me

the undersigned officer, personally who acknowledged

Sidney D. Gibru
appeared

~~M. Raymond Adler,~~
M. Raymond Adler

of General

himself/herself to be ~~the~~ a general partner
Rental Leasing Co., ~~incorporation~~ and that he, as such general partner

being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the ~~corporation~~ by himself/herself ~~as~~ partnership by himself as general partner.

In Witness Whereof I hereunto set my hand and official seal.

Sidney D. Gibru

Notary Public / Commissioner of the Superior Court

RECORDED
INDEXED
AUG 31 1973
STATE ARCHIVES
HARTFORD, CONNECTICUT

Bill of Sale of Personal Property

FROM

GENERAL RENTAL LEASING COMPANY
TO

STATE OF CONNECTICUT

Dated

Filed

at

M

Town Clerk

G.H.

July 5, 1973

Mr. M. Raymond Adler, General Partner
General Rental Leasing Company
107th Hope Street
Stamford, Connecticut 06904

Dear Mr. Adler:

In accordance with Paragraphs 10 and 15 of a lease between the State of Connecticut and General Rental Leasing Company entered into on January 6, 1969, you are hereby notified that the State of Connecticut elects to exercise its option to purchase, for the lump sum of \$16,137.00, the six (6) portable buildings installed at Southern Connecticut State College.

Unless the time is inconvenient for you a check in the amount of \$16,137.00 shall be available at the Office of the Attorney General, 30 Trinity Street, Hartford, Connecticut, at 11:00 AM on August 30, 1973. Will you kindly prepare and execute a bill of sale and all other necessary documents of conveyance so that the transfer may be effectuated on that date.

Please submit drafts of proposed documents for preliminary review and approval by the Attorney General.

Sincerely yours,

James A. Frost
Executive Secretary

JAF:bel

cc: Robert K. Killian, Attorney General
President Manson VanB. Jennings
Commissioner Paul J. Manafort
Commissioner Adolf G. Carlson
Stuart Smith
James C. Poloshian
Comptroller, Claims Division
Comptroller, Administrative Division
Insurance Purchasing Board

1971

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In accordance with the provisions of the
Act of 1964, the Commission has
the honor to advise you that the
Commission has received your application
for a license to practice as a
physician in the State of New York.

The Commission has reviewed your
application and the records of the
National Board of Medical Examiners
and has determined that you are
qualified to practice as a
physician in the State of New York.

Therefore, the Commission has
granted your application for a
license to practice as a
physician in the State of New York.

Very truly yours,

Commissioner of Education
State Education Department
Albany, New York

Enclosure

Enclosure
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STATE OF CONNECTICUT

BOARD OF TRUSTEES

FOR THE STATE COLLEGES

1280 ASYLUM AVENUE HARTFORD, CONNECTICUT 06105

RESOLUTION

Concerning

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at

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June 4, 1973

WHEREAS, Southern Connecticut State College requires classroom facilities, and

WHEREAS, The Board of Trustees for State Colleges has the option under contract arrangements with the General Rental Leasing Company of Stamford, Connecticut, to purchase or continue to lease six (6) portable classroom buildings now on campus, and

WHEREAS, the purchase of said facilities at the end of four years of the initial lease term (on or about September 5, 1973) will result in a total saving of ~~\$4,089~~ to the State of Connecticut, now therefore be it ^{4,227}

RESOLVED, that the Board of Trustees authorize the purchase of the above six portable classroom facilities.

*

*

*

OK
S. (W.) H.



STATE OF CONNECTICUT

SOUTHERN CONNECTICUT STATE COLLEGE

501 CRESCENT STREET • NEW HAVEN, CONNECTICUT 06515



TEL 397-2101

November 20, 1972

Dr. James Frost
Executive Secretary
Board of Trustees for State Colleges
1280 Asylum Avenue
Hartford, Connecticut 06105

Dear Dr. Frost:

On April 1, 1969, the Board of Trustees signed a five (5) year lease with the General Rental Leasing Company of Stamford, Connecticut for six (6) portable classroom buildings. These buildings are leased at an annual rate of \$19,326.00. According to the terms of the lease the buildings may be purchased at the end of four (4) years of the initial lease term for the sum of \$16,137.00. This four year period will expire on ~~March~~ March 31, 1973. If the option to purchase is exercised on the date noted it will result in a savings of \$3,189.00 from the annual lease cost for the period from April 1, 1973 to ~~March~~ March 31, 1974. There will be additional savings of \$900.00, which would be the required purchase price if the purchase option is not exercised until the last date of lease period, and \$165.00 for annual insurance premiums required by terms of the lease.

liability

It is my recommendation that these buildings be purchased effective April 1, 1973. The buildings have been well maintained and are in good condition so that a number of additional years of service can be expected without undue maintenance costs. They have a high rate of utilization and are essential to the academic program of the college.

I request that this recommendation be placed on the agenda for the next meeting of the Planning Committee of the Board of Trustees. Following their approval, an appropriate resolution should be prepared for consideration and approval by the Board of Trustees for the State Colleges at its December meeting.

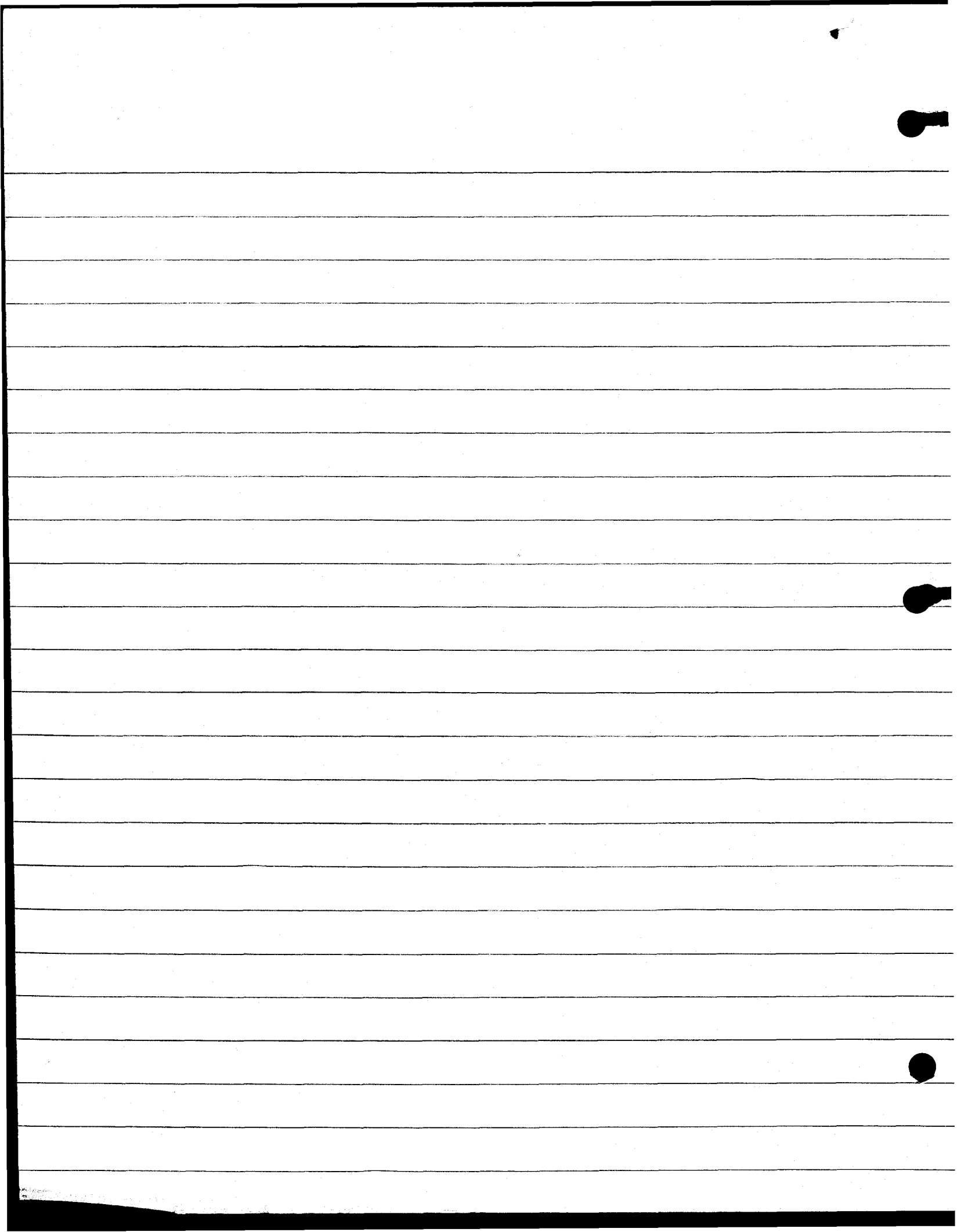
Sincerely yours,

Manson Van B. Jennings
President

June 4, 1948

Justification for Purchase of Potable Classroom Buildings - Southern
Educational State College.

Item 1 - Said contract was effective with the acceptance of
the buildings on September 5, 1949.





STATE OF CONNECTICUT

BOARD OF TRUSTEES

FOR THE STATE COLLEGES

1280 ASYLUM AVENUE HARTFORD, CONNECTICUT 06105

RESOLUTION

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← ?

RESOLVED, that the Board of Trustees authorize the purchase of the above six portable classroom facilities.

*

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Planning Committee Report

2) Portable Classroom Buildings - SCSC

It was the recommendation of the Planning Committee that portable buildings leased by SCSC these past four years and utilized as classroom buildings be purchased.

Moved by Dr. Robinson, seconded by Dr. Johnson, it was voted to approve the following resolution.

WHEREAS, Southern Connecticut State College requires classroom facilities, and

WHEREAS, The Board of Trustees for State Colleges has the option under contract arrangements with the General Rental Leasing Company of Stamford, Connecticut, to purchase or continue to lease six (6) portable classroom buildings now on campus, and

WHEREAS, the purchase of said facilities by April 1, 1973 will result in a total saving of \$4,089 to the State of Connecticut, now therefore be it.

RESOLVED, that the Board of Trustees authorize the purchase of the above six portable classroom facilities, subject to the approval of the Commissioner of Finance and Control.

at the meeting of the Board of Trustees for State Colleges (see agenda September 1972)



STATE OF CONNECTICUT

BOARD OF TRUSTEES
FOR THE STATE COLLEGES

1280 ASYLUM AVENUE HARTFORD, CONNECTICUT 06105

March 20, 1973

Mr. Ray Adler, General Partner
General Rental-Leasing Company
15 Ethan Allen Highway
Ridgefield, Connecticut 06877

Re: Relocatable Buildings, Southern Connecticut State College

Dear Mr. Adler:

We acknowledge belatedly your letter of February 15, 1973.

It appears that a scarcity of information in the files of this office together with inadequate communication among the several State agencies involved are responsible for this misunderstanding.

Enclosed is a copy of an explanatory letter from Dean Lowe of Southern Connecticut State College, where the action was initiated. As indicated therein, the Board of Trustees for State Colleges is still desirous of effecting the purchase of the six portable classroom buildings at the end of four years of the initial lease term.

Thank you for calling this discrepancy to our attention.

Sincerely,

A handwritten signature in cursive script that reads "Arnold W. Boynton".

Arnold W. Boynton
Chief Fiscal Officer

AWB/bh

cc: Attorney General Robert K. Killian
President Manson Van B. Jennings
Commissioner Edward J. Kozlowski
Commissioner Adolf G. Carlson
Stuart Smith
James C. Poloshian
Comptroller, Claims Division
Comptroller, Administrative Division
Insurance Purchasing Board

INTERDEPARTMENT MAIL

DATE

March 19, 1973

TO	Paul J. Manafort, Acting Commissioner	DEPARTMENT	Public Works
FROM	James A. Frost, Executive Secretary	DEPARTMENT	Board of Trustees for State Colleges
SUBJECT	Letter from General Leasing Company dated February 15, 1973		

Attention: Thomas R. O'Marra, Assistant Chief
Contract Section (Leasing)

We have received your letter of March 1, 1973, regarding the above subject.

Inasmuch as the files of this office and of Southern Connecticut State College seem to be relatively destitute of material pertaining to this contract, of which the Board of Trustees is a contracting party, we would appreciate receiving from you copies of any documents or communications attesting to the establishment of September 5 as the anniversary date. Thus far we have only the copy, furnished recently by General Rental Leasing Company, of Mr. Chester A. Zaniewski's letter of September 10, 1969, to Mr. Robert Bray.

Cordially,

James A. Frost
Executive Secretary

By: _____
Arnold W. Boynton
Chief Fiscal Officer

JAF/AWB/bh




STATE OF CONNECTICUT

SOUTHERN CONNECTICUT STATE COLLEGE

501 CRESCENT STREET • NEW HAVEN, CONNECTICUT 06515

*See
Revised file
for
action
Conrad*



TEL. 203 397-2101

March 5, 1973

Dr. James A. Frost
Executive Secretary
Board of Trustees for the State Colleges
1280 Asylum Avenue
Hartford, Connecticut 06105

Dear Dr. Frost:

I have received from President Jennings a copy of the letter addressed to you on February 15, 1973 from the General Rental-Leasing Company concerning the notice of intent to purchase the six buildings at the Southern Connecticut State College which are leased from that company.

The request from the college to purchase the buildings effective April 1, 1973, was based on the copy of the completed lease form which had been forwarded to us. No copy of the letter mentioned as having been written by Mr. Zaniwski, Chief, Lease Division, had been forwarded to the college, so the request to purchase was based on the lease document at hand.

Paragraph 10 of the lease provides for purchase by the lessee at various intervals, including, "...at the end of 4 years of the initial lease term...". There is no definition of what legally constitutes the "initial lease term" that we have discovered in the lease itself.

Paragraph 3(a) of the lease seems to specify Paragraph 24 as establishing the length of the lease period.

Paragraph 24 includes requirements binding upon both Lessor and Lessee, and concludes by indicating a corrected date of April 1, 1969, as the anticipated approximate date of occupancy. It was on the basis of the corrected date shown in this paragraph that our request to purchase was filed.

In reading through the lease, we discover no reference to the first day of rental payment as establishing that day as the beginning of the initial lease term. Nor can we discover any other date defined as such, except the implied date of April 1, 1969, as it appears in Paragraph 24.

Dr. James A. Frost
Executive Secretary
Board of Trustees for the State Colleges

March 5, 1973
Page 2

Thus, we now are in the position of not knowing specifically what date does constitute legally the beginning date of the initial lease term, nor do we have available at the college the legal resources to do so. The signature page of the lease shows several dates for signatures; Paragraph 24 shows a corrected date of approximately April 1, 1969; page one shows that the lease was entered into on January 6, 1969; and the General Rental-Leasing Company letter indicates the date of September 5, 1969. Perhaps the legal beginning date should be established for the State after a review by the Office of the Attorney General.

At any rate, it is still the express desire of the college to purchase the buildings effective the end of the fourth year of the initial lease term. If this date should be established to be September 4, 1973, the college will institute the necessary procedures for purchase on that date, since apparently no financial advantage would result from purchase at an earlier time. The college will plan to reserve funds from its equipment budget allotment for the 1973-74 fiscal year to effect the purchase.

Sincerely yours,



Paul F. Lowe
Dean of Administrative Affairs

PFL/cpr

RECEIVED

MAY 7 1973

BOARD OF TRUSTEES
FOR THE STATE COLLEGES



STATE OF CONNECTICUT
PUBLIC WORKS DEPARTMENT
STATE OFFICE BUILDING HARTFORD, CONNECTICUT 06115

March 1, 1973

IN REPLY REFER TO:

Re: Letter from General Leasing Company
dated February 15, 1973

Mr. James A. Frost, Executive Secretary
State of Connecticut, Board of Trustees
For State Colleges
1280 Asylum Avenue
Hartford, Connecticut 06105

Dear Mr. Frost:

With reference to the subject letter, may we suggest that the purchase of the leased portable buildings should be accomplished under the lease option available at the end of the fourth leased year.

Please be advised that this department, after careful review of our file has concluded that position taken by Mr. Adler is correct.

We would be pleased to offer our assistance in the execution of said option if the Board of Trustees is desirous of obtaining said premises.

Very truly yours,

Paul J. Manafort
Acting Commissioner
Public Works Department

By Thomas R. O'Marra
Thomas R. O'Marra, Assistant Chief
Contract Section (Leasing)

RECEIVED

MAR 6 1973

BOARD OF TRUSTEES
FOR THE STATE COLLEGES



STATE OF CONNECTICUT

BOARD OF TRUSTEES
FOR THE STATE COLLEGES

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Sincerely,

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