DEPARTMENT OF ADMINISTRATION
ONE CAPITOL HILL
PROVIDENCE RHODE ISLAND 02908

STATE PROPERTIES COMMITTEE MEETING

TUESDAY, NOVEMBER 10, 2026, 10:00 A.M.
CONFERENCE ROOM 'B'

AGENDA

Posted: November 4, 2026

- Discussion and potential vote on the approval of the State Properties Committee meeting minutes of October 27, 2026.
- Discussion and potential vote on the approval of the 2027 State Properties Committee Meeting Dates and Deadlines

OLD BUSINESS:

1. Executive Office of Housing– Discussion and potential vote on the approval and execution of a Lease Amendment between the Executive Office of Housing and House of Hope CDC. The leased premises are located at 1 Victor Street in the City of Providence.

a. Request for waiver of preliminary review
b. Approval and execution of Lease Amendment

Presenter: Peter Asen

NEW BUSINESS:

ITEM A – Department of Transportation – Discussion and potential vote on the approval and execution of a Bargain and Sale Deed between the Department of Transportation and Spindrift Village, LLC for the sale of approximately 25,886 square feet of State-owned land located adjacent to 265 Post Road in the Town of Westerly.
Presenter: Christopher Santilli

ITEM B – Department of Transportation – Discussion and potential vote on the preliminary approval for the Department of Transportation for the sale of approximately 4,000 square feet of State-owned land located adjacent to 705 Nate Whipple Highway (Route 120) in the Town of Cumberland.
Presenter: Christopher Santilli

ITEM C – Department of Transportation – Discussion and potential vote on the approval and execution of a Purchase and Sale Agreement between the Department of Transportation and Lincoln Commons Owner LLC for the sale of approximately 9,200 square feet of State-owned land located at 662 George Washington Highway in the Town of Lincoln.
Presenter: Christopher Santilli

ITEM D – Department of Environmental Management – Discussion and potential vote on the approval and execution of a Purchase and Sale Contract between the Department of Environmental Management and Donald S. Lorenson Jr. for the purchase of the development rights over the 22-acre Lorenson Farm Property located on Old Flat River Road in the Town of Coventry.
Presenter: Michelle Sheehan

ITEM E – Office of the General Treasurer – Discussion and potential vote on the preliminary approval for the Office of the General Treasurer to advertise a Request for Proposals ("RFP") to solicit lease proposals for office space located in the Cities/Towns of Providence (excluding downtown), Pawtucket, Johnston, Warwick, West Warwick, Cranston and Coventry.
Presenter: Gonzalo Cuervo

ITEM F – University of Rhode Island – Discussion and potential vote on the approval and execution of an Amended and Restated Facilities Use and License Agreement between the University of Rhode Island and the University of Rhode Island Research Foundation for the use of space located within the Ocean Technology Center at the URI Narragansett Bay Campus.

a. Request for waiver of preliminary review
b. Approval and execution of Amended and Restated Facilities Use and License Agreement

Presenter: Ryan Carrillo

The next scheduled meeting of the State Properties Committee will be held on Tuesday, November 24, 2026.

Any individual requiring reasonable accommodation in order to participate in this meeting should contact Thomas Mannock at 222-6377 (voice) or #711 (R.I. Relay) at least (2) business days prior to the meeting.

Executive Office of Housing
State of Rhode Island
One Capitol Hill, 3rd Floor
Providence, RI 02908

October 8, 2026

Rebecca Webber
Chairperson, State Properties Committee
One Capitol Hill
Providence, RI 02908

Re: State Properties Committee Meeting Agenda – October 27, 2026
Request: Final Approval of Lease Renewal
Location: 1 Victor Street

Dear Chairperson Webber:

The Executive Office of Housing (EOH) respectfully requests that the above referenced item be placed on the Tuesday, October 27, 2026, agenda of the State Properties Committee. We are requesting a preliminary approval waiver and are seeking final approval of a lease renewal between EOH and House of Hope CDC. The leased premises are located on just under 1 acre of land that is home to a temporary emergency housing shelter known as ECHO Village.

The facility is home to a non-congregate shelter for Rhode Islanders experiencing homelessness. House of Hope has been a tenant at this property since 2024.

Peter Asen will appear before the Committee to provide background information and answer all questions related to this request. Thank you for your consideration.

Sincerely,

Deborah J. Goddard

Deborah J. Goddard
Secretary of Housing

Department of Transportation
Two Capitol Hill
Providence, RI 02903

Office 401-222-2450
Fax 401-222-3905

MEMO:

Date: October 15, 2026

To: Rebecca Webber, Chairperson-State Properties Committee

From: Robert Rocchio, P.E., Director, Department of Transportation

Subject: Review and Execution of Bargain & Sale Deed, RIDOT to Spindrift Village, LLC, Sale of approximately 25,886 Square Feet of State-Owned land Adjacent to 265 Post Road in Westerly.

On January 21, 2025, the State Properties Committee gave Preliminary Approval to sell approximately 12,197 square feet of unimproved land deemed excess to highway needs. Also, on August 19, 2025, the State Properties Committee executed a Purchase and Sales Agreement between RIDOT & Spindrift Village, LLC to convey surplus property acquired for highway purposes. The property is unimproved land and deemed excess to highway needs.

We hereby request the State Properties Committee's execution of the attached Bargain & Sale Deed conveying the property. Attached is an aerial photo, action request form, open space report, RI Commerce Department, and Statewide Planning Department approval.

Christopher Santilli, of this Department, will appear before the Committee to answer any questions you may have.

Thank you for your consideration of this matter.

Cc: McHugh, Esq., Almagno, Ricci, Santilli, Feola

Department of Transportation
Two Capitol Hill, Rm 130
Providence, RI 02903

401-563-4542

MEMO:

Date: October 23, 2026

To: Rebecca Webber, Chairperson, State Properties Committee

From: Robert Rocchio, P.E., Interim Director, D.O.T.

Subject: Preliminary Approval to Sell 4,000 ± SF State Land adj. to 705 Nate Whipple Highway (Rt. 120), in Cumberland. Appraised Value: $16,000.

Pursuant to section 1.7.7 of the *Rules and Regulations of the State Properties Committee*, we hereby request the Committee's preliminary approval to sell to an abutter, the herein described parcel containing a total of 4,000 ± SF. The parcel is an uneconomic remnant lacking direct roadway access and does not meet stand-alone requirements as a buildable lot. There are two abutters to this parcel, one of whom is the applicant who lives at 705 Nate Whipple Highway and the other abutter is the Audubon Society, located west of the proposed parcel. The property will be offered to both abutters.

The parcel is identified as State right-of-way located directly adjacent to Nate Whipple Highway (Rt. 120). A RIDOT in-house appraisal has determined a market value of $16,000 (see attached appraisal and Chief Purchasing Officer's approval memo). Also, enclosed is the SPC Action Request Form, an aerial and Engineer's plan of the area, ground photos, a Town Assessors plat map, the RIDEM Open Space Report, Statewide Planning and the Commerce Department's approval.

Christopher Santilli, of my staff, will appear in person before the Committee to answer any questions the Committee may have.

Thank you for your consideration of this matter.

Cc: McHugh, Esq., Almagno, Troiano, Redding

Department of Transportation
Two Capitol Hill
Providence, RI 02903

Office 401-222-2450
Fax 401-222-3905

MEMO:

October 13, 2026

To: Rebecca Webber,
Chairperson - State Properties Committee
Dept: Administration

From: Robert Rocchio, P.E.
Interim Director
Dept: Transportation

Subject: **Review and Execution of a Purchase and Sales Agreement, Between RIDOT and Lincoln Commons Owner LLC Sale of Approximately 9,200 ± Square Feet, Located at 622 Washington Highway (Rt. 116), Lincoln**

On August 18, 2020, the State Properties Committee granted RIDOT blanket approval to waive individual parcel preliminary review for the conveyance of approximately 14.4 (7.2 miles each way) of surplus property along the Route 116 corridor through the towns of Smithfield, Lincoln, and Cumberland.

The subject property's elongated shape and its size (see attached map) make it a non-buildable parcel of value only to the abutting property owner. The property's sale will not affect access/egress from/to any private properties except that of the applicant. Therefore, this is a non-competitive sale. The subject property will be added to Lincoln Commons LLC's parcel. The property's value of $67,200.00 was determined through a master appraisal for newly created land by community and zoning type. The State Properties Committee granted approval of this concept on August 18, 2020, along with the blanket approval.

We hereby request the State Properties Committee's execution of the attached Purchase and Sale Agreement.

Chris Santilli, of my staff, will appear before the Committee to answer any questions that you may have.

Thank you for your attention to this matter.

ROR/, Attachments:

cc: Kristine McHugh, Esq., Steve Almagno, Chris Santilli, Ronald Ricci, File

Revised: May 29, 2020

RHODE ISLAND
DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF THE DIRECTOR
235 Promenade Street
Providence, Rhode Island 02908

OFFICE OF THE DIRECTOR
Memorandum

TO: Rebecca Webber, Chair
State Properties Committee

FROM: Terrence Gray, P.E., Director

DATE: October 23, 2026

RE: Lorenson Farm, Coventry
Request for approval of and signatures on a Purchase & Sale Contract

The Department of Environmental Management respectfully requests your approval of and signatures on a Purchase and Sale Contract for the purchase of the Development Rights over the 22-acre Lorenson Farm Property in Coventry, RI.

Located in close proximity to the Trestle Trail and other conservation land owned by the Coventry Land Trust, the farm, the Lorenson Farm property consists of a combination of productive farm fields on prime and important farm soils and upland hardwood forest. It is currently being used as a heifer operation and includes a combination of hay fields and grazing land.

Conserving farmland parcels of this size is an important component of our agricultural lands preservation program. As the state looks to diversify its portfolio of protected farmland to ensure many types and sizes of farmland remain available for agriculture into the future, this parcel provides small-scale affordable acreage.

The purchase price for the Deed to Development Rights is $220,000 and is funded by the RI Agricultural Lands Preservation Commission.

Michelle Sheehan, Division of Planning & Development will present this request.
Your consideration of this request is greatly appreciated.

cc: Dane Kwiatkowski, Department of Administration
Rachel Rebello, Attorney General's Office

State of Rhode Island
Office of the General Treasurer

10/23/2026

Rebecca Webber
Chairwoman, State Properties Committee
Department of Administration
One Capitol Hill
Providence, R.I. 02908

Re: State Properties Committee Meeting Agenda – 11/10/2026
Office of the General Treasurer
Preliminary Approval: Advertisement - Request for Proposals/Customer Service /Offices Space

Dear Chairwoman,

The State of Rhode Island Office of the General Treasurer hereby requests that the above-referenced item be placed on Tuesday, November 10, 2026, State Properties Committee meeting agenda. The Office requests the Committee's approval to advertise a Request for Proposals required to solicit lease proposals for office space located in the Cities/towns of Providence (excluding downtown), Pawtucket, Johnston, Warwick, West Warwick, Cranston, Coventry RI.

Gonzalo Cuervo (Treasury) will appear before the Committee to provide background information and answer all questions related to this request.

Sincerely,

James A. Diossa
General Treasurer

cc: Tiffany Kaschel, Gonzalo Cuervo, Adam Boudreaux, File

THE
UNIVERSITY
OF RHODE ISLAND
DIVISION OF
ADMINISTRATION
AND FINANCE

THINK BIG WE DO℠

OFFICE OF THE SENIOR VICE PRESIDENT AND CHIEF FINANCIAL OFFICER
Carlotti Administration Building, 75 Lower College Road, Kingston, RI 02881 USA p: 401.874.2433 web.uri.edu/adminfinance

Abby S. Benson
Senior Vice President

TO: Rebecca Webber, Chairperson
State Properties Committee

FROM: Abby S. Benson Abby Benson Digitally signed by Abby Benson Date: 2026.10.23 05:49:30 -04'00'

DATE: October 23, 2026

SUBJECT: University of Rhode Island Research Foundation
Amended and Restated Facilities Use and License Agreement

The University seeks your consideration of and Amended and Restated Facilities Use and License Agreement (FULA) between the University of Rhode Island and the University of Rhode Island Research Foundation (URIRF) for use of space in the Ocean Technology Center (OTC), 17 Receiving Road, the Ocean Robotics Laboratory (ORL), 19 Pier Road, and the Furtado Receiving Warehouse, 20 Receiving Road at the Narragansett Bay Campus.

This agreement serves to amend and restate the Facilities Use and License Agreement first approved by the Committee on January 23, 2024 and most recently amended and approved by the Committee on April 14, 2026 via Amendment Five.

We ask that you please waive the preliminary review of this proposed action, according to the Rules and Regulations of the State Properties Committee, section 1.4.3.C., and add this Amended and Restated Facilities Use and License Agreement, to the November 10, 2026 State Properties Committee meeting agenda for final review and hopeful approval.

Thank you for your consideration of this matter.

cc: President Parlange
Alyssa Boss
Ryan Carrillo

The University of Rhode Island is an equal opportunity employer committed to community, equity, and diversity.