

COMMONWEALTH OF MASSACHUSETTS

CITY OF LOWELL

In City Council

VOTE

Authorizing the City Manager on behalf of the City of Lowell to request approval from the Commonwealth of Massachusetts Department of Housing and Community Development (DHCD) of minor plan changes to the Ayer City Industrial Park Revitalization and Development Plan.

The Ayer City Industrial Park Revitalization and Development Plan was approved and accepted by the City Council by Vote dated April 29, 2014, which Plan was further approved by the Department of Housing and Community Development of the Commonwealth of Massachusetts on May 29, 2014; and

In furtherance of said Plan minor changes are necessary to add acquisition properties in the Ayer City Industrial Park Revitalization and Development Plan; and

760 CMR 12:03 (1) requires that requests for minor plan changes to be submitted to DHCD require a vote from the operating agency adopting the plan change;

NOW, THEREFORE, BE IT VOTED BY A TWO-THIRDS VOTE:

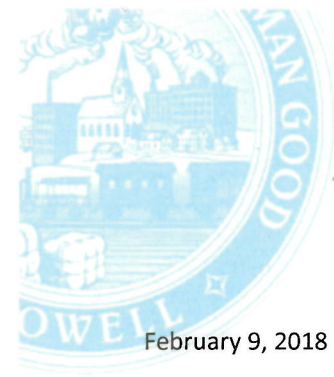
That in the furtherance of the Ayer City Industrial Park Revitalization and Development Plan the City Manager, in the name of the City of Lowell, is authorized to request the following minor plan changes from DHCD:

- (1) Amend Project Location to reconfigure the boundaries to include the properties at 2 and 4 Lowell Connector, 34.1 Robinson Street and 44-71 YMCA Drive as acquisition properties in the plan.

BE IT FURTHER VOTED:

That the City Manager be and is hereby authorized, in the name of the City of Lowell, to submit a request for approval of the aforementioned minor plan changes to DHCD and to execute any documents as may be necessary in connection therewith.

V:revit/ayercitys



Kevin J. Murphy
City Manager

February 9, 2018

Mayor William Samaras
and
Members of the City Council

REFERENCE: PLAN CHANGE AND CONFIRMATORY TAKING FOR THE FUTURE NPS BUS PARKING LOT TO BE ADDED IN THE AYER CITY INDUSTRIAL PARK REVITALIZATION AND DEVELOPMENT PLAN

Dear Mayor Samaras and Members of the City Council:

Attached please find a Vote authorizing a request for a plan change to the Ayer City Industrial Park Revitalization and Development Plan as well as a vote to perform a confirmatory taking over certain parcels of land. The first vote is an administrative requirement for the Commonwealth of Massachusetts Department of Housing and Community Development (DHCD). The second vote will remove a potential barrier to the land exchange between the City and National Park Service (NPS).

Specifically, the City is requesting to change the Ayer City Industrial Park Revitalization and Development Plan to add the properties at 2 and 4 Lowell Connector, 34.1 Robinson Street and 44-71 YMCA Drive as acquisition properties in the plan. As the Council is likely aware, these are the parcels that the City sought from the MBTA in order to construct a bus parking lot in order to exchange it for a portion of the land owned by (NPS) within the Hamilton Canal Innovation District. By adding these parcels to the Ayer City Plan, the City can then perform a confirmatory taking over the property in order to clear a title flaw that exists amongst one of the aforementioned parcels. While it has been unclear as to whether or not the title flaw would cause a delay in the land exchange, the proposed plan change and confirmatory taking over the property would remove a possible hurdle from the process.

The approval of this plan change by the City Council and the Commonwealth of Massachusetts Department of Housing and Community Development (DHCD) will further enable the land exchange between the City and NPS. Upon approval by the City Council the required submittal will be forwarded to DHCD for their action.

If you have any questions or need any assistance, please feel free to contact Diane Tradd at the Department of Planning and Development at 978-674-1401 or me.

Sincerely,

Kevin J. Murphy
City Manager

KJM/ns

Attachment

cc: Diane N. Tradd, Assistant City Manager/DPD Director
Christine P. O'Connor, City Solicitor
Claire V. Ricker, Chief Design Planner
Joseph Giniewicz, Urban Renewal Project Manager