


Christine McCall
Assistant City Manager/DPD Director

Yovani Baez-Rose
Deputy Director

MEMORANDUM

TO: Thomas A. Golden, Jr., City Manager 

FROM: Christine McCall, Assistant City Manager/DPD Director

CC: Patricia A. Lucken, Asset Manager

SUBJECT: MOTION RESPONSE: June 14, 2022 – C. Scott – Req. City Manager Provide a Report That Contains a List of the City Owned Properties that Are Available to be Sold or Leased

The Department of Planning Development (DPD) currently has two properties, 20 Favor Street and 93 Mammoth Road, which will be presented to City Council for final authorization to sell in July 2022. The two properties combined value are expected to generate revenue in excess of Five Hundred and Fifty Thousand Dollars. The DPD also has a direct sale under the Acre Urban Renewal Plan pending closing that will generate revenue of Fifty Five Thousand Dollars and create needed housing in the Acre area.

The DPD is in the process of requesting approvals and executing two new License Agreements. These two License Agreements will provide approximately Four Thousand Dollars a month in additional revenue to the City. In the past year, the DPD executed a Lease Agreement for the Hot Pot restaurant at the Early Garage that will generate revenue in excess of One Hundred Thousand Dollars per year.

The DPD reviews properties for the sale, lease, and license based on a number of factors, and always starts with the Needs Assessment for City Department Head review.

Many properties owned by the City are being used for one purpose or another, including open space, parks, Community Gardens, school use, parking, utilities, river walks, farming, or are being held based on unsuitability for sale, as in zoning limits, wetlands and environmental issues.

Below are those City owned Tax Possession properties currently being reviewed for disposition. It should be noted that at times non-tax possession properties are available for lease, license, or sale if they are no longer required to be maintained for City of Lowell purposes, as in 412 Merrimack Street and the current two properties presently being advertised through the MGL 30B process for sale, 20 Favor Street and 93 Mammoth Road.

The following Tax Possession properties are being reviewed for potential sale:

<i>ST NUM</i>	<i>ST NAME</i>	<i>REM LEGAL</i>	<i>Brief Description</i>	<i>LND ZONE</i>
322.1	SANDERS AVE	30641	Potential Sale	SSF
22	W FOURTH ST	2330	Potential Sale - Current Interest (RFP)	USF
14	ROCKDALE AVE	1431	Potential Sale (Auction)	USF
27	WASHINGTON ST	5696	Potential Sale (Auction)	TTF
19	WESTFORD ST	1005	Potential Sale (Auction)	UMU
20	GREENWOOD ST	3411	Potential Sale Combine w/851 Lawrence) (Auction)	TTF
121	RINDO PARK DR	168188	Potential Sale	SSF
210	HUMPHREY ST	5445	Potential Sale Special Permit	TSF
149	LEXINGTON AVE	9600	Potential Sale Special permit	SSF
51	LEVERETT ST	10228	Potential Sale Water pipe issue (Auction)	TTF
296	LIBERTY ST	5949	Potential Sale Auction	TMF
75	CUSHING ST	3063	Sale Potential ACRE-combine 71, 75, 79	LI
79	CUSHING ST	1437	Sale Potential ACRE-combine 71, 75, 79	LI
51	CUSHING ST	6770	Sale Potential ACRE-combine 71, 75, 79	LI
548	CHELMSFORD ST	2889	Sale Potential Combine 548, 550.1, 542.1	RR
542.1	CHELMSFORD ST	26480	Potential Sale Combine 548, 550.1, 542.1	RR
550.1	CHELMSFORD ST	2100	Sale Potential Combine 548, 550.1, 542.1	RR
851	LAWRENCE ST	3539	Combine w/20 Greenwood Street	TTF

PAL/cmm