

COMMONWEALTH OF MASSACHUSETTS

CITY OF LOWELL

In City Council

VOTE

Declaring surplus properties located at 14 Rockdale Avenue, 51, 75 and 79 Cushing Street, 550.1, 542.1 and 548 Chelmsford Street, 58 Montreal Street and 20 Favor Street, Lowell, MA and authorizing the City Manager to proceed with an auction process for the disposition of said parcels, namely; 14 Rockdale Avenue, 51, 75 and 79 Cushing Street, 550.1, 542.1 and 548 Chelmsford Street, 58 Montreal Street and 20 Favor Street, Lowell.

The City of Lowell is the owner of the property at 14 Rockdale Avenue, Lowell, having acquired title thereof on January 5, 2009 recorded at Middlesex North District Registry of Deeds in Book 22683, page 102; and

The City of Lowell is the owner of the property at 51 Cushing Street, Lowell, having acquired title thereof on April 28, 1999 recorded at Middlesex North District Registry of Deeds in Book 10420, page 307; and

The City of Lowell is the owner of the property at 75 Cushing Street, Lowell, having acquired title thereof on June 25, 1998 recorded at Middlesex North District Registry of Deeds in Book 9533, page 229; and

The City of Lowell is the owner of the property at 79 Cushing Street, Lowell, having acquired title thereof on June 25, 1998 recorded at Middlesex North District Registry of Deeds in Book 9533, page 228; and

The City of Lowell is the owner of the property at 550.1 Chelmsford Street, Lowell, having acquired title thereof on December 19, 2017 recorded at Middlesex North District Registry of Deeds in Book 31787, page 176; and

The City of Lowell is the owner of the property at 542.1 Chelmsford Street, Lowell, having acquired title thereof on December 18, 2017 recorded at Middlesex North District Registry of Deeds in Book 31784, page 178; and

The City of Lowell is the owner of the property at 548 Chelmsford Street, Lowell, having acquired title thereof on October 5, 1932 recorded at Middlesex North District Registry of Deeds in Book 912, page 118; and

The City of Lowell is the owner of the property at 58 Montreal Street, Lowell, having acquired title thereof on August 20, 1929 recorded at Middlesex North District Registry of Deeds in Book 908, page 104; and

The City of Lowell is the owner of the property at 20 Favor Street, Lowell, having acquired title thereof on August 10, 1888 recorded at Middlesex North District Registry of Deeds in Book 198, page 515; and

By letter dated May 7, 2019, the City Manager is recommending that the City Council declare these properties surplus and that the above named properties are being made publicly available for auction.

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

To declare surplus properties located at 14 Rockdale Avenue, 51, 75 and 79 Cushing Street, 550.1, 542.1 and 548 Chelmsford Street, 58 Montreal Street and 20 Favor Street, Lowell, MA and authorizing the City Manager to proceed with an auction process for the disposition of said parcels, namely; 14 Rockdale Avenue, 51, 75 and 79 Cushing Street, 550.1, 542.1 and 548 Chelmsford Street, 58 Montreal Street and 20 Favor Street, Lowell.

BE IT FURTHER VOTED:

That the Auction request for proposal shall contain such other terms, restrictions and conditions as the City Manager deems are in the best interest of the City of Lowell.

BE IT FURTHER VOTED:

That upon conveyance, the Vote, deed and any and all related plans, and any and all documents necessary for the transfer of the property, shall be duly recorded at the Registry of Deeds, at the expense of the Buyer. Buyer shall pay the pro forma tax and also the stamp tax, if applicable.

That the Auction documents shall contain such other terms, restrictions and conditions as the City Manager deems are in the best interest of the City of Lowell.



Eileen M. Donoghue
City Manager

Kara Keefe Mullin
Assistant City Manager

May 7, 2019

Mayor William Samaras
and
Members of City Council

REFERENCE: Declaring Properties Surplus for Auction

Dear Mayor Samaras and Members of the City Council:

The properties located at 14 Rockdale Avenue, 51, 75, and 79 Cushing Street, 550.1, 542.1, and 548 Chelmsford Street, 58 Montreal Street, and 20 Favor Street are City owned. All were obtained through Tax Title takings over the years, except 20 Favor Street which was purchased in 1988 for Seven Thousand Dollars. A Needs Assessment for each property determined no municipal need.

The above properties are being made publicly available for auction. Abutter notifications and public notice of the auction process shall be provided in order to access information on the terms, date, and time. Each property will be individually auctioned. The auction will take place in Lowell City Hall or published alternative.

If you have any questions or need any assistance in this matter, please contact Diane Tradd, Assistant City Manager at 978-674-4101.

Sincerely,

Eileen M. Donoghue
City Manager

EMD/ns
Attachment

cc: Diane Tradd, Assistant City Manager/DPD Director
Christine P. O'Connor, City Solicitor
Patricia Lucken, Asset Manager