

MOTION RE: RIVER'S EDGE HOUSING PROJECT SITE

BOARD OF PUBLIC WORKS MEETING - June 9, 2015

I move that the Board of Public Works:

(1) Determine, pursuant to Massachusetts General Laws Chapter 40, Section 15A, that the three parcels of Town-owned land on Boston Post Road, Wayland, Massachusetts (i) known and numbered 490 Boston Post Road, Wayland, Massachusetts, containing 7.63 acres, more or less, as described in an order of taking dated January 11, 1971 and recorded with the Middlesex South Registry of Deeds in Book 11943, Page 420, except for the northerly portion of said parcel shown as "Remaining Lot 'Non Conforming' to be Merged with Map 22, Lot 5 [Lot B 190,411 +/- S.F. (4.37 +/- Acres)]" on the unrecorded plan entitled "ANR Subdivision Plan Assessors Map 22, Lot 3, Lot 6 & Lot 7 Boston Post Road Wayland, Massachusetts Prepared for Town of Wayland", dated June 1, 2015, prepared by Darren J. Hardy, P.L.S., WSP Transportation & Infrastructure (the "ANR Plan"); (ii) containing 4.5 acres, more or less, as described in an order of taking dated May 15, 1978 and recorded with said Registry in Book 13443, Page 177 and shown as Lot A on a plan entitled "Plan of Land in Wayland, Mass. Showing Land Owned by William W. and Mary P. Lord" dated February 28, 1978, prepared by the Wayland Engineering Department and recorded with said Registry of Deeds

as Plan Number 482 of 1978; and (iii) containing 1.0 acre, more or less, and described in an order of taking dated November 15, 1965 and recorded with said Registry of Deeds in Book 11003, Page 389, except for the portion of said one (1) acre lot shown as Lots D & F on the ANR Plan (collectively the "Locus"), are no longer needed for municipal public works purposes; and

(2) irrevocably transfer the care, custody, management and control of the Locus to the Board of Selectmen, effective upon the execution of a land disposition and development agreement between the Town and a party acquiring an interest in and developing the Locus, for the purpose of conveying, selling, leasing or otherwise disposing of said parcels of land for affordable housing and market rate housing and accessory uses and structure purposes in accordance with the vote of the 2014 Annual Town Meeting under Article 16 of the Warrant therefor. Nothing in this motion shall be construed as limiting the authority of the Board of Selectmen to retransfer custody of the Locus to the Board of Public Works pursuant to a future town meeting vote, or limit the ability of the Board of Public Works to access the Locus, by temporary easement or otherwise, to comply with DEP #322-808 Order of Conditions.

The Board of Public Works would like to advise the Town that moving on-going operations to a different site will mandate

significant one-time and on-going increased funding levels to maintain current operations.