

SENATE No. 1712

By Mr. Burke, a petition (accompanied by bill, Senate, No. 1712) of Edward L. Burke for legislation relative to the disposition of certain state owned property at "Elm Bank" so-called in the towns of Dover and Wellesley. State Administration.

The Commonwealth of Massachusetts

In the Year One Thousand Nine Hundred and Ninety-One.

AN ACT RELATIVE TO THE DISPOSITION OF CERTAIN STATE OWNED PROPERTY AT THE "ELM BANK" SO-CALLED PROPERTY IN THE TOWNS OF DOVER AND WELLESLEY.

Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:

1 SECTION 1. Section 1 of Chapter 624 of the Acts of 1986 is
2 hereby amended by striking out the words "inclusive, of chapter
3 seven of the General Laws, to transfer, lease or convey all or
4 partial interest in a certain parcel of land, hereinafter referred to
5 as 'Elm Bank', together with the buildings thereon, in the town
6 of Dover and the town of Wellesley to individuals or entities for
7 the purposes and subject to the terms and conditions described
8 in this act, Elm Bank development guidelines, which are on file
9 with the division of capital planning and operations, and in a
10 'Master Plan' to be prepared for the property by said division of
11 capital planning and operations.

12 Said master plan shall include a property description and a site
13 plan showing the boundary of parcels available for disposition,
14 narrative and graphic presentation of the characteristics of the
15 land and buildings, recommended reuses of each parcel of the Elm
16 Bank property, and development guidelines and restrictions
17 including, but not limited to aquifer and environmental
18 protection, bridge repair or reconstruction, infrastructure
19 development, design review, landscape and historic preservation,
20 that shall be incorporated into requests for proposals and property
21 disposition agreements. An analysis of the value of the land,

22 buildings and water resources shall be prepared as part of said
23 master plan. Public information and public participation efforts
24 shall be provided for in the master planning process.”

1 SECTION 2. Section 1 of chapter 624 of the acts of 1986 is
2 hereby further amended by inserting after the word “forty J,” the
3 following: — but shall be exempt from the provisions of section
4 forty H, of chapter seven of the General Laws, to transfer, lease
5 or convey all or partial interest in a certain parcel of land,
6 hereinafter referred to as “Elm Bank”, together with the buildings
7 thereon, in the town of Dover and the town of Wellesley to the
8 Metropolitan District Commission and the Eliot Montessori
9 School upon such terms and conditions as determined by the
10 deputy commissioner and pursuant to those of this act.

1 SECTION 3. Section 2 of chapter 624 of the acts of 1986 is
2 hereby deleted.

1 SECTION 4. Section 3 of chapter 624 of the acts of 1986 is
2 hereby amended by striking out the words “, and shall be included
3 in the aforementioned Master Plan for Elm Bank”.

1 SECTION 5. Section 4 of chapter 624 of the acts of 1986 is
2 hereby deleted.

1 SECTION 6. Section 5 of chapter 624 of the acts of 1986 is
2 hereby amended by striking out the words “master plan and”.

1 SECTION 7. Section 6 of chapter 624 of the acts of 1986 is
2 hereby amended by striking out the words “Master Plan under
3 the provisions of section one,”.

1 SECTION 8. Section 6 of chapter 624 of the acts of 1986 is
2 hereby further amended by striking out the words “At least thirty
3 days before adoption of said Master Plan, the deputy
4 commissioner of capital planning and operations shall submit a
5 copy of said Master Plan to the joint committee on state
6 administration, the house and senate committees on ways and
7 means, and the inspector general. Following adoption of said

8 Master Plan and pursuant to the provisions of sections forty E
9 to forty J, inclusive of chapter seven of the General Laws, the
10 deputy commissioner shall solicit and select development
11 proposals and negotiate and execute land disposition instruments
12 based on the requirements of this act and the development
13 guidelines adopted in said Master Plan.”.

1 SECTION 9. This act shall take effect upon its passage.

