

**HOUSE . . . . . No. 3814**

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**The Commonwealth of Massachusetts**

PRESENTED BY:

***James R. Miceli***

*To the Honorable Senate and House of Representatives of the Commonwealth of Massachusetts in General Court assembled:*

The undersigned legislators and/or citizens respectfully petition for the adoption of the accompanying bill:

An Act authorizing the division of capital asset management and maintenance to convey a certain parcel of land in the town of Tewksbury.

PETITION OF:

NAME:

*James R. Miceli*

DISTRICT/ADDRESS:

*19th Middlesex*

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By Mr. Miceli of Wilmington, a petition (subject to Joint Rule 12) of James R. Miceli for legislation to authorize the Division of Capital Asset Management and Maintenance to convey a certain parcel of land in the town of Tewksbury. State Administration and Regulatory Oversight.

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**The Commonwealth of Massachusetts**

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**In the One Hundred and Ninetieth General Court  
(2017-2018)**  
\_\_\_\_\_

An Act authorizing the division of capital asset management and maintenance to convey a certain parcel of land in the town of Tewksbury.

*Whereas*, The deferred operation of this act would tend to defeat its purpose, which is to authorize forthwith the transfer of certain land to the town of Tewksbury, therefore, it is hereby declared to be an emergency law, necessary for the immediate preservation of the public convenience.

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

1           Notwithstanding sections 32 to 37, inclusive, of chapter 7C of the General Laws, the  
2   commissioner of capital asset management and maintenance, in consultation with the  
3   commissioner of public health, shall convey a certain parcel of land for school purposes to the  
4   town of Tewksbury for no or nominal consideration. The parcel contains 40 acres of land, more  
5   or less, and is shown as “Parcel B” on plan entitled, “Proposed Land Transfer” prepared for  
6   Tewksbury Public Schools, dated April 26, 2017, by Woodland Design. Said parcel being a  
7   portion of “Lot 2” as shown on a plan of land entitled, “Compiled Subdivision Plan of Land in  
8   Tewksbury, Massachusetts owned by Commonwealth of Massachusetts State Hospital” dated

9 January 20, 1983, prepared by William G. Troy & Associates and recorded on March 20, 1986,  
10 in the Middlesex North registry of deeds in book 152, page 129.

11 The parcel being more particularly described as follows:

12 Beginning at the Northeast corner of land now or formerly owned by Quail Run  
13 condominium, as shown on said plan of land entitled, "Proposed Land Transfer" prepared for  
14 Tewksbury Public Schools, dated April 26, 2017, by Woodland Design; thence:

15 N63°54'52"E, 1563.09 feet +/- along land now or formerly owned by Town of  
16 Tewksbury Frasca Soccer Fields, to a point; thence:

17 S40°E, 111.0 feet +/- along land now or formerly owned by Quing Q Yee Trust, to a  
18 point; thence:

19 N69°30'E, 129 feet +/- along said land of Quing Q Yee Trust, to a point; thence:

20 N27°E, 187 feet +/- along said land of Quing Q Yee Trust, to a point; thence:

21 SOUTHEASTERLY, 370 feet +/- along said land of Quing Q Yee Trust, to a point;  
22 thence turning:

23 SOUTHEASTERLY, 135 feet +/- along said land of Quing Q Yee Trust, to a point;  
24 thence turning:

25 SOUTHERLY, 583 feet +/- along said land of Quing Q Yee Trust, to a point; thence  
26 turning:

27 SOUTHWESTERLY, 380 feet +/- along land now or formerly owned by Tewksbury Rod  
28 & Gun Club, to a point; thence turning:

29           SOUTHEASTERLY, 344 feet +/- along said land of Tewksbury Rod & Gun Club, to a  
30 point; thence turning:

31           WESTERLY, 1200 feet +/- along land now or formerly owned by Tewksbury Cemetery  
32 Corp., to a point; thence turning:

33           NORTHEASTERLY, 490 feet +/- along land shown as "Parcel A" on said plan, to a  
34 point; thence turning:

35           N77°03'34"W, 775 feet +/- along "Parcel A" to the point of beginning.