

## ***Committee on Finance and the Northampton City Council***

*Councilor David A. Murphy, Chair  
Councilor Maureen T. Carney  
Councilor Marianne L. LaBarge  
Councilor Gina-Louise Sciarra*

**City Council Chambers, 212 Main Street  
Wallace J. Puchalski Municipal Building  
Northampton, MA**

Meeting Date: March 15, 2018

Note: The Finance Committee Meeting will take place during the City Council Meeting as announced. The City Council Meeting is scheduled to begin at 7:05 pm.

**1. Meeting Called To Order**

**2. Roll Call**

**3. Approval Of Minutes From The Previous Meeting**

**4. Financial Orders**

**A. 18.058 Order To Waive Chapter 61A Right Of First Refusal At 508  
Sylvester Road**

Documents:

[18.058 notice of intent to sell parcel under m.g.l. ch. 61a - 508  
sylvester road.pdf](#)

[18.058 order to waive chapter 61a right of first refusal at 508 sylvester  
road.pdf](#)

**B. 18.059 Order To Expand Parsons Brook Greenway With Land From  
Former Bill Willard, Inc. Property**

Documents:

[18.059 order to expand parsons brook greenway with land from former  
bill willard, inc. property.pdf](#)

**C. 18.060 Order To Authorize Northampton School Committee To Accept  
Gift Of New Floor From Jackson Street School PTO**

Documents:

[18.060 order to authorize northampton school committee to accept gift  
of new floor from jackson street school pto.pdf](#)

**D. 18.061 Order To Reprogram River Road Retaining Wall Balance To Paving Projects**

Documents:

18.061 order to reprogram river road retaining wall balance to paving projects..pdf

**E. 18.062 Order To Authorize Payment Of A Prior Year Bill**

Documents:

18.062 order to authorize payment of a prior year bill.pdf

**5. New Business**

*-Reserved for topics that the Chair did not reasonably anticipate would be discussed.*

**6. Adjourn**

**Contact: D. Murphy @ [david.murphy8@comcast.net](mailto:david.murphy8@comcast.net) 413-586-5461**  
**or 413-586-5461**

**DWYER & SANDERSON**

ATTORNEYS AT LAW

190 RUSSELL STREET

POST OFFICE BOX 658

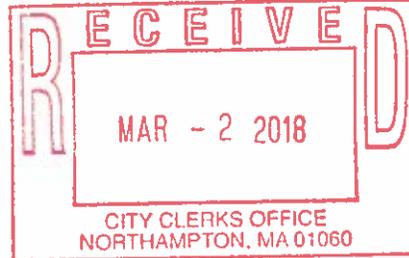
HADLEY, MASSACHUSETTS 01035-0658

(413) 584-1275

WILLIAM E. DWYER, JR.

WILLIAM E. DWYER  
(1928-1994)

FAX (413) 586-0960



March 2, 2018

*Delivery in Hand*

Northampton City Council  
City Hall  
210 Main St.  
Northampton, MA 01060

**NOTICE OF INTENT TO SELL FOR OTHER USE  
M.G.L. C. 61A, §14**

RE: Property of Christine Barbuto and Paul S. Zawalick  
508 Sylvester Road, Northampton (Florence), MA, 01062  
Assessor's Map Parcel ID: 20-006

Dear Councilors:

Christine Barbuto of Hatfield, Massachusetts and Paul S. Zawalick of Northampton, Massachusetts hereby give notice, pursuant to the provisions of Section 14 of Chapter 61A of their intent to sell a portion of their land situated on the westerly side of Sylvester Road for residential use.

The location and acreage of the parcel of land intended for sale is shown on Exhibit "A" (the "Premises"), as Parcel 20-006 of the Assessor's Map. Said Premises is a portion of the land on the Deed as recorded in the Hampshire County Registry of Deeds at Book in Book 12140, Page 80. This portion of the premises has always been used for residential purposes, but the 1987 Chapter 61A lien applied to the entire 43+ acre parcel of which the house was a part. See Exhibit B

The Premises totals approximately 1.858 Acres and is to be sold for the sum of for a total sum of Three Hundred Fifty Thousand Seven Hundred Fifty Dollars (\$350,750.00). I have enclosed a certified copy of the executed Purchase & Sale Agreement as Exhibit C, specifying the purchase price and all terms and conditions of the proposed sale.

At this Juncture I request release of the premises from the provisions of Chapter 61A, including waiver of the statutory right of first refusal and waiver of the 180-consideration period as provided in §14 thereof.

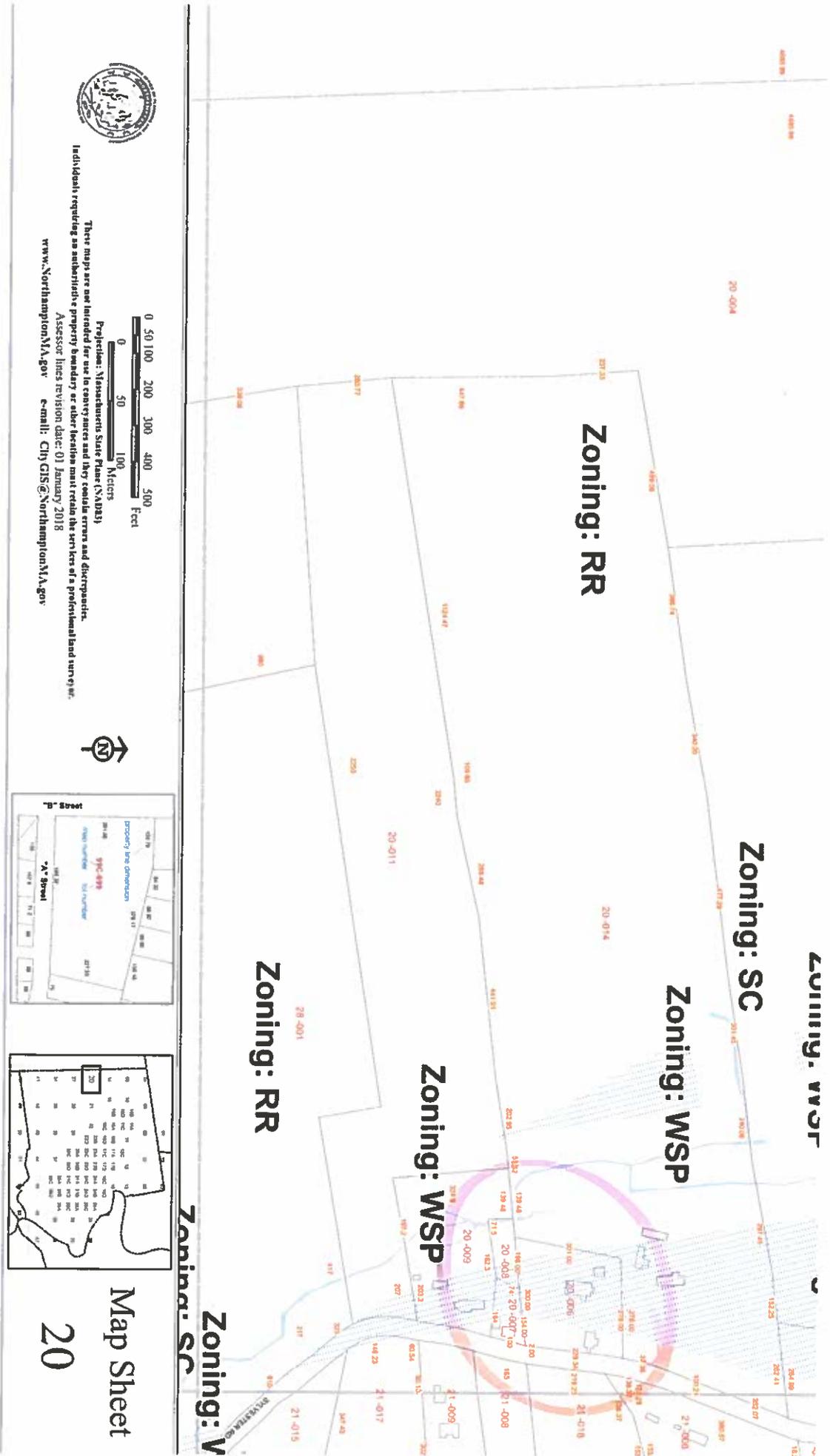
Christine Barbuto  
Paul S. Zawalick

By their attorney

A handwritten signature in blue ink, appearing to read "W. Dwyer, Jr.".

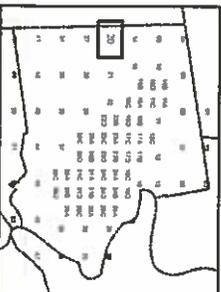
William E Dwyer, Jr.

# EXHIBIT A



These maps are not intended for use in controversies and they contain errors and discrepancies. Individuals requiring an authoritative property boundary or other location must retain the services of a professional land surveyor. Assessor files revision date: 01 January 2018

www.NorhamptonMA.gov e-mail: CITYGIS@NorthamptonMA.gov



Map Sheet

20

002512

THIS INSTRUMENT MUST BE DULY FILED FOR RECORD OR REGISTRATION

State Tax Form A/H 2

BOOK 2907 PAGE 0219

Northampton  
Name of City or Town

OFFICE OF THE BOARD OF ASSESSORS  
AGRICULTURAL OR HORTICULTURAL LAND TAX LIEN

The Board of Assessors of the city/town of Northampton hereby state that it has accepted and approved the application of Amelia K. Zawalick & Elisabeth M. Hughes

owner or owners of the hereinafter described land for valuation, assessment and taxation of such land under the provisions of General Laws, Chapter 61A for the fiscal year ending June 30, 19 86.

DESCRIPTION OF LAND

Map 20, Lot 006 as shown on Assessors Map. Further described in Book 1856, Page 287 recorded in Hampshire County Registry of Deeds.

Statement made this 4th day of February, 19 87.

*Bernard H. O'Connell*  
*Joan C. Sarafin*  
BOARD OF ASSESSORS

COMMONWEALTH OF MASSACHUSETTS

Hampshire ss. February 4, 19 87.

Then personally appeared Bernard H. O'Connell a member of the Board of Assessors of the city/town of Northampton and acknowledged the foregoing instrument to be the free act and deed of the Board of Assessors of Northampton

before me, *Adeline Murray*  
ADLINE MURRAY  
NOTARY PUBLIC  
My Commission Expires December 8, 1987

Received and entered with Feb/4 19 87, at 10 o'clock and 13 minutes A M.  
Hampshire County Registry of Deeds  
Registry District  
Book 2907, Page 219, Document No. 2512 Certificate of Title No. \_\_\_\_\_  
Attest: \_\_\_\_\_ Register

**City of Northampton**  
MASSACHUSETTS

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O-18.058 Order to Waive Chapter 61A Right of First Refusal at 508 Sylvester Road

*In City Council, March 15, 2018*

Upon the recommendation of Mayor David J. Narkewicz and Planning & Sustainability Commission

*Ordered, that*

WHEREAS, The City holds a right-of-first refusal on 1.858 acres at 508 Sylvester Road (Map ID: 20-006) as part of a larger Chapter 61A lien on 43+ acres; and

WHEREAS, This parcel has been used for residential purposes for decades and is not part of the agricultural land of interest under Chapter 61A;

**NOW, THEREFORE BE IT ORDERED,**

City Council authorizes the Mayor to waive the City's right of first refusal pursuant to the provisions of G.L. c. 61A.

# City of Northampton

MASSACHUSETTS

## O-18.059 Order

to Expand Parsons Brook Greenway with Land from Former Bill Willard, Inc. Property

*In City Council, March 15, 2018*

*Upon the recommendation of Mayor David J. Narkewicz, Planning & Sustainability, and the Conservation Commission*

Ordered, that

WHEREAS, The *Open Space and Recreation Plan: 2011-2018* recommends “preserving land to provide ecological and human connection between protected land at...Parsons Brook and Burt’s Pit. These ...are connected ecologically and can be better connected along waterways (for wildlife) and high points (for human trails)”;

WHEREAS, The City is negotiating to purchase some of the land that is now or formerly land of Bill Willard, Inc:

- 87.891± acres abutting the existing Parsons Brook Greenway; and
- Additional land (roughly 40 acres) further west abutting that 87.891 acres and Parsons Brook; and

WHEREAS, The land contains valuable wildlife and plant habitat and a linkage along Parsons Brook;

***Ordered, that***

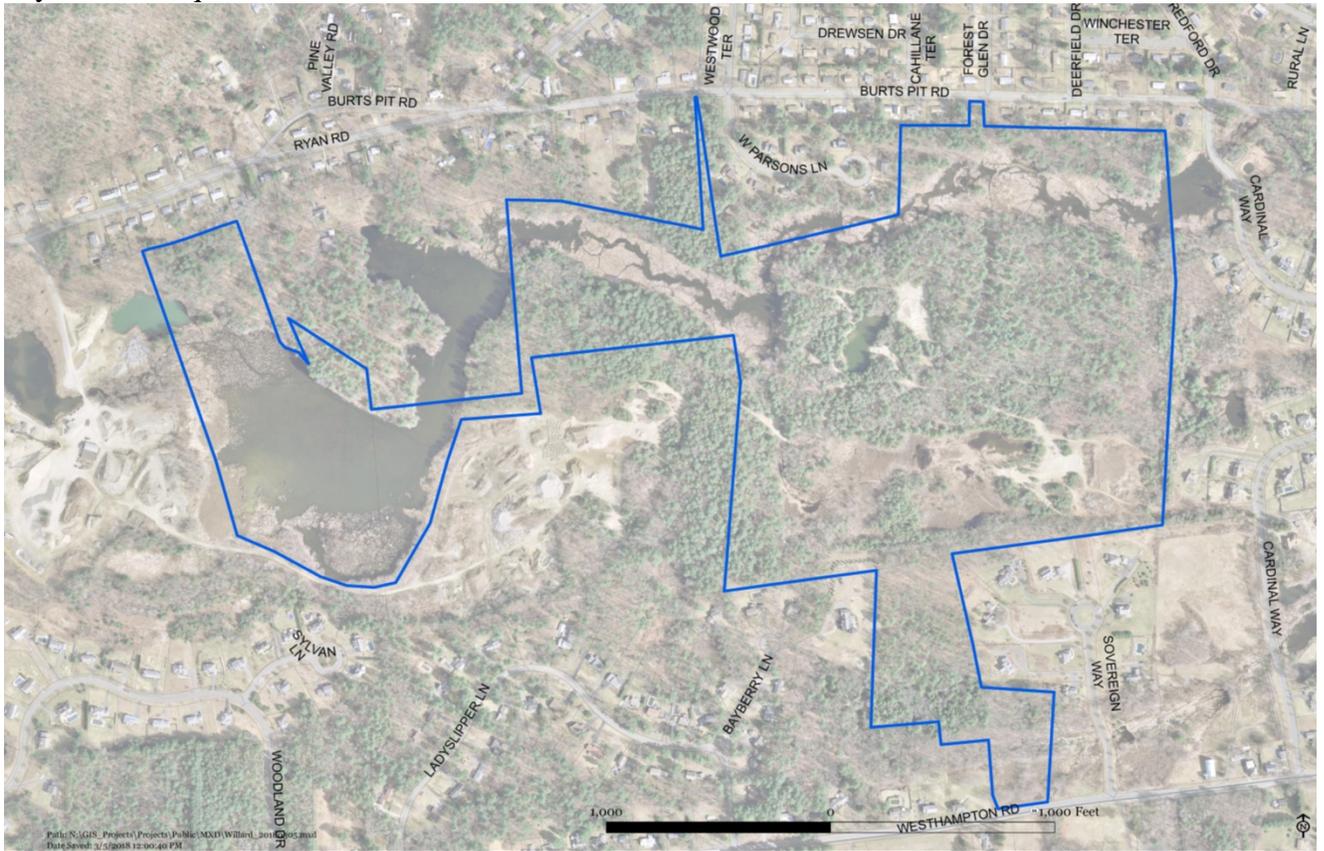
The Conservation Commission is authorized to purchase or otherwise acquire for conservation and passive recreation purposes, as provided by MGL Chapter 40, §8C, any fee, easement or conservation restriction as defined in MGL Chapter 184, §31 or any other interest in the above land and any immediately adjoining land; that the City Council hereby accepts such conservation restrictions; that the Conservation Commission is authorized to grant conservation restrictions on any land so acquired; and that the Conservation Commission is authorized to contract for and expend any federal, state, or other aid available for this project, including any grant from the Division of Conservation Services of the Executive Office of Energy and Environmental Affairs, under the LAND/Self-Help Act, MGL Chapter 132A, §11, with such related restrictions and agreements as the City determines are agreeable;

Further that \$200,000 is appropriated for such acquisition; that to meet this appropriation the Treasurer with the approval of the Mayor is authorized to borrow \$200,000 under MGL c.44, §7(3); and that the Conservation Commission is authorized to contract for any federal, state, or other aid available for this project, including any grant from the Division of Conservation Services of the Executive Office of Environmental Affairs, under the LAND Self-Help Act, Chapter 132A, §11 of the General Laws;

Further that any grants, donations, or sales shall be used to reimburse open space funds used for the purchase.

Further, that the City Council hereby accepts such conservation restrictions;

Further, that the Conservation Commission is authorized to grant conservation restrictions on any land so acquired.



# City of Northampton

MASSACHUSETTS

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*In City Council*

March 15, 2018

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Upon recommendation of the Mayor

O-18.060 Order to Authorize Northampton School Committee to Accept Gift of New Floor from  
Jackson Street School PTO

WHEREAS, the Jackson Street School PTO has decided to make the renewal of the school library a priority and formed a committee to create a vision for improving the physical space;

WHEREAS, in anticipation of this work the PTO raised funds in excess of \$46,000 to replace the existing carpet in the Jackson Street School Library with a new resilient linoleum floor;

WHEREAS, the Northampton Public Schools has been offered the new floor as a gift from the Jackson Street Elementary School PTO;

WHEREAS, the Northampton School Committee has voted to accept a material gift of a new floor for the Jackson Street School library;

WHEREAS, Massachusetts General Laws ch. 44 s.53A1/2 provides that acceptance of gifts of tangible personal property requires a vote of the City Council and approval of the Mayor; and

*Now Therefore Be It Ordered,*

The City Council hereby authorizes the Northampton School Committee to accept the gift of a new floor for the Jackson Street Elementary School Library from the Jackson Street School Parent Teacher Organization (PTO) with grateful appreciation for the PTO's interest in renovating the school library to make it a more fun and inviting place for students.

**CITY OF NORTHAMPTON**  
MASSACHUSETTS

*In City Council,*

March 15, 2018

Upon the recommendation of the Mayor

18.061 Order to Reprogram River Road Retaining Wall Balance to Paving Projects

*Ordered, that*

the sum of \$168,931.64, which represents the balance of funds previously borrowed to pay costs of the River Road retaining wall project, which project is now complete, shall be reprogrammed to be used for upcoming roadway engineering, design and reconstruction projects.

**City of Northampton**  
MASSACHUSETTS

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*In City Council*

March 15, 2018

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Upon recommendation of the Mayor

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**18.062 ORDER TO AUTHORIZE PAYMENT OF A PRIOR YEAR BILL**

*Ordered, that*

that the Council authorize the payment of a prior year bill in the amount of \$800 to Green Environmental Consulting for work related to the replacement of the gym floor at R.K. Finn Ryan Road School in April of 2017.