

HOUSE No. 4667

The Commonwealth of Massachusetts

In the Year Two Thousand Ten

An Act authorizing the lease and construction of improvements to the North Branch Library and East Branch Library buildings in the town of Watertown..

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. Notwithstanding any general or special law to the contrary, the city known
2 as the town of Watertown may enter into 1 or more leases of all or a portion of the properties
3 known as the North Branch Library and East Branch Library, contingent upon town council
4 authorization, provided, however, that any such lease shall be awarded pursuant to section 16 of
5 chapter 30B of the General Laws and shall be made on such terms and conditions, including the
6 length of the term thereof, as shall be determined by the town manager to be in the best interests
7 of the town.

8 SECTION 2. A lessee selected pursuant to this act shall be solely responsible for the cost
9 of any and all construction, reconstruction, alteration, remodeling, repair, and maintenance of
10 the North Branch Library and East Branch Library buildings and grounds, collectively referred to
11 herein as improvements, including the cost of any design services relative thereto. The design
12 and construction of any such improvements shall be subject to the prior approval of the town of
13 Watertown, and shall be exempt from General Laws related to the construction, reconstruction,

alteration, remodeling, repair and maintenance of improvements to public property, including chapter 30B, section 38A1/2 to 38O, inclusive, of chapter 7, sections 44A to 44H, inclusive of chapter 149, and section 39M of chapter 30 of the General laws. The provisions of section 26 through 27H, inclusive, of said chapter 149 shall apply to any contracts entered into by the lessee for the construction of such improvements.

SECTION 3. Prior to the construction of any improvements pursuant to this act, the lessee shall provide the town of Watertown with a performance and labor and materials payment bond in the amount of 100 per cent of the value of the improvements to be constructed, and with certificates of insurance indicating the existence of such coverage as the town manager shall determine to be in the best interests of the town.

SECTION 4. All improvements constructed pursuant to this act shall become and shall remain the property of the town of Watertown upon the termination of the lease or leases awarded pursuant to this act.

SECTION 5. This act shall take effect upon its passage.