

HOUSE No. 4839

The Commonwealth of Massachusetts

HOUSE OF REPRESENTATIVES, July 10, 2024.

The committee on State Administration and Regulatory Oversight, to whom was referred the petition (accompanied by bill, House, No. 3106) of David Allen Robertson relative to authorizing the commissioner of Capital Asset Management and Maintenance to convey a certain parcel of land in the town of Tewksbury, reports recommending that the accompanying bill (House, No. 4839) ought to pass.

For the committee,

ANTONIO F. D. CABRAL.

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**In the One Hundred and Ninety-Third General Court
(2023-2024)**

An Act authorizing the commissioner of Capital Asset Management and Maintenance to convey a certain parcel of land in the town of Tewksbury.

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 sections 32 through 37, inclusive, of chapter 7C of the
2 General Laws or any general or special law to the contrary, the commissioner of capital asset
3 management and maintenance shall convey to the town of Tewksbury, for use as a cemetery, a
4 certain parcel of land identified as parcel 62-19-3 on a plan of land dated September 12, 2012
5 prepared by Nitsch Engineering, Inc., being approximately 11.019 acres of a parcel previously
6 conveyed to the department of public health by deed recorded November 23, 1979 at the
7 Middlesex north registry of deeds at book 2396, page 686. Prior to finalizing the transaction or
8 making the conveyance authorized in this section, the division of capital asset management and
9 maintenance may make minor modifications to the area and plan in order to carry out the
10 purposes of this section. The Commissioner shall establish the value of the property for both the
11 highest and best use of the property as currently encumbered and for the purposes described in
12 section 1. If the consideration for the parcels conveyed in section 1 are less than fair market

13 value, the commissioner shall place notice in the central register of the conveyance, the amount
14 of the transaction and the difference between the calculated value and price received.

15 SECTION 2. Notwithstanding any general or special law to the contrary, the
16 commissioner of capital asset management and maintenance, may convey for to the town of
17 Tewksbury, for recreational use, a certain parcel of land identified as parcel 62-19-2 on a plan of
18 land dated September 12, 2012 prepared by Nitsch Engineering, Inc., being approximately .517
19 acres of a parcel previously conveyed to the department of public health by deed recorded
20 November 23, 1979 at the Middlesex north registry of deeds at book 2396, page 686. Prior to
21 finalizing the transaction or making the conveyance authorized in this section, the division of
22 capital asset management and maintenance may make minor modifications to the area and plan
23 in order to carry out the purposes of this section. The Commissioner shall establish the value of
24 the property for both the highest and best use of the property as currently encumbered and for the
25 purposes described in section 2. If the consideration for the parcels conveyed in section 2 are less
26 than fair market value, the commissioner shall place notice in the central register of the
27 conveyance, the amount of the transaction and the difference between the calculated value and
28 price received.