

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

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**The Commonwealth of Massachusetts**

PRESENTED BY:

*Edward R. Philips*

*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 Massachusetts Water Resources Authority to provide sewer services to a certain parcel of land in the town of Sharon.

PETITION OF:

NAME:	DISTRICT/ADDRESS:	DATE ADDED:
<i>Edward R. Philips</i>	<i>8th Norfolk</i>	<i>1/15/2025</i>

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

[Pin Slip]

[SIMILAR MATTER FILED IN PREVIOUS SESSION  
SEE HOUSE DOCKET, NO. 5485 OF 2023-2024.]

**The Commonwealth of Massachusetts**

**In the One Hundred and Ninety-Fourth General Court  
(2025-2026)**

An Act authorizing the Massachusetts Water Resources Authority to provide sewer services to a certain parcel of land in the town of Sharon.

*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. Subject to receipt of all approvals required under section 2 and following  
2 satisfaction of all procedures adopted by the Massachusetts Water Resources Authority,  
3 including the payment to the authority of an entrance fee, the authority may provide sewer  
4 services through the town of Norwood to the property known and numbered as 313 and 317  
5 Norwood Street and 5 Edge Hill Road in the town of Sharon, consisting of approximately 3.45  
6 acres of land located at the intersection of Norwood street and Edge Hill road, which is more  
7 particularly described as Lots 1, 2 and 3 in a plan of land entitled ‘Plan of Land in Sharon,  
8 Mass.’ prepared by Paul N. Robinson, dated December 15, 1976, revised November 8, 1978,  
9 which is recorded in said registry in plan book 271, plan 995, currently owned by Peter J.  
10 Morandi, Trustee of the Morandi Family Realty Trust, u/d/t dated August 30, 2004 and recorded  
11 with the Norfolk county registry of deeds in book 21624, page 222, which property is currently

12 under contract for sale to Sunrise Development, Inc. or its nominee, successor or assignee;  
13 provided, however, that discharges shall not exceed 10,000 gallons per day unless an additional  
14 volume is approved by the authority. The authority may allow the property to be used and  
15 serviced by the sewer system to the same extent as parcels of property located within the district  
16 currently served by the authority. All costs and expenses incurred for engineering, design and  
17 construction, inclusive of all supervision, labor, equipment and materials, relative to the sewer  
18 tie-in shall be paid by Sunrise Development, Inc, or its nominee, successor or assignee.

19 SECTION 2. The sewer connection to the town of Norwood's infrastructure and the  
20 provision of sewer services by the authority for any discharges shall commence only after the  
21 authority's board of directors has voted to approve the connection after having first made the  
22 findings set forth in paragraph (c) of section 8 of chapter 372 of the acts of 1984 and having  
23 made such other determinations in accordance with applicable policies of the authority and after  
24 all required approvals have been received including, as applicable, the approval of the  
25 community of origin, transporting community, all other local and state regulatory bodies where  
26 required and the authority's advisory board.