

## Fall 2017 Town Meeting Article 25

### Accept Conveyance of Land for Cochituate Rail Trail

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#### Article

To see if the Town will vote to accept conveyance of a parcel of land at 0 North Main Street, located on Assessors Map 35, Parcel 113C, for use including, but not limited to the Cochituate Rail Trail, or otherwise act thereon.

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#### Motion

Move that the Town vote to acquire by gift, without consideration, for general municipal purposes, including without limitation improvements to North Main Street and recreational and non-motorized transportation purposes for the proposed Cochituate Rail Trail, a parcel of land located at 0 North Main Street, owned now or formerly by MCREF Natick Development LLC, and shown on Town of Natick Assessors Map 35, Lot 113C, provided that no money shall be appropriated under this article.

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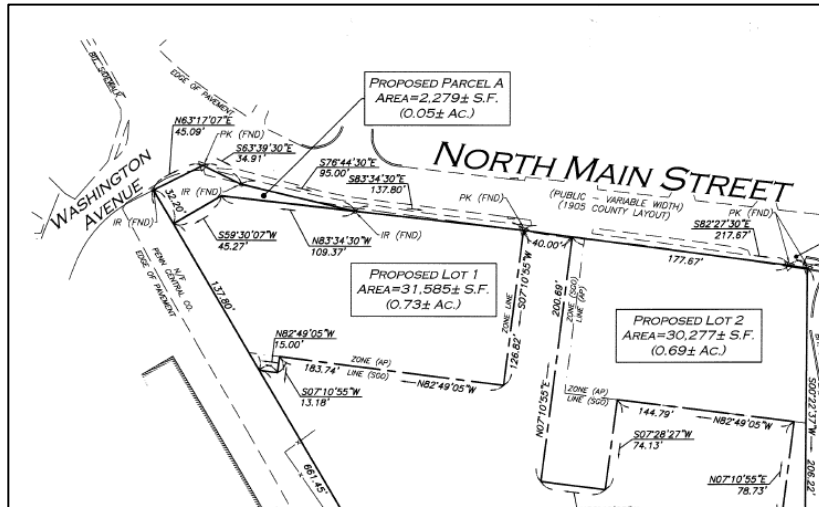
#### Notes

A 2014 Planning Board decision in connection with the former Natick Paperboard site required that the property owner convey a certain parcel of land to the Town for traffic improvements to the intersection of Lake and North Main Streets. More recently, the design for the Cochituate Rail Trail has made use of this parcel to facilitate a safe crossing of Lake at North Main. With the CRT design close to being final, and with Route 27 under design, the timing is appropriate to accept this land, which will have utility both for the CRT and improvements to North Main Street.

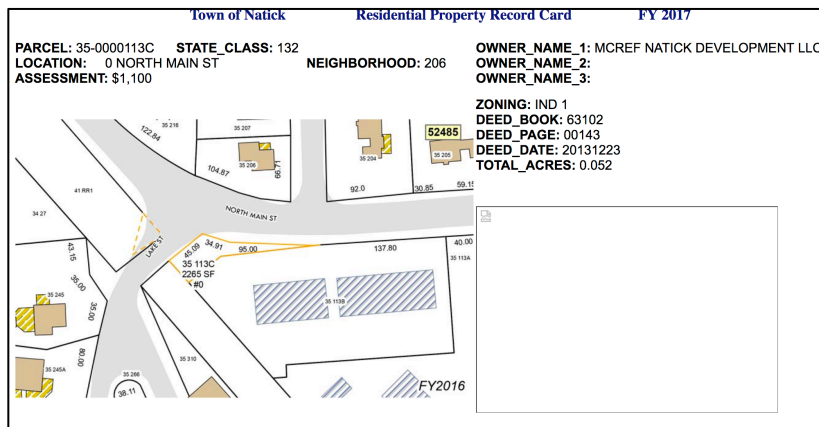
The original decision reads:

*1. Prior to commencement of building construction, the Applicant shall cause a certain parcel of land to be donated to the Town of Natick for the town's proposed future traffic improvements at the intersection of Lake Street and North Main Street. Said parcel shall be donated from Applicant's Parcel P1 as shown on the Plan attached hereto as Exhibit B ("Donated Parcel"). The Donated Parcel shall be that portion designated by the Town of Natick as needed for such improvement so long as Parcel P1 remains compliant with all zoning regulations and does not unreasonably interfere with the AP Project or the Plans. Further, the Applicant shall reserve such landscape easement over a portion of the Donated Parcel as may be needed by the Applicant to maintain the landscaping on the site in a reasonable manner and in a reasonable location.*

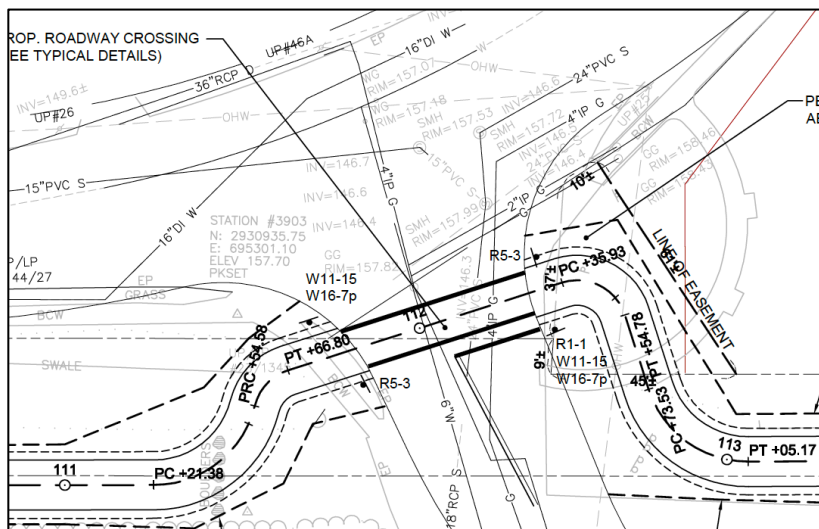
In October 2016, the PB modified this language to allow for the final COs to be issued on the property. The modified language essentially states that if the Town needs the land at any time in the future the property owner shall provide.



**Excerpt from Plan of Land**



### Excerpt from Property Record Card



### Excerpt from CRT 25% Design