

THE CITY OF PROVIDENCE  
STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS

RESOLUTION OF THE CITY COUNCIL

No. 697

Approved December 24, 1985

WHEREAS, The City of Providence is in the process of a project at the Asa Messer School;

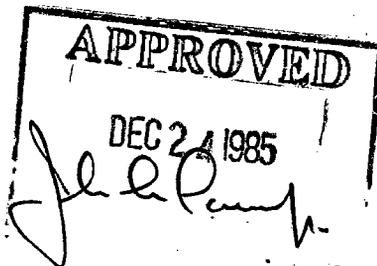
WHEREAS, in order to facilitate said project, the Narragansett Electric Company and the New England Telephone Company should be granted utility easements over certain City owned property.

RESOLVED, that His Honor The Mayor is hereby authorized to execute and deliver such documents or deeds as necessary to grant to the said Narragansett Electric Company and the New England Telephone Company Utility Easements in and to City owned property further described as Plat 36, Lots 87, a portion of Lot 182 and a portion of Lot 183, which City owned property is paved and curbed on the Westerly side.

IN CITY COUNCIL  
DEC 19 1985  
READ AND PASSED

*Michael W. Euston* PRES.

*Robert Mendenhall* CLERK



**THE COMMITTEE ON**  
**CITY PROPERTY** and **PUBLIC WORKS**, jointly

Approves Passage of  
The Within Resolution

Rose M. Mendonca  
Clerk - Chairman

December 4, 1985

VINCENT A. CAPUANO  
DIRECTOR



JOSEPH R. PAOLINO, JR.  
MAYOR

## DEPARTMENT OF PUBLIC PROPERTY

November 21, 1985

The Honorable Andrew Annaldo  
Chairman  
City Properties Committee  
c/o City Clerk's Office  
City Hall  
Providence, Rhode Island

Dear Councilman Annaldo:

At this time I do not know which committee has the responsibility for granting the following request so therefore I am addressing this letter to both committees.

It is imperative that the City grant an easement to Narragansett Electric Company and New England Telephone Company promptly for use as a utility right of way with relation to the ASA MESSER SCHOOL PROJECT.

Enclosed find copies of communication and back up documents which should be sufficient to allow you to reach a determination of this question.

If you have any questions please call at once and we will comply with your request.

Sincerely,

A handwritten signature in cursive script, appearing to read "Vincent A. Capuano".

VINCENT A. CAPUANO  
Director  
Department of Public Property

cc: The Honorable James Petrosinelli  
E. Clifton  
J. Simmons  
R. Weinberg

FILED

Nov 22 11 56 AM '85

DEPT. OF SOCIAL WELFARE  
PROVIDENCE, R.I.

VINCENT A. CAPUANO  
DIRECTOR



JOSEPH R. PAOLINO, JR.  
MAYOR

## DEPARTMENT OF PUBLIC PROPERTY

November 21, 1985

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Public Works Committee  
c/o City Clerk's Office  
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VINCENT A. CAPUANO  
Director

Department of Public Property

cc: The Honorable Andrew Annaldo  
E. Clifton  
J. Simmons  
R. Weinberg

28 October, 1985

MEMORANDUM

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TO: Mr. Vincent A. Capuano  
Director, Public Property, City of Providence  
FR: Kenneth J. Filarski, AIA  
FILARSKI/architecture planning research  
Development Services Company  
Joint Venture  
RE: ASA MESSER SCHOOL street disposition

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This office has unsuccessfully attempted to verify the existence of the "street" behind the ASA MESSER SCHOOL. During an on site meeting 11 Oct. 1985 a request was made by Narragansett Electric Company and New England Telephone to determine if the property, presently appearing as and being used as a "street", taken by the city in condemnation, is in fact an official city street. Please refer to the enclosed map for reference.

The importance of determining the status of this "street" is for the identification of utility right of ways. The utilities would like to use this "street" for the rerouting of lines and pole relocation. If determined not to be an official city street the resultant rerouting could significantly increase the project cost to the city of Providence.

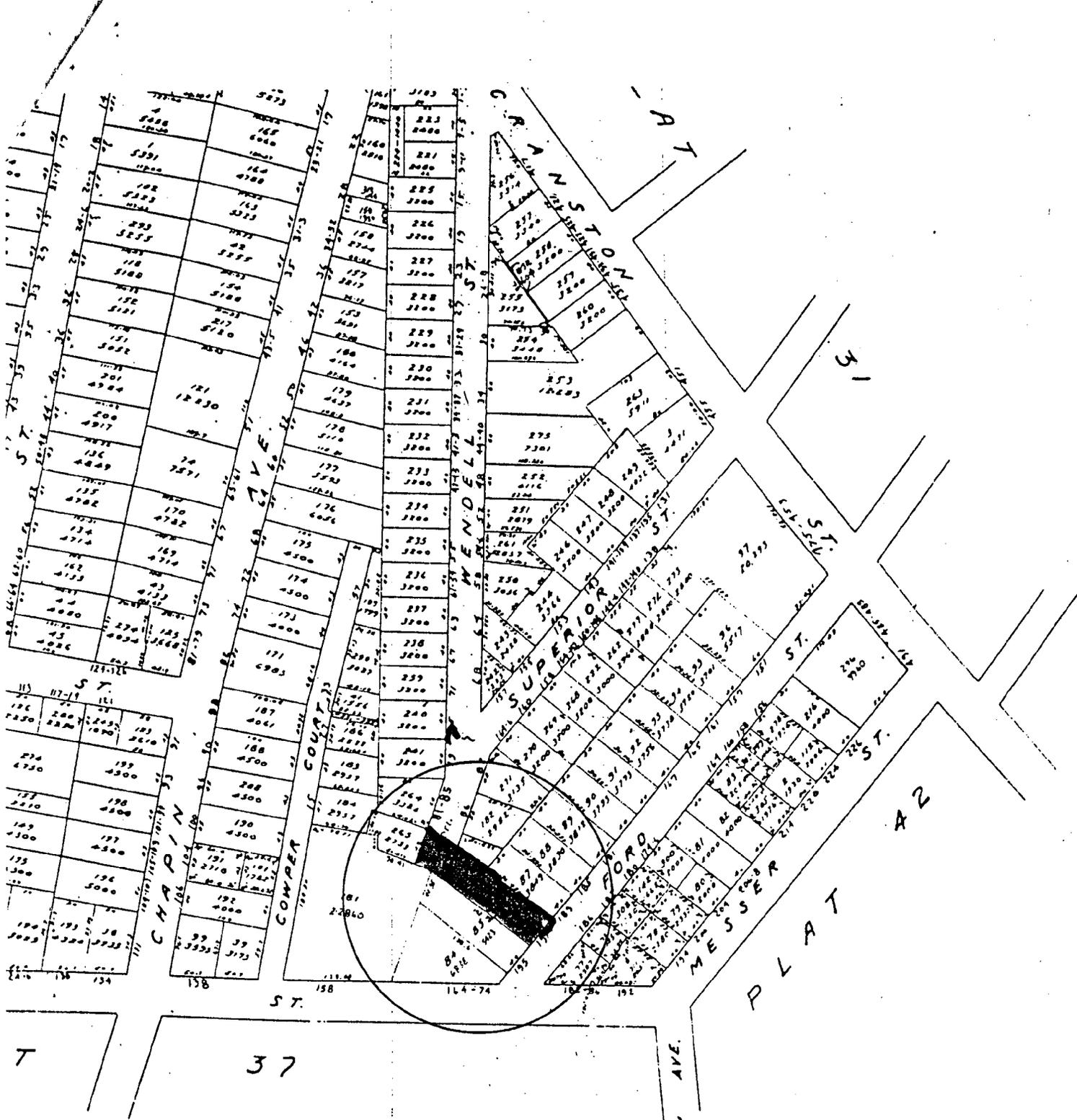
Since the 11 Oct. 1985 meeting this office has contacted the following city personnel in the following offices:

Traffic engineers	staff	verified it was paved and curbed
City engineers	Bob Quigley	no official recommendation
City planning comm.	Dick Piscione	referred to city engineers office
City clerks office	staff	aware of request ; no status given
Recorder of deeds	staff	could not verify ownership
City assessors	staff	unaware of road existence and referred matter to Mr. V.A. Capuano

Do to the fact that the property was taken some time ago in anticipation of a future project, it not inconceivable that no official designation was given at the time. We request immediate confirmation as to the status of this "street". Barring any other information coming to light as to the status of this "street", we recommend appropriate action betaken by your office and the city solicitor to officially designate the westerly connector between Wendell and Ford Streets as an official city street.

KJF  
dg  
Encl:





36

CURRENT CITY PLAT MAP, 1985

CE. R. I.  
is assessed Dec 31, 1984

VENOEILL STREET

OFFICIAL CITY STREET?

DOES THIS STREET EXIST AS CITY STREET?

APPROX. LOCATION OF FORMER BLDG. FOUNDATIONS SHOWN DASHED.

PROPERTY LINE

NEW GAS SERVICE & METER W/ COLE RAD

NEW SANITARY W/ 4" CO.

EXIST. FENCE

EXIST. RETURN PLUMBING CUT & PATCH AS REQ'D

CORNER CUT TYP

PROPOSED ADDITION EL. 82'0"

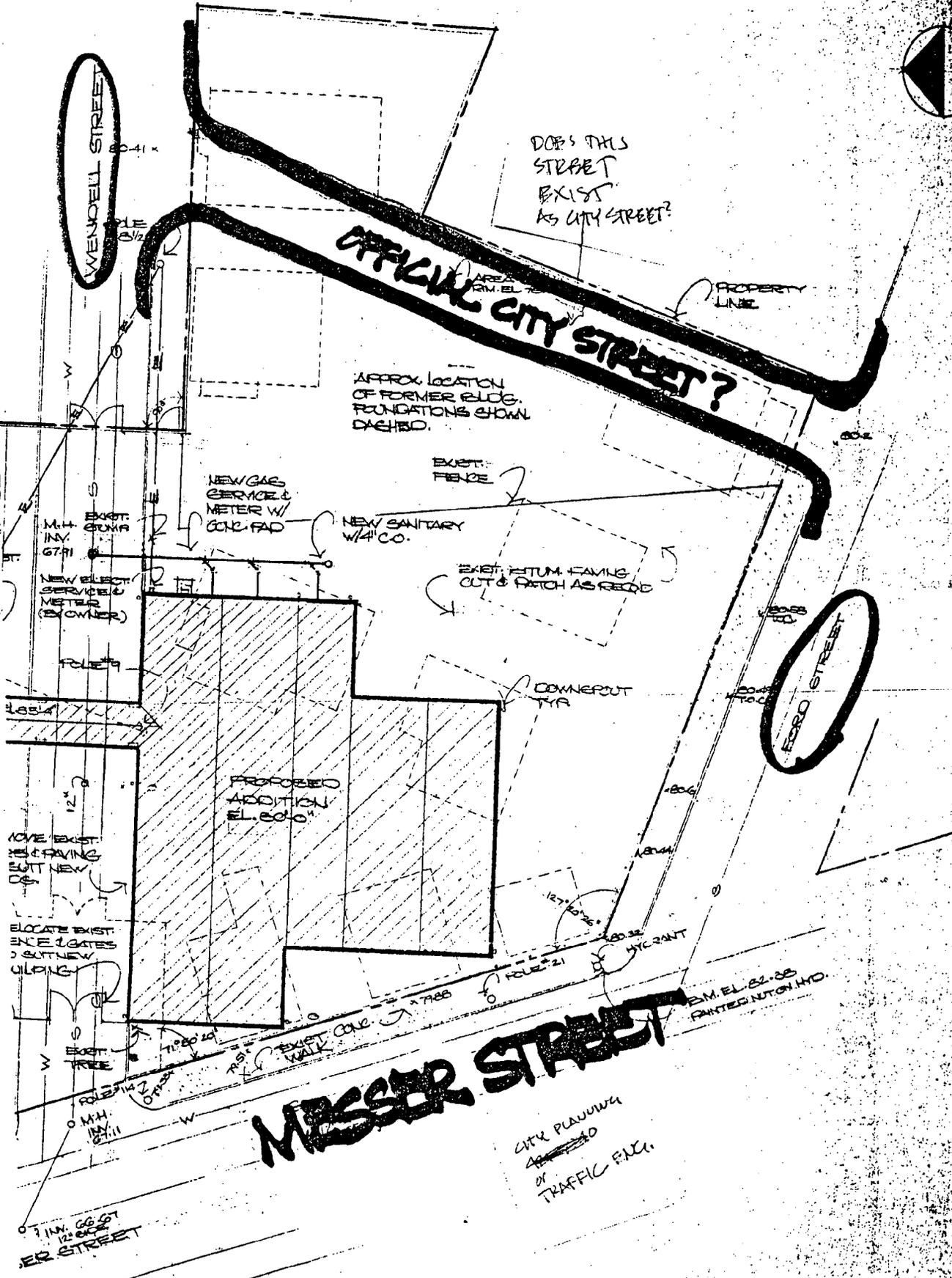
ESRO STREET

MESSER STREET

E.M. EL. 82'-08" PAINTED IN U.S. H.W.

CITY PLANNING DEPT. TRAFFIC FILE

1 IN. = 60 FT



November 19, 1985

Mr. Vincent Capuano,  
Director of Public Property  
City of Providence,  
Providence, RI 02903-1785

RE: Asa Messer Utility Easement

Dear Mr. Capuano:

Per our conversation this morning, I would like to take this opportunity to outline the text of a letter from the City to Narragansett Electric regarding an easement for utility poles.

In order to proceed with the relocation of the utility lines on City property, the City will have to create an easement. It is our understanding that this process will require approval from the City Property Committee and The Providence City Council. This is a very lengthy process, and as mentioned in our October 28, 1985 Memo, action on this easement is urgent.

At a minimum please have an authorized City representative draft a letter to Narragansett Electric and New England Telephone which addresses the following:

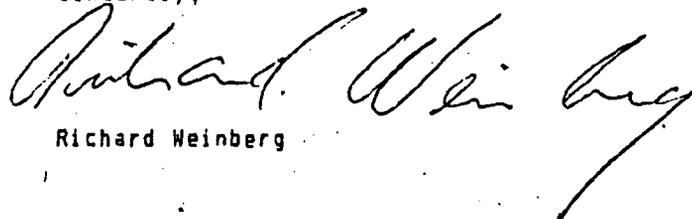
- Intent to create the required easement on City Property adjacent to the newly created "street"
- Outline a time frame for formal creation of the required easement
- In order for the Utility companies to proceed without delay in relocating the required lines, The City, should address the issue of expenses to be incurred in the event the "easement" does not pass the City Council.

I would like to stress that if the City can not act swiftly on this matter, construction at the Asa Messer Street Gym/Cafeteria will come to a halt. Any delay will result in increased expenses to the City of Providence, for the following reasons:

- Relocating the Utility lines along readily available routes could cost the City upwards of \$ 70,000 in additional expenses, when compared to the route the easement would allow.
- Halting of construction could result in additional construction costs. (See attached letter from A. Calcagni Construction Co., Inc. dated November 19, 1985)

If I can be of further assistance at this time, please do not hesitate to contact me.

Sincerely,

  
Richard Weinberg

FN:Symphony ASALTR.WRK

NOV 19 REC'D

A. Calcagni Construction, Inc.

General Contractors

Commercial • Industrial

Route 1 Cedar Swamp Road Smithfield, Rhode Island 02917

(401) 231-4300

Nov. 18, 1985

Development Services Company  
235 Promenade St. Suite 220  
Providence, R.I. 02908  
AttN: Richard

Re: Asa Messer School

Dear Mr. Weinberg:

We are hereby notifying your firm that the jobs progress is at a stand still due to the city not getting our firm the information that is needed to get the telephone pole relocated to the rear of the property. At this time we have lost some four weeks waiting for this information.

If the information is not gotten shortly the job will have to be closed down for the winter or the owner will have to bear costs for winter protection due to this delay. We hereby advise you to notify the city of this problem and the possible future problems resulting from it.

Please try to get our firm the needed information.

Sincerely

  
Peter Calcagni  
Vice Pres.

PC/cc

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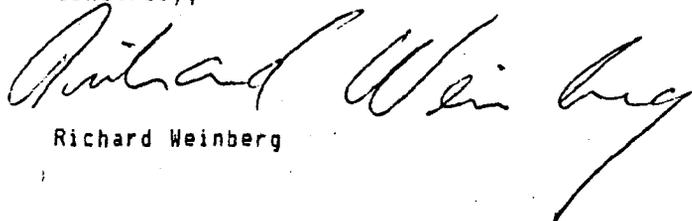
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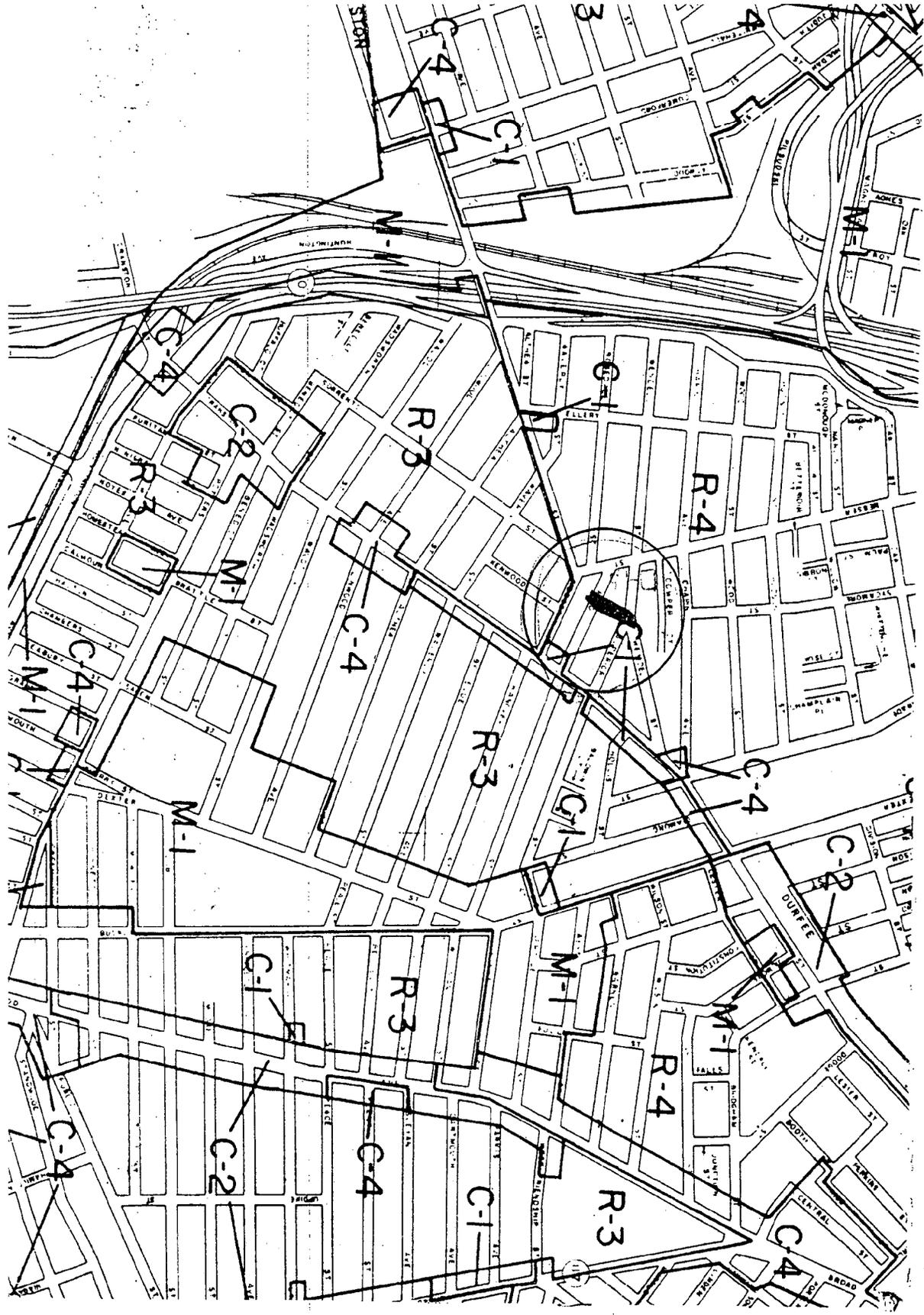
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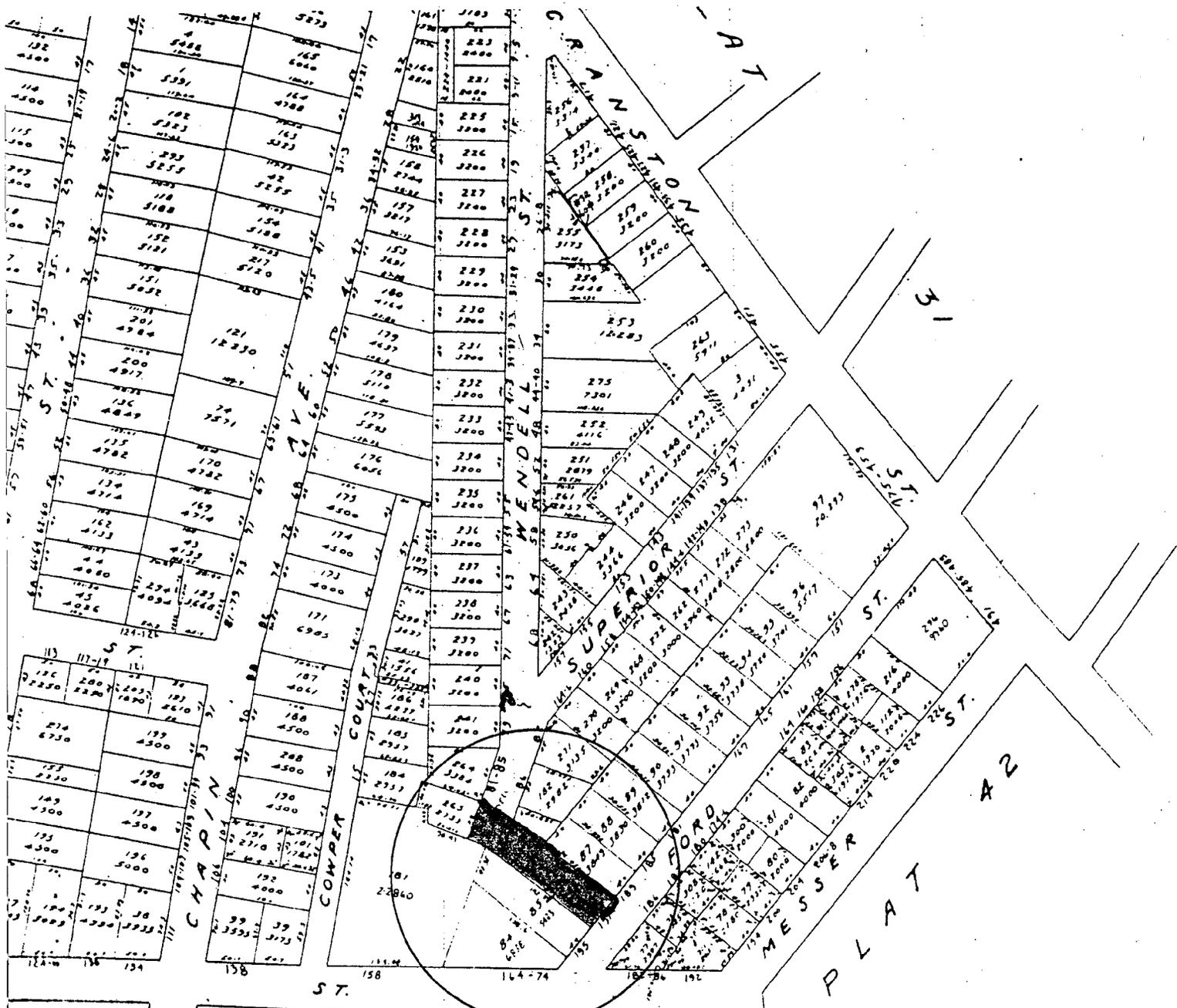
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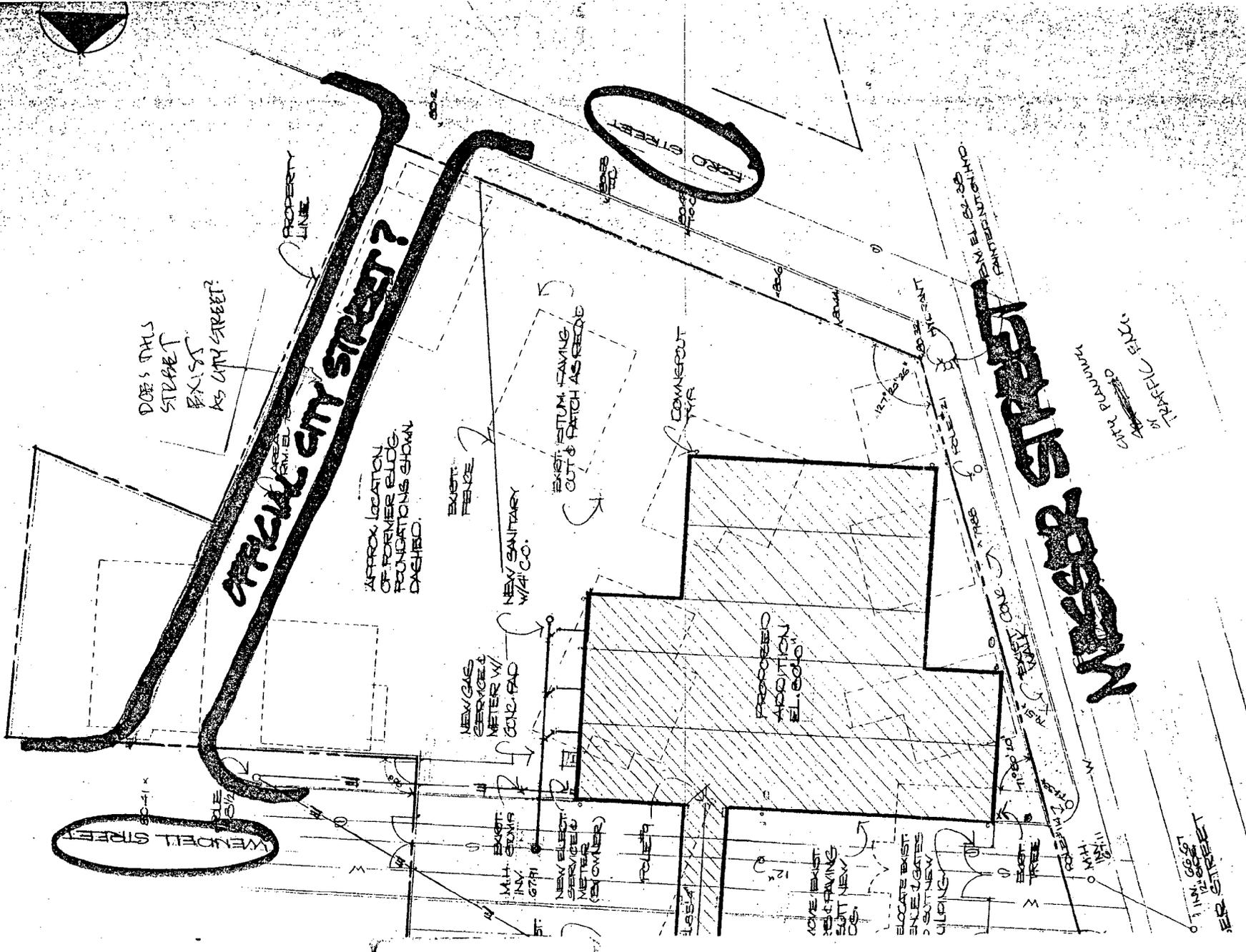




36

CURRENT CITY PLAT MAP, 1985

ANCE, R.I.  
 as assessed Dec 31, 1984



DOES THIS STREET EXIST AS CITY STREET?

**Official City Street?**

PROPERTY LINE

APPROX. LOCATION OF FORMER BLDG. FOUNDATIONS SHOWN DASHED.

EXIST. FENCE

NEW SANITARY W/4" CO.

EAST. RETURN LEAVING OUT & PATCH AS REQ'D

DOWNCUT 1/4" R

NEW GAS SERVICE & METER W/ COND. PAD

PROPOSED ADDITIONAL 11' x 60' 0"

EXIST. 1/4" INV. GRAB ST. NEW ELECT. SERVICE & METER (BY OWNER)

MOVE EXIST. REEFRAVING EIGHT NEW CO.

ELOCATE EXIST. ELEC. CIGATES & PUT NEW WILKINS

EXIST. TREES

0 1/4" INV. ROCKETING CO.

0 1/4" INV. CO. ST. IN GRAB ST. PER STREET

0 1/4" INV. CO. ST. IN GRAB ST. PER STREET

TRAFFIC SIGN  
CITY PLANNING

**West Street**

WENDELL STREET

WEND STREET

