

THE CITY OF PROVIDENCE  
STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS

# RESOLUTION OF THE CITY COUNCIL

No. 78

Approved February 9, 1989

RESOLVED, That His Honor the Mayor be and He is hereby authorized to execute a deed of conveyance to Carlos R. Ventura, 35 Alger Avenue, Providence, R. I., of that certain lot or parcel of land located along 25 Alger Avenue, said parcel being Lot No. 25, on City Assessor's Plat 88, containing approximately 12,000 square feet of land, more or less, in consideration of the sum of Twenty Six Thousand Six Hundred and Sixty Three Dollars (\$26,663.00).

IN CITY COUNCIL

FEB 2 1989

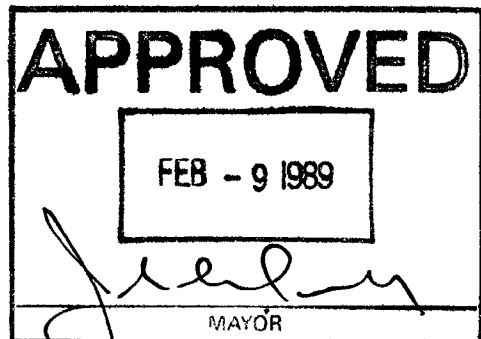
READ AND PASSED

*Charles W. Ender*

PRES.

*Robert M. Monahan*

CLERK



**THE COMMITTEE ON  
CITY PROPERTY**

**Approves Passage of  
The Within Resolution**

*Stephen M. Moore*  
Chairman

January 17, 1989

*Handwritten signature*



## Department of Public Works

*"Building Pride In Providence"*

January 26, 1989

Hon. James Petrosinelli  
Chairman of the Public Works Committee  
Providence City Council  
City Clark's Office - City Hall  
Providence, R. I. 02903

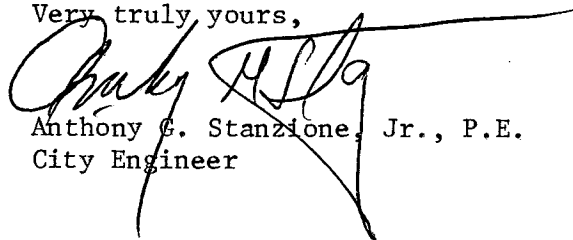
Re: Proposed Sale  
Lot 25 , A. P. 88

Dear Councilman Petrosinelli:

Please be advised that this department has no objection to the sale of the above-captioned lot as noted on Plan No. 064441, dated 1/26/89. (Providence Public Works Dept., Engineering Office, City Property Section).

If this office can further assist you regarding this sale, please advise.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Anthony G. Stanzone, Jr.", written over a horizontal line.

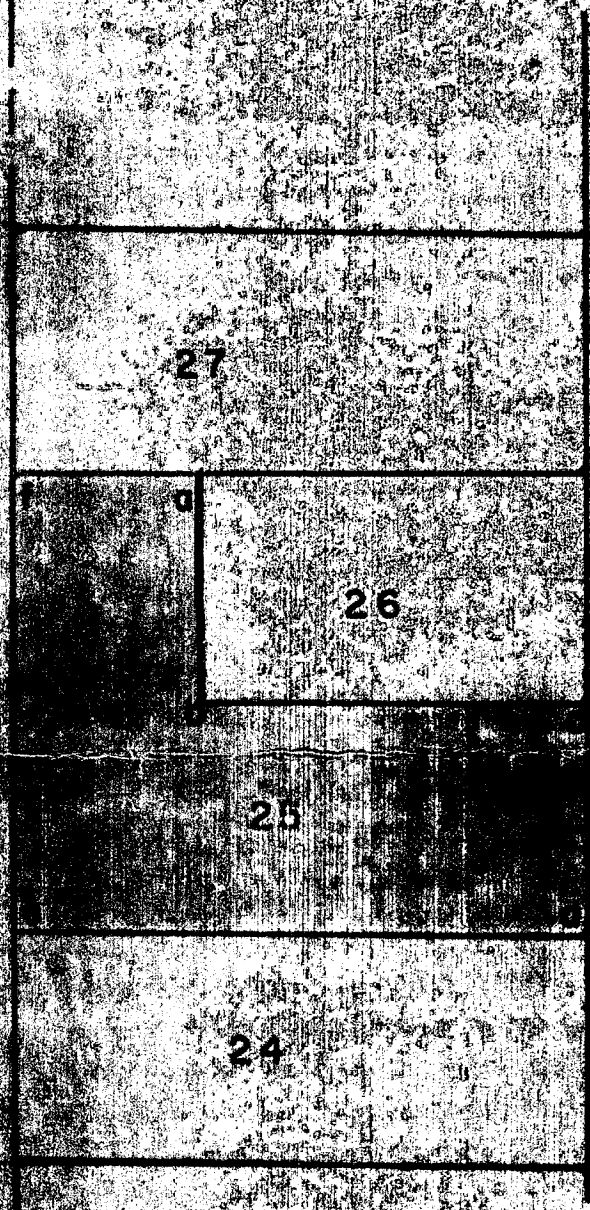
Anthony G. Stanzone, Jr., P.E.  
City Engineer

AGS:

CC: BJS  
JTM

M. Clement - 1st.Dep. City Clerk

PROVIDENCE  
 CITY OF PROVIDENCE  
 Date No. 064550  
 Date 1-26-88



**NOTE: SHADED AREA (a-b-c-d-e-f-a)  
 INDICATES PROPOSED SALE**

**LOT NUMBERS TAKEN FROM AP 88**

CITY OF PROVIDENCE R.I.  
 Public Works Dept. Engineering Office  
**PROPOSED SALE**  
**LOT 26-18-1-88**  
 Status: JAL. Status: RVS  
 Date: 1-26-88 Date: 1-26-88  
 Created: 1-26-88  
 Revised: 1-26-88

1-26-88  
 1-26-88

B. JAMES SUZMAN  
DIRECTOR



*Mike Clement*  
JOSEPH R. PAOLINO, JR.  
MAYOR

## Department of Public Works

*"Building Pride In Providence"*

January 26, 1989

Hon. James Petrosinelli  
Chairman of the Public Works Committee  
Providence City Council  
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Providence, R. I. 02903

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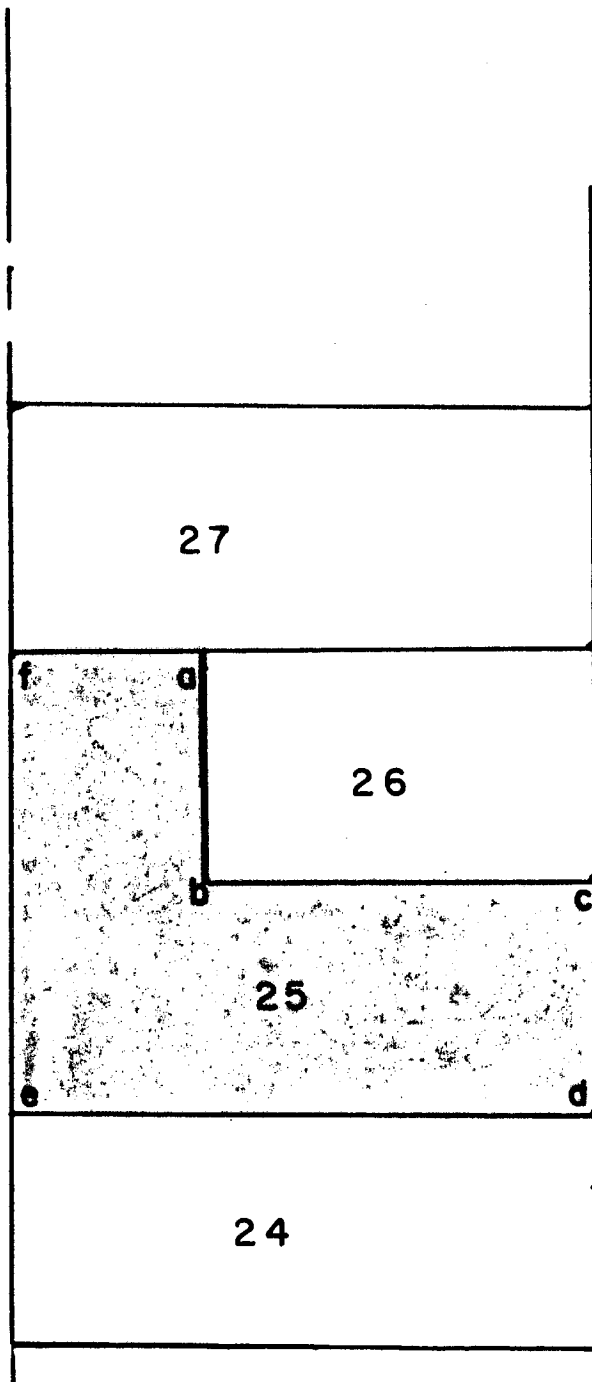
Very truly yours,

*Anthony G. Stanzione, Jr.*  
Anthony G. Stanzione, Jr., P.E.  
City Engineer

AGS:

CC: BJS  
JTM

M. Clement - 1st. Dep. City Clerk



ALGER AVE

CARLISLE ST

**NOTE:** SHADED AREA ( a-b-c-d-e-f-a)  
INDICATES PROPOSED SALE

LOT NUMBERS TAKEN FROM A.P. 88

064441

1-26-89

CITY OF PROVIDENCE R I	
Public Works Dept	Engineering Office
Showing <b>PROPOSED SALE</b>	
<b>LOT 25 - PLAT 88</b>	
Drawn by <b>JAJ</b>	Checked by <b>RVR</b>
Scale <b>1"=50'</b>	Date <b>1-26-89</b>
Contract <b>James T. Moore, Associate Eng.</b>	
Approved <b>Chris Stanzone</b>	
2015 ENGINEER	

NANCY L. DERRIG  
SUPERINTENDENT OF PARKS



JOSEPH R. PAOLINO, JR.  
MAYOR

Department of Public Parks  
*"Building Pride In Providence"*

September 1, 1988

Ms. Rose Mendonca  
City Clerk  
Department of City Clerk  
City Hall  
Providence, RI 02903

RE: Request to Purchase Property

Dear Ms. Mendonca:

The August 18, 1988 request to purchase Property on Plat 88 Lot 25, located along 25 Alger Ave. which is owned by the City of Providence and under the jurisdiction of the Department of Public Parks, has been reviewed by my planning staff. Our recommendation is that this parcal of land is not currently being used as public park space, and there is no future plans for this property. In summation, the Department of Public Parks has no objection to the sale of this property.

Prior to the sale of this property, an appraisal would need to be implemented by the Tax Assessors Department to calculate the Fair Market Value of this parcel of land.

In accordance with the City Charter requirement, Section 10033, all proceeds from the sale of land under the jurisdiction of the Department of Public Parks must be forwarded to the Parks Department.

Please contact my office as to when this parcel of land is to be advertised for sale.

Sincerely,

*Nancy L. Derrig*  
Nancy L. Derrig,  
Superintendent of Parks

CC: Robert McMahon,  
John A. Izzo

City of Providence



Rhode Island

Department of City Clerk

**MEMORANDUM**

**DATE:** August 18, 1988

**TO:** John Izzo, Park Department

**SUBJECT:** Request to purchase property

**CONSIDERED BY:** Councilman Andrew J. Annaldo, Chairman  
Committee on City Property

**DISPOSITION:**

The above named Committee has received a request to purchase Lot 25 on City Assessor's Plat 88, located along 25 Alger Avenue. Prior to advertisement for the sale, a reply is requested as to whether the property is under the jurisdiction of the Park Department.

*Rebecca M. Mendoza*  
City Clerk



MEMORANDUM

TO : Rose Mendonca, City Clerk  
City of Providence

FROM : William G. Floriani, Assistant Director  
Department of Planning and Development *WGF*

THRU : John F. Palmieri, Deputy Director  
Department of Planning and Development

DATE : August 29, 1988

RE : A.P. 88 Lot 25

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This memo is in response to your memo dated August 18, 1988. The above captioned lot is not a Providence Redevelopment Agency parcel. Should you need any further information please call me.

City of Providence



Rhode Island

Department of City Clerk

**MEMORANDUM**

**DATE:** August 18, 1988

**TO:** William Floriani, Department of Planning & Development

**SUBJECT:** Request to purchase property

**CONSIDERED BY:** Councilman Andrew J. Annaldo, Chairman  
Committee on City Property

**DISPOSITION:**

The above named Committee has received a request to purchase Lot 25 on City Assessor's Plat 88, located along 25 Alger Avenue. Prior to advertisement for the sale, the members request a response as to whether the parcel has been taken over by the Redevelopment Agency.

*Prose-Memoria*  
City Clerk

City of Providence



Rhode Island

Department of City Clerk

**MEMORANDUM**

**DATE:** January 23, 1989

**TO:** City Collector Ronald E. Tarro

**SUBJECT:** ACCOMPANYING CHECK

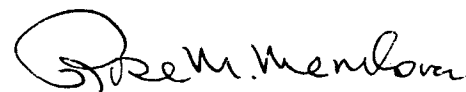
**CONSIDERED BY:** Rose M. Mendonca, City Clerk

**DISPOSITION:** The accompanying check No. 1358387 with The Bay Bank Middlesex, in the amount of \$2,700.00 is a deposit for property located at 25 Alger Avenue, Lot 25, Plat 88.

As the property to be sold is under the jurisdiction of the Park Department, please deposit said check in the Park Capital Account.



Signature



Rose M. Mendonca  
City Clerk

January 18, 1989

Mr. Carlos R. Ventura  
35 Alger Avenue  
Providence, R.I 02907

Councilman Andrew J. Annaldo  
Chairman, Committee on City Property  
Dept. of City Clerk  
City Hall  
Providence, R.I 02903

Dear Councilman Andrew Annaldo and Committee:

I propose a bid of \$26,663. I live next door to lot 25 on City Assessor Plat 88. I have been striving to purchase that property for the last 2½ years. During the last four years, I have converted it from a late night drug hang-out into the well-maintained area that it is today. I have put much time and effort into this lot. I am aware that this does not entitle me to any special favors, I only desire that the extent of my interests are realized. I am not sure of the city by-laws, but I would think it only fair that a neighbor who has shown such interest for so long should receive some consideration. If it is a matter of money, at least a chance to match high bid.

Originally I had hoped to keep it as a side-lot, but at today's prices, I will have to make a return. In a few years, I would like to build a single family for myself and either sell or rent my existing residence. Thank you for your time in this matter.

Sincerely,



Carlos R. Ventura

January 18, 1989

Mr. Carlos R. Ventura  
35 Alger Avenue  
Providence R.I. 02907

Councilman Andrew J. Annaldo  
Chairman, Committee on City Property  
Dept. Of City Clerk  
City Hall  
Providence, R.I 02903

Regarding

Bid Proposal

on

25 Alger Avenue  
Lot 25-Plat 88  
Providence, R.I 02907

City of Providence



Rhode Island

Department of City Clerk

**MEMORANDUM**

DATE: January 19, 1989

TO: B. James Suzman, Director of Public Works

SUBJECT: REQUEST FOR TRACING

CONSIDERED BY: Councilman Andrew J. Annaldo, Chairman - Committee on City Property

DISPOSITION:

The above named Committee has voted to sell Lot 25 on City Assessor's Plat 88, located along 25 Alger Avenue at its meeting held January 18, 1989.

A tracing is requested as soon as practical, as the Resolution cannot be presented to the City Council until it is received.

City Clerk



Nov 17, 1986

Carlos R. Ventura  
35 Alger Ave  
Providence, R.I.  
02907

Councilman Arnoldo  
City Property Chairman  
City Clerk's Office  
City Hall  
Providence R.I.  
02903

Re: Plot # 88 Address: # 25 Alger Ave  
Lot # 25

Dear Chairman Arnoldo,

I in the letter I wrote you dated November 7, 1986, I offered \$2,000 (two thousand dollars) for the vacant lot adjacent to my property. Being ignorant of the changing value of land in different areas of Providence, I'm not sure that my offer is appropriate. To clarify my interest in this property, I'm willing to pay what ever the city appraiser assesses the value at.

Sincerely  
Carlos R. Ventura

*[Handwritten signature]*  
CV



FILED

Nov 24 10 06 AM '86

DEPT. OF PUBLIC WORKS  
PROVIDENCE, R.I.

THE COMMITTEE ON

CITY PROPERTY

Recommends

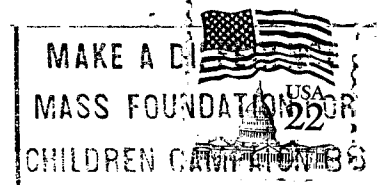
*Advertise for bids*

*Rose M. Mendoza*

Clerk

*April 20, 1986*

C.R. VENTURA  
35 ALGER AVE  
PROVIDENCE, R.I.  
02907



Councilman Annaldo  
City Property Chairman  
City Clerk's Office  
City Hall  
Providence R.I.  
02903

UC

FILED  
NOV 24 9 24 AM '66  
DEPT. OF CITY CLERK  
PROSECUTOR, R.I.

Nov 7, 1986

Carlos R. Ventura

35 Alger Ave

Providence, R.I.

02907

Councilman Arnoldo

City Property Chairman

City Clerk's Office

City Hall

Providence R.I.

02903

Councilman Arnoldo,

I am interested in acquiring the vacant lot adjacent to my property. When I purchased my house in March of 1985, the lot was the local hangout for drinking and selling drugs. Upon moving in, I blocked the entrance so as to stop these cars from peeling out, loitering and littering to all hours of the night.

At that point, I proceeded to clean up all the debris of car parts, hundreds of broken beer bottles, and remnants of huts and cabins left from the teenagers who frequented the area. I have often raked and even planted grass there in the year and a half I've lived here.

Two weeks ago, the dog officer informed me that I had to enclose my yard to confine my dogs. So as not to negate all the work I applied to this lot, I put up a temporary snow fence enclosing it. Since that time I have attempted to contact you by phone (Oct. 27 - Nov. 5) and have awaited your return call.

This morning, Friday Nov. 7, Bobby and Joe from Public Works - Environmental Control notified me that I would have to remove the fence. That will be done tomorrow Nov. 7 Saturday. But in fear that the lot will regress to its previous condition, I would like to expediate this transaction.

(over)

My property and the lot about the Amtrak  
Railway where Route 95 crosses over the tracks.  
The lot is on;

Plot 88

Address - 25 Alger Ave

Lot 25

I am willing to offer \$2,000 (Two Thousand dollars)

I would appreciate some kind of response, at least  
letting me know that it is under consideration, because  
without a ~~letter~~ deterrent, I'm sure the riff-raff  
will soon reappear and all my work will have been  
for naught.

Thank you for your time.

Sincerely,

Carlos R. Ventura

Carlos R. Ventura

35 Alger Ave.

Providence, R.I.

02907

# (401) 941-1147

FILED  
NOV 13 9 53 AM '86  
DEPT. OF CLERK  
PROVIDENCE, R.I.

C.R. Ventura  
35 Algon Ave.  
Providence, R.I.  
02907

James Brown Amabile  
City Property Commission  
City Clerk Office  
City Hall  
Providence, R.I.  
02903

City  
Prop.

DEPT. OF JUSTICE  
PROVIDENCE  
NOV 7 11 39 AM '86

FILED



# The City Plan Commission

44 WASHINGTON STREET

PROVIDENCE, RHODE ISLAND 02903

May 5, 1987

Committee on City Property  
c/o City Clerk  
City Hall  
Providence, Rhode Island 02903

Attention: Rose M. Mendonca, City Clerk

Subject: Referral No. 2217 - Proposed sale of City Property Lot 25  
on Assessor's Plat 88 located on  
25 Alger Avenue

Gentlemen:

The City Plan Commission at its April 29, 1987 rescheduled regular monthly meeting reviewed and evaluated the subject referral from your Committee.

The petitioner is Mr. Carlos R. Ventura of 35 Alger Avenue, Providence, Rhode Island, who owns the adjacent property described as Assessor's Lot 24.

A field inspection revealed that the subject lot is vacant and boarded-up by a temporary snow fence, which was erected by the petitioner.

The petitioner is using this city property as a run-out yard for his dogs and he did not indicate other future uses for this parcel of land.

The Commission voted to advise the Committee on City Property that no objection is offered to the sale of the aforesaid city property under the condition that it should be sold for a single-family or side lot use in order to maintain the character of the surrounding neighborhood.

Sincerely yours,

A handwritten signature in cursive script, appearing to read "Kathleen D. Field".

Kathleen D. Field  
Associate Director of Planning

KDF/jp

cc: Councilman David G. Dillon





Finance Department, City Assessor

*"Building Pride In Providence"*

MEMORANDUM

TO: Councilman Andrew Annaldo, Chairman  
Committee on City Property

FROM: Theodore C. Littler  
City Assessor

DATE: December 7, 1987

RE: REQUEST FOR APPRAISAL

SUBJECT

PROPERTY: 25 ALGER AVENUE  
PLAT 88, LOT 25  
PARCEL SIZE: 12,000 SQ. FT.

Per your request, this office has completed an analysis of the subject property in order to determine its current valuation.

After a thorough review of the parcel itself, the area surrounding the parcel having impact on it, its topography and utility, it is the opinion of this office that the parcel has a valuation of

TWENTY TWO THOUSAND DOLLARS (\$22,000.00)

You will note from the photographs attached, someone has constructed a fence and created a lawn on this parcel.



CITY OF PROVIDENCE, RHODE ISLAND . MAYOR JOSEPH R. PAOLINO, JR.

Rose M. Mendonca  
City Clerk

Clerk of Council

Clerk of Committees



Michael R. Clement  
First Deputy

Jean M. Angelone  
Second Deputy

DEPARTMENT OF CITY CLERK  
CITY HALL

December 15, 1988

Mr. Carlos Ventura  
35 Alger Avenue  
Providence, R.I. 02907

Dear Mr. Ventura:

Enclosed is a copy of the advertisement to appear in the Providence Journal and Evening Bulletin editions for land you have shown an interest in, the same being self-explanatory.

Very truly yours,

Rose M. Mendonca,  
City Clerk.

RMM/jlm  
Enc.

NANCY L. DERRIG  
SUPERINTENDENT OF PARKS



JOSEPH R. PAOLINO, JR.  
MAYOR

**Department of Public Parks**  
*"Building Pride In Providence"*

December 19, 1988

Mr. Andrew J. Annaldo, Chairman  
Committee on City Property  
Department of City Clerk  
City Hall  
Providence, RI 02903

Dear Councilman Annaldo:

The Department of Public Parks has received the docket for the sale of land and/or buildings to be held on Wednesday, January 18, 1989. One of the properties to be sold on 25 Alger Avenue is under the jurisdiction of the Parks Department.

As stated in our September 1, 1988 correspondence to City Clerk Rose Mendonca, and in accordance with the City Charter requirement, Section 10033, all proceeds from the sale of land under the jurisdiction of the Department of Public Parks must be forwarded to the Parks Department.

Please have the City Clerk contact my office after the bids are opened to clarify the proper Parks Department account the proceeds of the sale will be credited to.

Sincerely,

*Nancy L. Derrig*  
Nancy L. Derrig,  
Superintendent of Parks

CC: Robert McMahon,  
Deputy Superintendent of Parks  
John A. Izzo,  
Supervisor of Engineering and Planning

NANCY L. DERRIG  
SUPERINTENDENT OF PARKS



JOSEPH R. PAOLINO, JR.  
MAYOR

Department of Public Parks  
*"Building Pride In Providence"*

November 17, 1988

The Honorable Andrew J. Annaldo  
Chairman  
Committee on City Property  
Office of the City Clerk  
City Hall  
Providence, RI 02903

RE: Request to Sell a Parcel of Land

Dear Councilman Annaldo:

The Department of Public Parks has reviewed the proposed lot to be sold on City Assessor's Plat No. 76, Lot Nos. 480.

Our conclusion is that the sale of this lot will be in no way affect any existing Department of Public Parks' facility and have no objection to the proposed sale of this lot.

Sincerely yours,

A handwritten signature in dark ink, appearing to read "John A. Izzo".

John A. Izzo,  
Supervisor of Engineering  
and Planning

cx: Nancy L. Derrig,  
Superintendent of Parks  
Robert McMahon,  
Deputy Superintendent of Parks

Rose M. Mendonca  
City Clerk



Michael R. Clement  
First Deputy

Clerk of Council

Jean M. Angelone  
Second Deputy

Clerk of Committees

DEPARTMENT OF CITY CLERK  
CITY HALL

March 1, 1989

Mr. Carlos R. Ventura  
35 Alger Avenue  
Providence, R. I. 02907

Dear Mr. Ventura:

Enclosed is a certified copy of Resolution No. 78,  
having been approved by His Honor the Mayor on February 9, 1989.

Upon receipt of same, kindly contact the City Solicitor  
Edward C. Clifton for payment of the balance, together with  
sales agreement.

Very truly yours,

Rose M. Mendonca  
City Clerk

RMM/bp

Enc.

City of Providence



Rhode Island

Department of City Clerk

**MEMORANDUM**

**DATE:** March 1, 1989

**TO:** City Solicitor Edward C. Clifton

**SUBJECT:** ACCOMPANYING RESOLUTION RELATIVE TO SALE OF LOT LOCATED ALONG  
ALGER AVENUE

**CONSIDERED BY:** Rose M. Mendonca, City Clerk

**DISPOSITION:** Upon receipt of the balance of the money, it is to be deposited  
into the Park Capital Account, as the property is under the  
jurisdiction of The Park Department.

*Rose M. Mendonca*  
City Clerk