

THE CITY OF PROVIDENCE
STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS

RESOLUTION OF THE CITY COUNCIL

No. 187

Approved March 22, 1974

THE COMMITTEE ON
MAYOR
PROVIDENCE
RESOLUTIONS
OF THE
CITY COUNCIL

RESOLVED, that His Honor the Mayor is authorized to execute a deed of conveyance to H. Charles Tapalian of Providence of Lot 586, and all improvements thereon, as set out and delineated on City Assessor's Plat 23, being land and building of the former Beacon Avenue Elementary School at 106 Beacon Avenue, Providence, more particularly described on accompanying Plan entitled, "Providence, Rhode Island, P. W. Department, Engineering Office, City Property Section, Plan No. 063794, date: September 18, 1973", a copy of which is hereto attached; the said conveyance shall be for the price of ten thousand (\$10,000) dollars, the sum total of which shall be paid to the City of Providence upon the adoption of this Resolution, approval by His Honor the Mayor, and the issuance of a deed of conveyance by the City Solicitor.

IN CITY COUNCIL

MAR 21 1974

READ AND PASSED

Robert J. Hayton
PRES.
Vincent Vecchia
CLERK

APPROVED

MAYOR

Joseph H. Hawley
MAR 22 1974

MAR 5 5 1914

CLERK

SECRET

SECRET

READ AND PASSED

MAR 5 5
IN CITY COUNCIL

APPROVED

[Faint, mostly illegible text, likely a resolution or report]

THE COMMITTEE ON

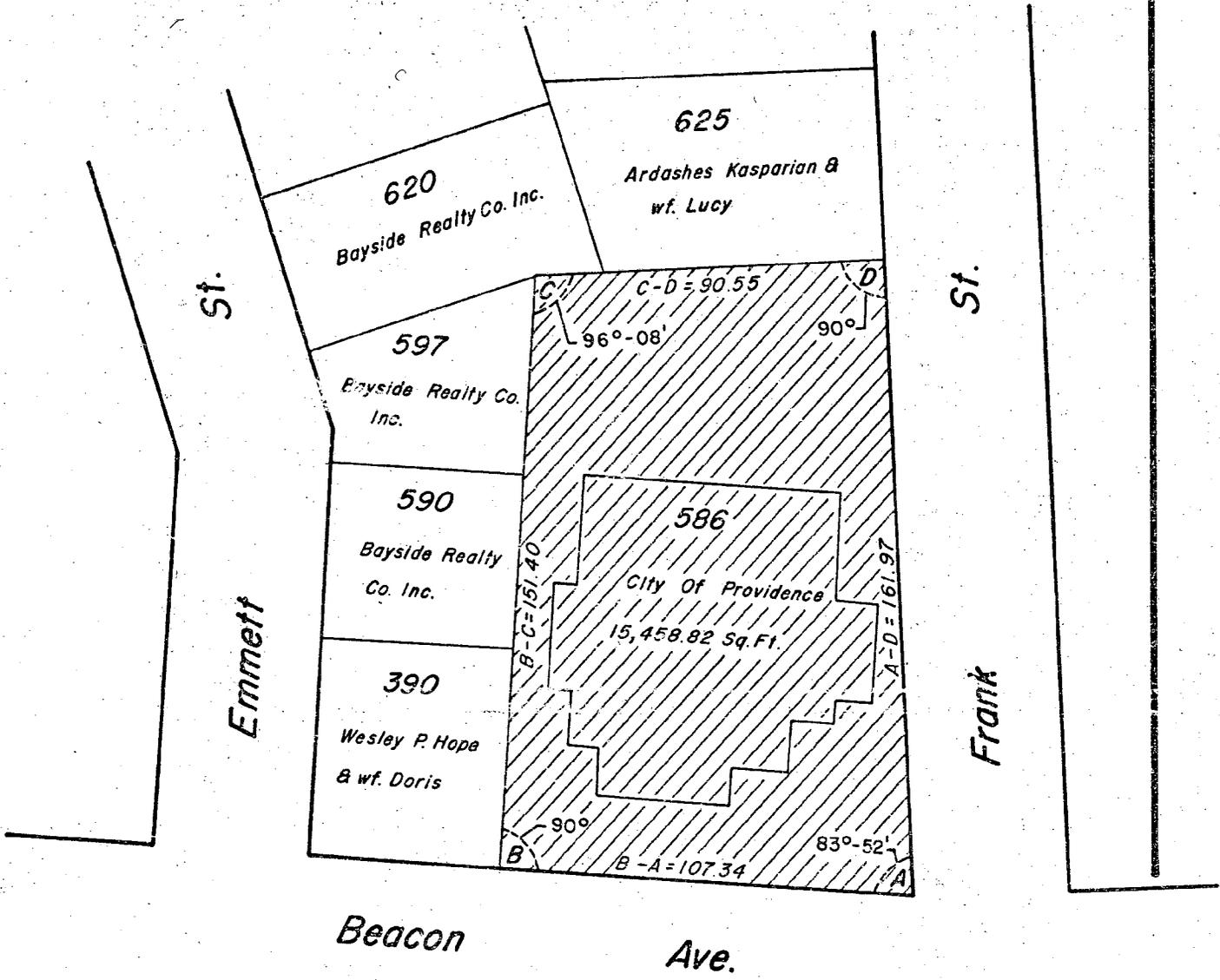
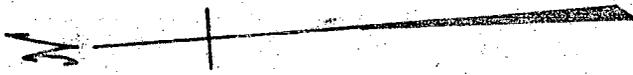
City Property

Approves Passage of
The Within Resolution

U. M. ...

March 16, 1914
Clark

PROVIDENCE, R. I.
 P. W. DEPT. - ENGINEERING OFFICE
 CITY PROPERTY SECTION
 Plan No. 063794
 Date September 18, 1973



Note:

Cross-Hatched Area (A-B-C-D-A)
 Indicates Proposed Sale.

CITY OF PROVIDENCE, R. I.
 Public Works Dept. - Engineering Office
 Showing Proposed Sale
 Drawn by Petruska Checked by R.J.Q.
 Scale 500' = 1" Date Sept. 18, 1973
 Corrected by R. J. G. [Signature] Associate Engr.
 Approved Joseph J. Camps CHIEF ENGINEER

Lot Numbers From Assessor's Plat 23

REPORT OF COMMITTEE ON CITY PROPERTY
OF THE
CITY COUNCIL

WHEREAS, Your Committee on City Property had offered the sale of land and building of the former Beacon Avenue Elementary School, by public newspaper advertisements five separate and distinct times, and

WHEREAS, no sealed proposals, as advertised, were received by Your Committee on the date designated, being December 17, 1973, and

WHEREAS, Your Committee received two offers for the purchase of the same; one dated January 3, 1974, from H. Charles Tapalian of Providence in the amount of Ten Thousand (\$10,000) Dollars; and one postmarked January 24, 1974, from Victor Poitras of Riverside, Rhode Island, in the amount of Ten Thousand Two Hundred (\$10,200) Dollars, and

WHEREAS, Your Committee did invite both Messrs. Tapalian and Poitras to appear before it on March 18, 1974, to consider the said offers, and

WHEREAS, Mr. Tapalian did so appear before Your Committee and Mr. Poitras did not appear on that date. Mr. Tapalian has informed Your Committee that he proposes to utilize, if successful in acquiring that property, as an adjunct to a two hundred bed nursing home, in close proximity to the former Beacon Avenue School, the cost of conversion for such use being between Two Hundred to Three Hundred Thousand Dollars.

Accordingly, Your Committee, after due consideration, voted to recommend to the City Council to accept this offer of H. Charles Tapalian of Providence to purchase the former Beacon Avenue School for the total sum of Ten Thousand Dollars (\$10,000) in "as is" condition at the time of delivery of a deed of conveyance, if so voted.

Respectfully Submitted,

Councilman Michael E. Kelly
Chairman for the
Committee on City Property

March 18, 1974

City of Providence



Rhode Island

Department of City Clerk

MEMORANDUM

DATE: March 26, 1974
TO: City Collector Pitassi
SUBJECT: CHARLES H. TAPALIAN DEPOSIT
CONSIDERED BY: City Clerk Vincent Vespia

DISPOSITION: Accompanying is Charles H. Tapalian Check No. 154, dated March 19, 1974, payable to the order of City of Providence in the amount of One Thousand (\$1,000) Dollars, as deposit on purchase of Beacon Avenue School, leaving a balance of Nine Thousand (\$9,000) Dollars.

Will you kindly retain in escrow the accompanying check.

The attached copy of Resolution of the City Council No. 187, approved March 22, 1974, is an explanation of the transaction.

Received of Vincent Vespia, City Clerk,
above described check.

A handwritten signature in cursive script, appearing to read "Vincent Vespia", is written over a horizontal line.

A handwritten signature in cursive script, appearing to read "Vincent Vespia", is written.

City Clerk

KNOW ALL MEN BY THESE PRESENTS:

THAT the CITY OF PROVIDENCE, a municipal corporation, created by the General Assembly of the State of Rhode Island, in the County of Providence, in said State, for and in consideration of the sum of TEN THOUSAND (\$10,000) DOLLARS, to it paid by HAIG CHARLES TAPALIAN of Providence, Rhode Island and PETER HAJIAN of Cranston, Rhode Island, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell and convey unto the said HAIG CHARLES TAPALIAN and PETER HAJIAN, AS JOINT TENANTS and not as tenants in common, their heirs and assigns forever in fee simple, that certain tract or parcel of land with all the improvements thereon situated at the northeasterly corner of Frank Street and Beacon Avenue in the City of Providence, R.I., shown as crosshatched area and designated by the letters A-B-C-D-A on the accompanying plan entitled, "Providence, R.I., P.W. Dept. Engineering Office, City Property Section, Plan No. 063794, Date September 18, 1973," bounded and described as follows:

Beginning at the northeasterly intersection of Frank Street and Beacon Avenue and point marked "A" on the accompanying plan; thence northerly along the easterly line of Beacon Avenue one hundred and seven and $\frac{34}{100}$ (107.34') feet to the northwesterly corner of herein described parcel and point marked "B" on the accompanying plan, thence easterly bounded northerly in part by land now or lately of Wesley P. Hope and wife Doris and Bayside Realty Co., Inc., a distance of one hundred fifty-one and $\frac{40}{100}$ (151.40') feet to the northeasterly corner of herein described parcel and point marked "C" on the accompanying plan; thence southerly making an interior angle of ninety-six degrees and eight minutes ($96^{\circ}-08'$) a distance of ninety and $\frac{55}{100}$ (90.55') feet to the northerly line of Frank Street and point marked "D" on the accompanying plan; thence westerly along the northerly line of Frank Street one hundred and sixty-one and $\frac{97}{100}$ (161.97') feet to the northeasterly intersection of Frank Street and Beacon Avenue, said point being point and place of beginning.

Said parcel is further identified as being lot 586 on City of Providence Assessor's Plat 23, parcel contains 15,458.82 square feet.

TO HAVE AND TO HOLD the same with all the rights, privileges and appurtenances thereunto appertaining, unto and to the use of the said HAIG CHARLES TAPALIAN and PETER HAJIAN, as JOINT TENANTS and not as tenants in common, their heirs and assigns forever in fee simple.

This Deed is authorized by City Council Resolution No. 187, approved March 22, 1974.

IN WITNESS WHEREOF, the said CITY OF PROVIDENCE has caused these presents to be signed and its corporate seal to be hereunto affixed by JOSEPH A. DOORLEY, JR., its Mayor, thereunto duly authorized this 29th day of April, 1974.

SIGNED AND SEALED
IN PRESENCE OF:

Louis A. Masini

CITY OF PROVIDENCE

By Joseph A. Doorley, Jr.
MAYOR

STATE OF RHODE ISLAND

COUNTY OF PROVIDENCE

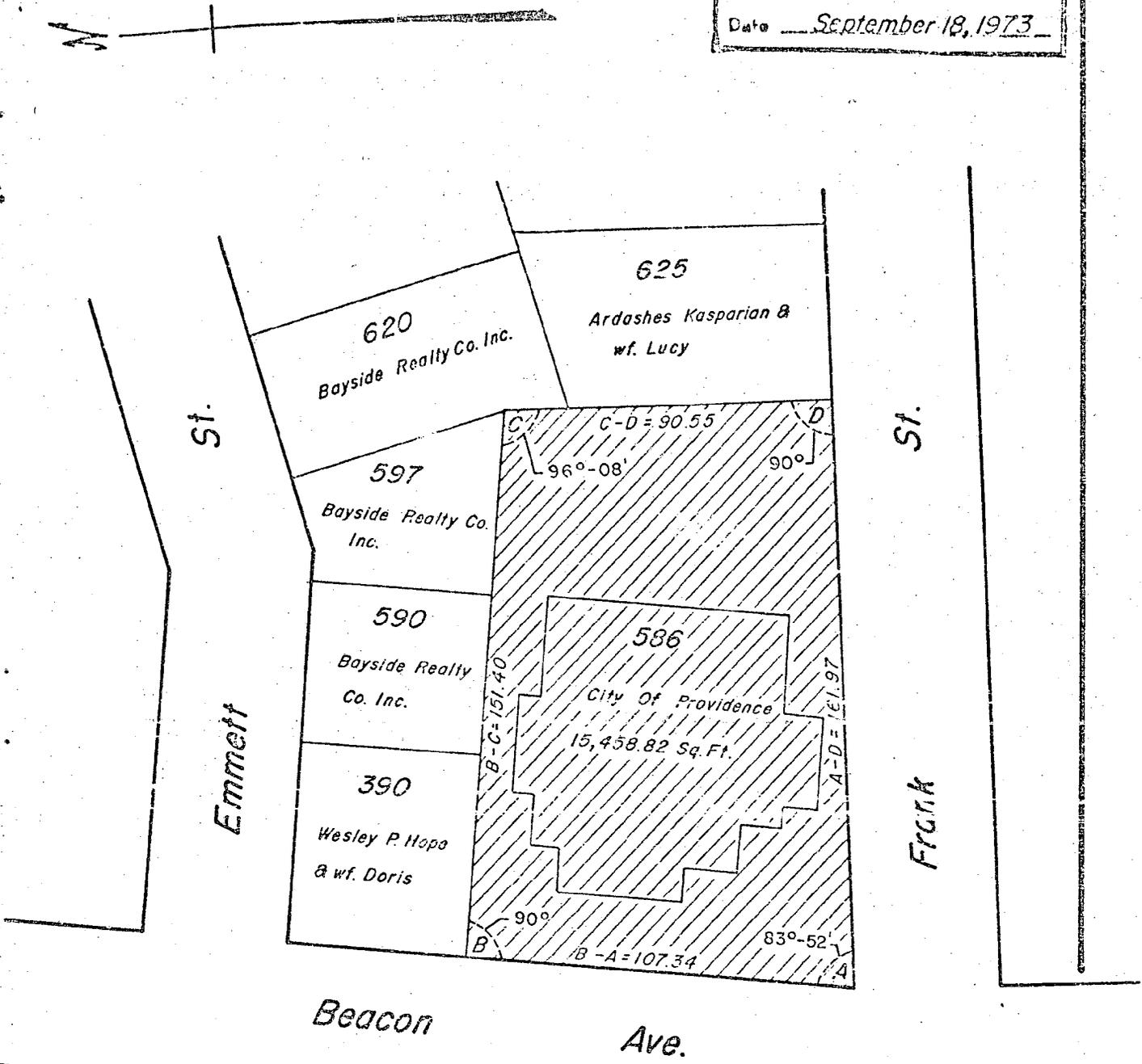
In Providence, in said County, on the 29th day of April, A.D. 1974, before me personally appeared the above named JOSEPH A. DOORLEY, JR., Mayor of the City of Providence, to me known and known by me to be the person executing the foregoing instrument, and he acknowledged said instrument, by him executed to be his free act and deed in his said capacity and the free act and deed of the City of Providence.

Louis A. Masini

NOTARY PUBLIC

OFFICE OF THE CITY ENGINEER
 PROVIDENCE, R. I.
 PUBLIC WORKS DEPARTMENT - ENGINEERING OFFICE
 CITY PROPERTY SECTION
 Plan No. 063794
 Date September 18, 1973

PROVIDENCE, R. I.
 P. W. DEPT. - ENGINEERING OFFICE
 CITY PROPERTY SECTION
 Plan No. 063794
 Date September 18, 1973



Note:
 Cross-Hatched Area (A-B-C-D-A)
 Indicates Proposed Sale.

CITY OF PROVIDENCE, R. I.
 Public Works Dept. - Engineering Office
 Showing Proposed Sale
 Drawn by *Patruska* Checked by *R.J.G.*
 Scale 500' = 1" Date *Sept. 18, 1973*
 Corrected by *R.J.G.* Associate Eng.
 Approved *[Signature]* CITY ENGINEER

Lot Numbers From Assessor's Plat 23

City of Providence



Rhode Island

Department of City Clerk

MEMORANDUM

DATE: May 8, 1974
TO: Fire Chief Moise and Director DiMase
SUBJECT: BEACON AVENUE SCHOOL, SO-CALLED
CONSIDERED BY: City Clerk Vincent Vespia

DISPOSITION: The subject school has, as of April 29, 1974, been conveyed to Haig Charles Tapalian and Peter Hajian therefore releasing the City of Providence from ownership for responsibility of its maintenance, since complaints have been registered with me concerning its security.

I suggest future considerations in this area be forwarded to the present owners.

Vincent Vespia

City Clerk



LOUIS A. MASCIA
 CITY SOLICITOR
 RONALD H. GLANTZ
 DEPUTY CITY SOLICITOR
 JOHN CAPPELLO
 JOSEPH A. FLORIO
 STEVEN S. SABER
 ASSISTANTS
 HENRY J. ALMAGNO
 SPECIAL COUNSEL
 ROBERT J. PACI
 CLAIMS ADJUSTER

MAYOR
 JOSEPH A. DOORLEY, JR.

LAW DEPARTMENT
 CITY HALL, PROVIDENCE
 RHODE ISLAND 02903
 421-7740 EXT. 381
 AREA CODE 401

May 7, 1974.

City Collector,
 City Hall,
 Providence, R.I.

Dear Sir:

Enclosed find check in the sum of NINE THOUSAND (\$9,000) DOLLARS made payable to the City Collector and dated 5/6/74.

Check represents payment by Haig Charles Tapalian and Peter Hajian, in accordance with Resolution of the City Council No. 187, approved March 22, 1974.

On March 19, 1974 a check was made payable to the City of Providence in the sum of ONE THOUSAND (\$1,000) DOLLARS by Mr. Tapalian and was given to the City Clerk.

You will note that the deed authorized by said Resolution No.187 was in the amount of TEN THOUSAND (\$10,000) DOLLARS.

Very truly yours,

Louis A. Mascia

LOUIS A. MASCIA,
 CITY SOLICITOR

LAM:RAF

ENC. 1 check

*CREDIT - REAL ESTATE SALES PROCEEDS
 TRUST + SPECIAL*

PAID—City of Providence - Philip J. Blawie, City Collector

MAY-8-74 145 98K-1 10,000.00