

RESOLUTION OF THE CITY COUNCIL

Resol: RISD

No. 324

Approved June 16, 1997

IT IS HEREBY RESOLVED, That His Honor, the Mayor, is authorized to grant a non-exclusive sub-surface easement below Meeting Street and Benefit Streets in the City of Providence to Rhode Island School of Design. Said easement shall be granted specifically upon the following conditions and within the following provisions:

1. Said easement shall be utilized only for the installation and maintenance of duct bank containing fiber optic cable. Said easement shall not exceed the area indicated by the cross-hatched area on the accompanying maps marked as Exhibits A and B respectively.
2. Said easement shall be deemed to run with the land and shall operate against any successors in title and the easement or a memorandum of same shall be recorded in the Office of Land Records for the City of Providence.
3. Said easement shall be subject to a right of reverter/right of reversion in the event that the situs of the easement is no longer utilized for the aforesated purposes. Additionally, it shall be for a term of not more than twenty (20) years.
4. Any breakout necessary for installation and/or repair or replacement shall be resurfaced/rehabilitated to the approval of the Director of the Department of Public Works.
5. Any installation of utilities or utility lines shall be underground so as to preserve the public right of way.
6. Any installation of electrical mechanism shall be to the approval of the Director of the Department of Inspections & Standards.
7. The Petitioner shall convey an easement acceptable to the Providence Gas Company which will permit retention of its facilities in their existing location, together with the right to inspect, maintain, operate and replace the same with twenty-four hour access to said facilities, or in the alternative should it be

IN CITY COUNCIL
3/20/97
FIRST READING
REFERRED TO COMMITTEE ON
PUBLIC WORKS

and

Michael R. Glass CLERK

IN CITY COUNCIL
3/20/97
FIRST READING
REFERRED TO COMMITTEE ON
CITY PROPERTY

Michael R. Glass CLERK

THE COMMITTEE ON

City Property - Public Works
Recommends (Contentious)

Barbara C. Pissin
Clerk

4/10/97

THE COMMITTEE ON
PUBLIC WORKS
Approves Passage of
The Within Resolution

City Property

Barbara C. Pissin

5/19/97 Clerk

From the Clerk: Deal

determined by the petitioner that any such facilities need to be relocated in order to comply with an intended use, the petitioner shall assume all costs of relocation.

8. The Petitioner shall convey an easement acceptable to the Narragansett Electric Company which will permit retention of its facilities in their existing location, together with the right to inspect, maintain, operate and replace the same with twenty-four hour access to said facilities, or in the alternative should it be determined by the Petitioner that any such facilities need to be relocated in order to comply with an intended use, the petitioner shall assume all costs of relocation.

9. Rhode Island School of Design shall tender any prospective applicable street excavation fees and underground utilities, as the same is evidenced in statements before the City Council Committees on Public Works and Property and in correspondence dated 1 May 1997 from Associate Vice President Gast.

10. Any construction/installation shall not interfere with existing utilities and facilities.

11. Petitioners shall ascertain that there exists no adverse impact on any local utility company and certification of the same shall be forwarded by mail to the City Clerk.

12. Rhode Island School of Design shall execute an indemnification and hold-harmless agreement. Said agreement shall be approved by the Department of Law of the City of Providence.

13. Rhode Island School of Design shall supply the City of Providence with an insurance policy naming said City of Providence, its agents, officers, servants and employees as additional-named insureds in a sum not less than one hundred thousand dollars (\$100,000.00), which policy shall be approved by the Department of Law of the City of Providence.

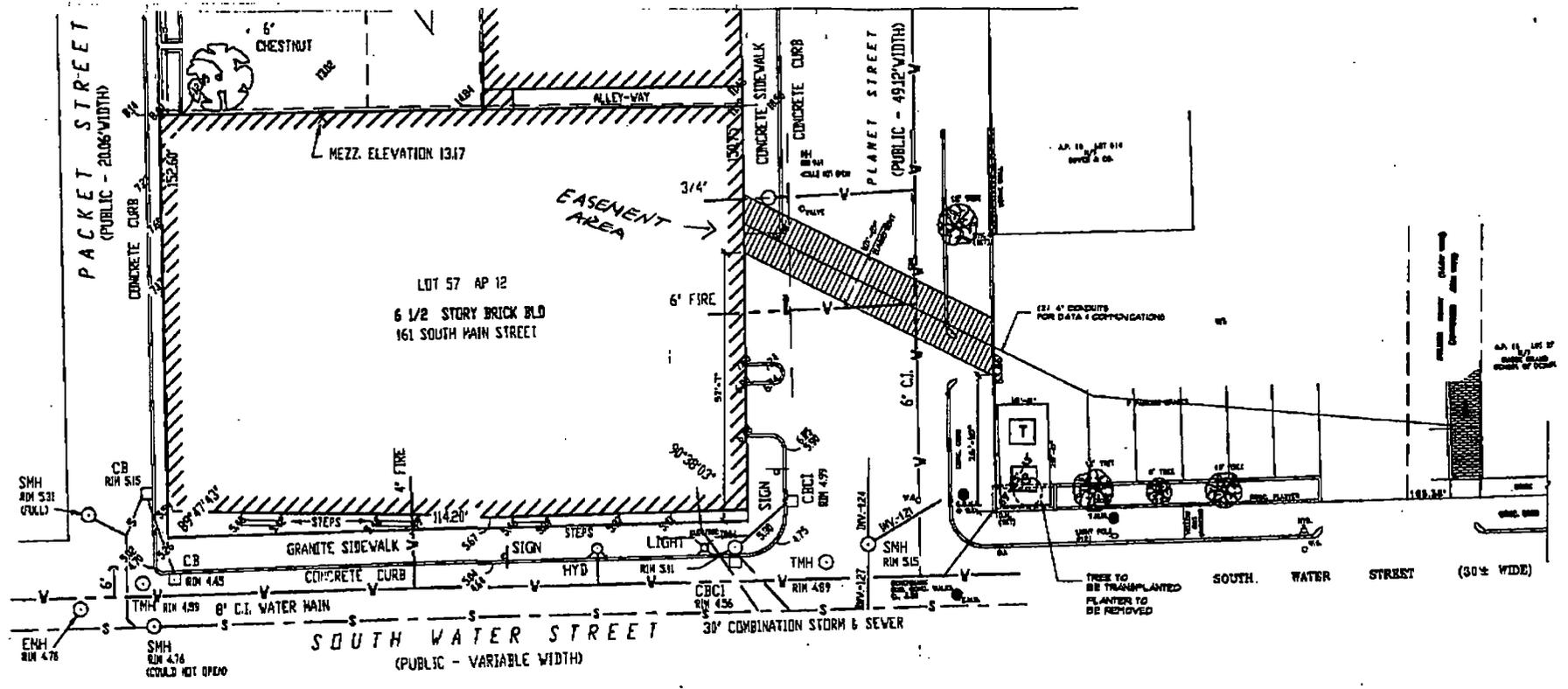
14. Grantees shall not lay, construct or affix to the realty any temporary or permanent structure other than that described earlier herein.

15. Such other terms and conditions as may be reflected in the record and minutes of the City Council Committee on Public Property and/or as may be deemed appropriate by the Department of Law of the City of Providence.

IN CITY COUNCIL
JUN 5 1997
READ AND PASSED

Evelyn V. Fargnoli
PRES.
Michael S. Clement
CLERK

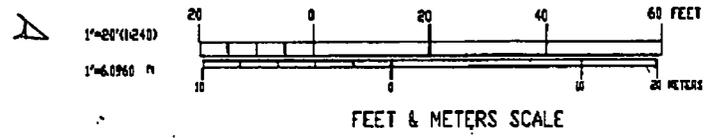
APPROVED
JUN 16 1997
Vincent A. Cianci
MAYOR



EASEMENT PLAN

1' = 20'-0"

NOTE: UNDERGROUND UTILITIES SHOWN ARE PLOTTED FROM PLANS FURNISHED TO THIS OFFICE BY THE LOCAL UTILITY COMPANIES. THESE PLANS ARE AND SHOULD BE ASSUMED AS APPROXIMATE ONLY. THE APPROPRIATE PUBLIC UTILITY COMPANIES AND "DIG SAFE" SHOULD BE CONSULTED BEFORE ANY WORK IS BEGUN.



BENCH MARK
LOCAL NO.397 NORTH WEST CORNER
GRANITE STEP AT SOUTH MAIN
AND POWER STREET EL.19.534

SURVEY OF LAND AT
161 SOUTH MAIN STREET
PROVIDENCE, RHODE ISLAND
SAID DEEDS & MAPS
SCALE: 1" = 50'

CELLESTIC SURVEYING

SURVEY OF LAND

DATE	BY

RHODE ISLAND SCHOOL OF DESIGN
A.P. 16 PORTION OF LOT 57
161 SOUTH MAIN STREET PROVIDENCE, RHODE ISLAND

WATERMAN ENGINEERING CO.
CIVIL ENGINEERS - SURVEYORS
EAST PROVIDENCE, RHODE ISLAND

08/05/98 15:12 0401 421 6492 CITY CLERK DEPT

James Barnes Architect
11 South Main Street
Providence, Rhode Island
401-841-0000

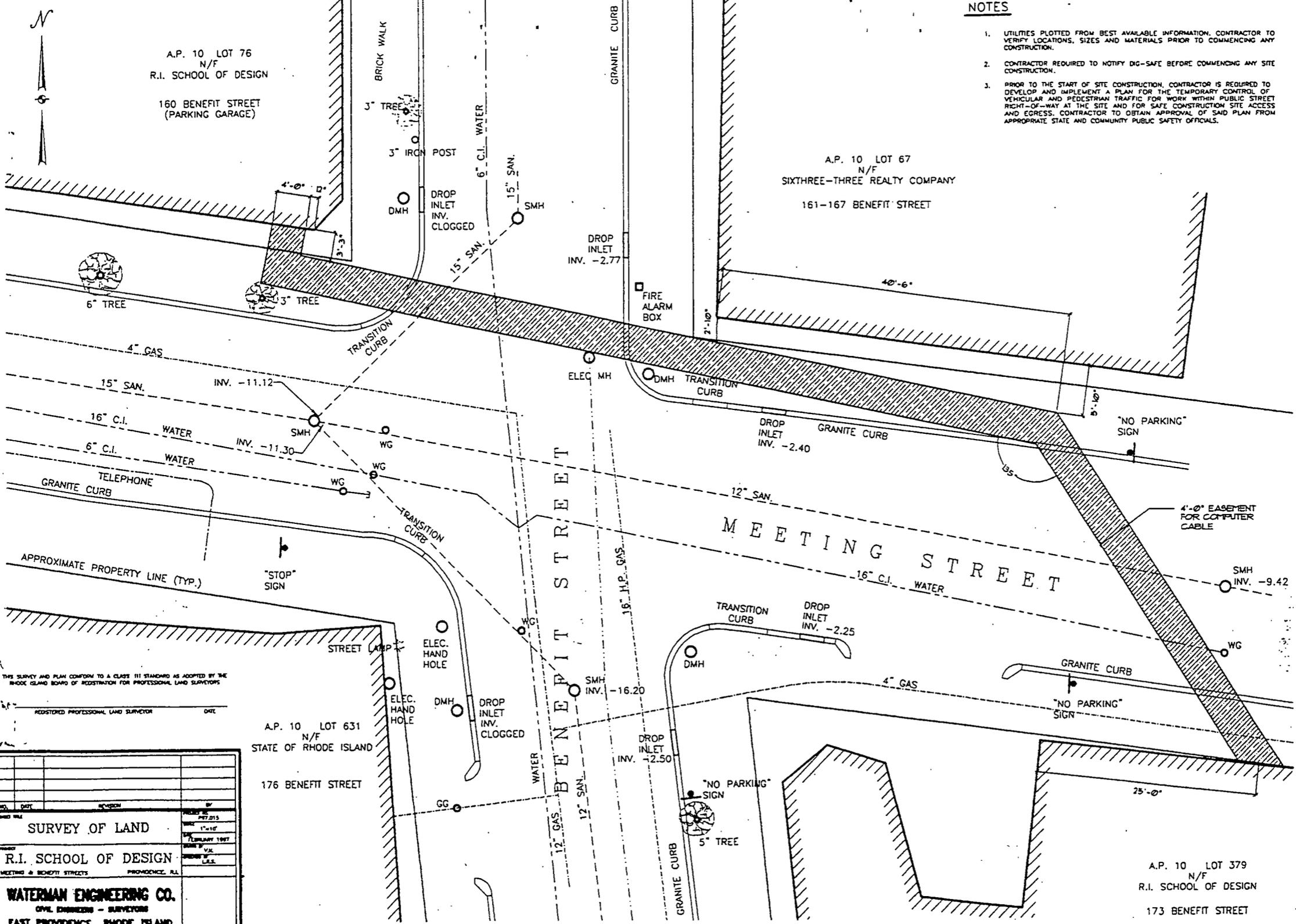
Renovations to
161 South Main St.
for the
Rhode Island School of Design

JULY 28, 1998

Work Contains:
DATA EASEMENT PLAN

SK-C2

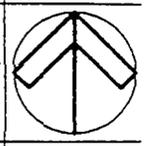
002



NOTES

1. UTILITIES PLOTTED FROM BEST AVAILABLE INFORMATION. CONTRACTOR TO VERIFY LOCATIONS, SIZES AND MATERIALS PRIOR TO COMMENCING ANY CONSTRUCTION.
2. CONTRACTOR REQUIRED TO NOTIFY DIG-SAFE BEFORE COMMENCING ANY SITE CONSTRUCTION.
3. PRIOR TO THE START OF SITE CONSTRUCTION, CONTRACTOR IS REQUIRED TO DEVELOP AND IMPLEMENT A PLAN FOR THE TEMPORARY CONTROL OF VEHICULAR AND PEDESTRIAN TRAFFIC FOR WORK WITHIN PUBLIC STREET RIGHT-OF-WAY AT THE SITE AND FOR SAFE CONSTRUCTION SITE ACCESS AND EGRESS. CONTRACTOR TO OBTAIN APPROVAL OF SAID PLAN FROM APPROPRIATE STATE AND COMMUNITY PUBLIC SAFETY OFFICIALS.

James Barnes Architect
 14 General Place
 Providence, RI 02909
 401-781-8800



Computer Cable Easement Plan

for the
 Rhode Island School of Design

March 1997

Sheet Contents
 EASEMENT PLAN

60
A-1

Sheet 1 OF 4

THIS SURVEY AND PLAN CONFORM TO A CLASS III STANDARD AS ADOPTED BY THE RHODE ISLAND BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS

REGISTERED PROFESSIONAL LAND SURVEYOR DATE

SURVEY OF LAND	
NO. DATE	BY
176	1/16/97
R.I. SCHOOL OF DESIGN	
MEETING & BENEFIT STREETS PROVIDENCE, R.I.	
WATERMAN ENGINEERING CO.	
CIVIL ENGINEERS - SURVEYORS	
EAST PROVIDENCE RHODE ISLAND	

A.P. 10 LOT 631
 N/F
 STATE OF RHODE ISLAND
 176 BENEFIT STREET

A.P. 10 LOT 379
 N/F
 R.I. SCHOOL OF DESIGN
 173 BENEFIT STREET

RHODE ISLAND SCHOOL OF DESIGN

TWO COLLEGE STREET PROVIDENCE, RHODE ISLAND 02903-2784 TELEPHONE 401-454-6421 FAX 401-454-6415

May 1, 1997

Public Works Committee
City Council
City Hall
25 Dorrance Street
Providence, RI 02903

Dear Public Works Committee of the City Council:

In reference to our request to install a duct bank containing fibre optic cable between 41 Meeting Street and 160 Benefit Street, we understand that we need to apply for an easement.

We also understand that by undertaking any construction or engaging in any conduct in furtherance of the cable installation, Rhode Island School of Design specifically acknowledges that the City is in the process of implementing an easement fee schedule applicable to the cable installation of the type sought by RISD. RISD further agrees to tender those fees which the City might implement with respect to such cable installation upon the adoption of that fee schedule. Additionally, RISD affirmatively assents to such prospective charges so as to begin construction forthwith and avoid costly delays.

On April 9, we appeared at a hearing of the City Council to present our request. Due to the Council's request for a continuance, we will be invited to the next meeting. Please notify my office as soon as this date has been set, at 454-6421.

Thank you for your attention.

Very truly yours,



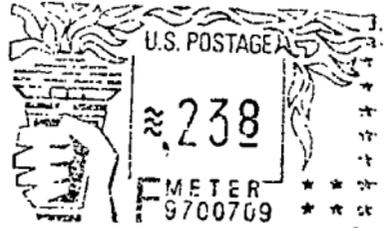
Frances M. Gast
Associate Vice President
Campus Services

/dd
cc: Fred Ihenacho, Public Works Director



281

PRE-SORTED
FIRST CLASS



RHODE ISLAND SCHOOL OF DESIGN

TWO COLLEGE STREET PROVIDENCE, RHODE ISLAND 02903

Public Works Committee
City Council
City Hall
25 Dorrance Street
Providence, RI 02903

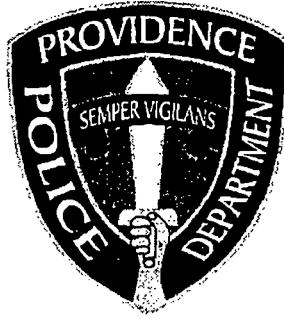
01 AUTO 02903



FILED

MAY 6 11 20 AM '97

DEPT. OF CITY CLERK
PROVIDENCE, R. I.



PROVIDENCE POLICE DEPARTMENT
TRAFFIC BUREAU

Lieutenant Kenneth M. Cohen, Commanding

January 6, 1997

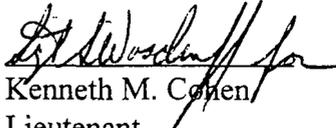
TO: Colonel Urbano Prignano, Chief of Police
FROM: Lieutenant Kenneth Cohen, Traffic Bureau, Commanding
SUBJECT: Easement of Benefit Street for "RISD"

I have reviewed the City Council Petition and inspected that area described. My recommendation would be for the city to grant the easement of Benefit Street

Review of the planned easement indicates that portions of Meeting and Benefits Street may have to be closed. This would necessitate the need of "detail officers".

Except for the traffic congestion there are no objections to granting the easement.

Respectfully,


Kenneth M. Cohen
Lieutenant
Traffic Bureau

PETITION TO THE CITY COUNCIL

TO THE HONORABLE CITY COUNCIL OF THE CITY OF PROVIDENCE:

The undersigned respectfully petitions your honorable body

March 14, 1997

Rhode Island School of Design ("RISD") requests that the herein described matter be placed on the docket for consideration by the Providence City Council. Attached to this request please find six (6) copies of a drawing entitled "Computer Cable Easement Plan" which sets out the required location of the easement.

RISD is currently upgrading computer networking between buildings on campus. In conjunction with this upgrading, RISD wishes to run computer cable from its building at 160 Benefit Street to 173 Benefit Street. The cable run would require an easement to cross Benefit Street and Meeting Street as shown on the attached drawing. The easement would connect two properties owned by RISD; Assessor Plat 10, Lot # 76 to Assessor Plat 10, Lot 379.

RISD will supplement this information as requested. If you have any questions, or if you need additional information please contact Fran Gast, Associate VP of Campus Services, at 454-6421.

Respectfully submitted,



Fran Gast
Associate VP of Campus Services
Rhode Island School of Design

James
Barnes
Architects
14 Imperial Place
Providence, RI 02908
401-781-8800

Computer
Cable
Easement
Plan

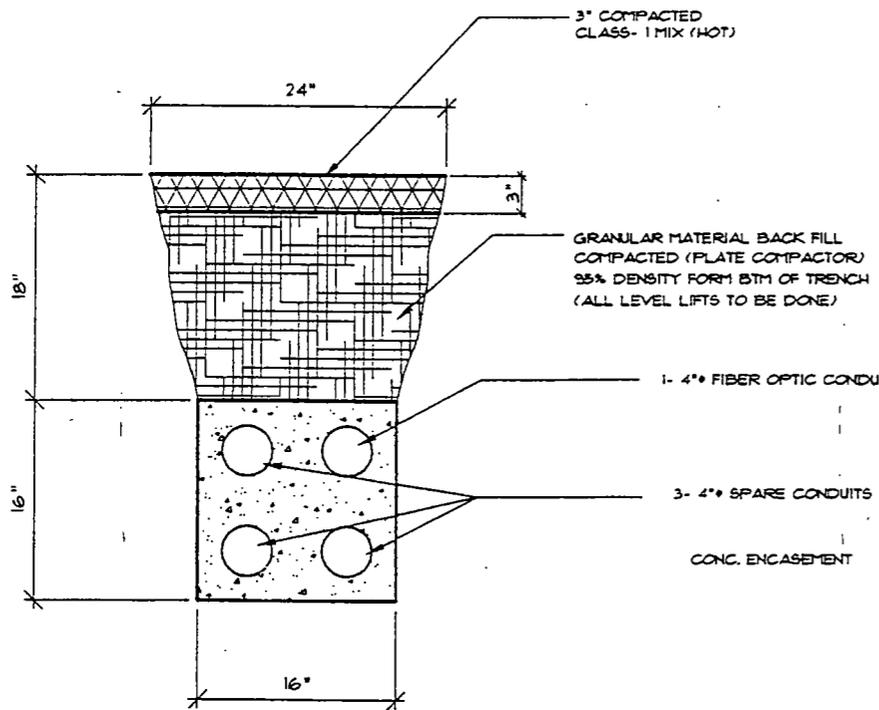
for the
Rhode Island
School of
Design

March 1987

Sheet Contents:
TRENCH DETAILS

A-2

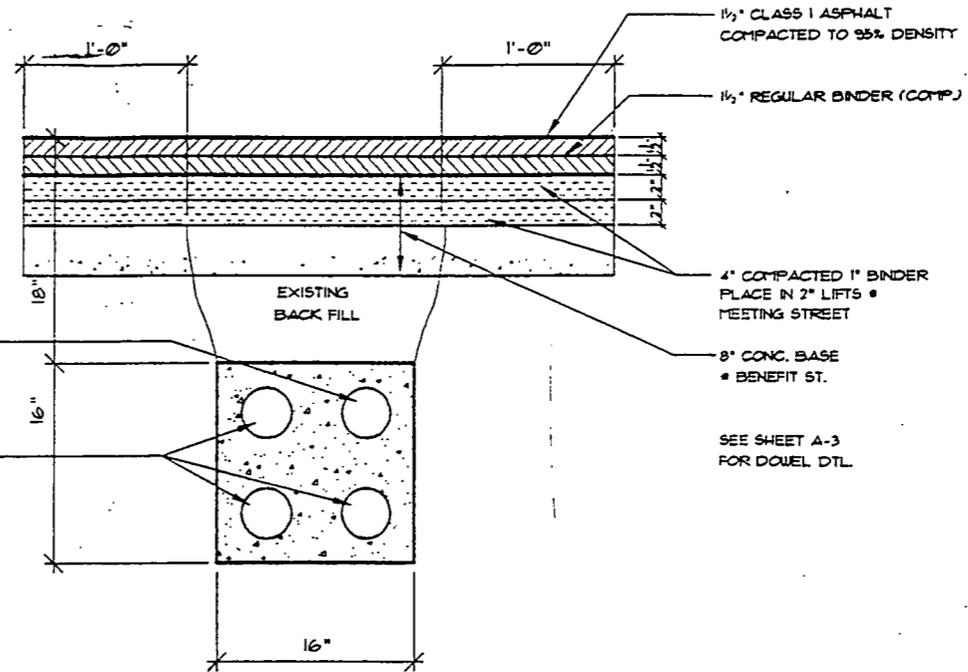
Sheet 2 OF 4



TRENCH DETAIL

1" = 1'-0"

TEMPORARY PATCH



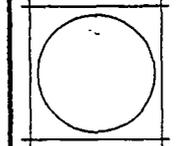
TRENCH DETAIL

1" = 1'-0"

FINAL PATCH

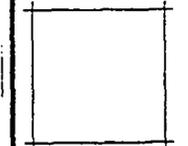
NO PERMANENT RESTORATION WILL BE ALLOWED UNTIL AT LEAST THIRTY (30) DAYS HAVE PASSED FROM THE TIME OF INSTALLATION SO AS TO INSURE MAXIMUM COMPACTION OF THE SUB BASE

James Barnes Architects
 24 Imperial Plaza
 Providence, RI 02909
 401-781-8800

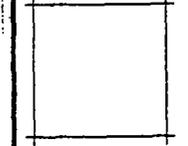


Computer Cable Easement Plan

for the Rhode Island School of Design



March 1981

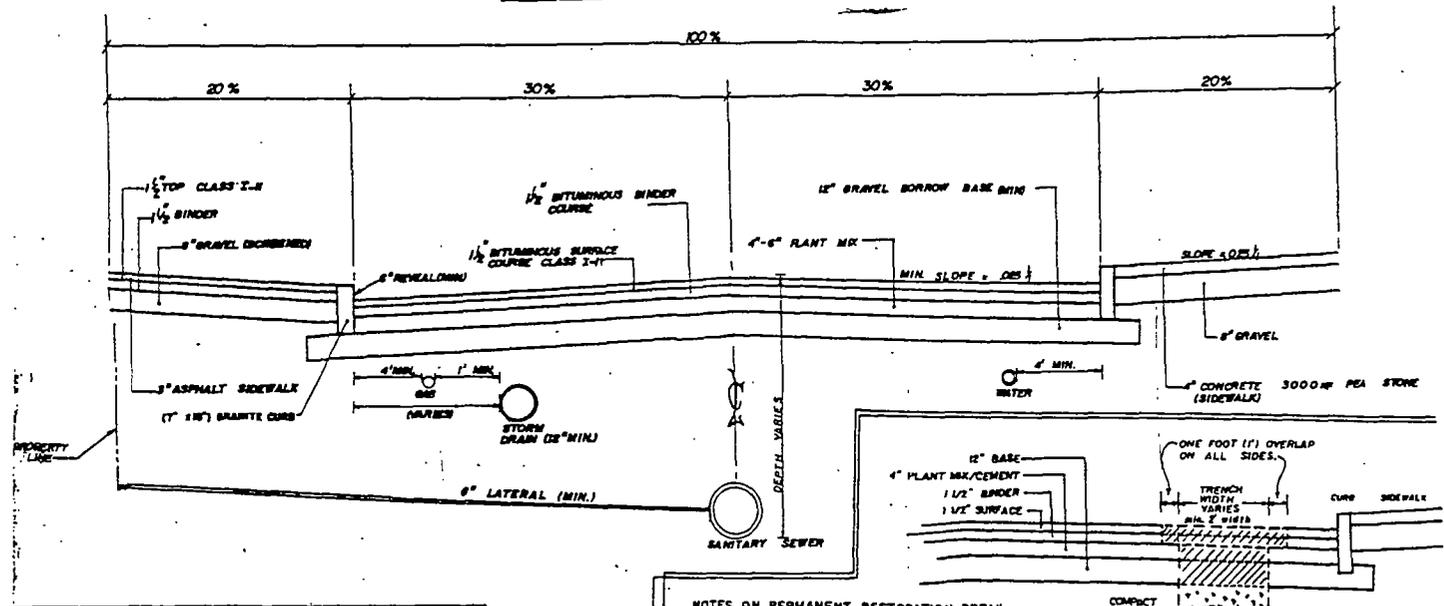


Sheet Contents

A-4

PROVIDENCE R.I.
 U.S. MAP ENGINEERING BOARD
 STREET USE SECTION
 Plan No. 064522
 Date 3-11-81

TYPICAL UTILITIES & ROADWAY SECTION I
 & DETAIL FOR PERMANENT RESTORATION



NOTES:
 1) GRANITE CURBING TO BE USED ON ALL PRIMARY AND COMMERCIAL ROADS.
 2) ALL MATERIALS TO BE RIGHT STANDARDS.
 3) CEMENT CONCRETE CURBING IS ALLOWED FOR SECONDARY ROADS.
 4) ASPHALT CURBING ALLOWED ONLY ON TEMPORARY AND DEAD END ROADS.

NOTES ON PERMANENT RESTORATION DETAIL
 1) REMOVE ALL TEMPORARY MIX
 2) FOR CEMENT BASE, DRILL & DOWEL REQUIRED
 3) SQUARE OFF & SAW CUT-IN ALL DIRECTIONS FOR PERMANENT RESTORATION.
 SEE PLAN NO. 788/M-79 & DAY BOOK NO. 064522 FOR DRILL & DOWEL

PROVIDENCE DEPARTMENT OF PUBLIC WORKS
 TYPICAL ROADWAY SECTION

PROVIDENCE - RHODE ISLAND CITY ENGINEER'S OFFICE
 SUBJECT TYPICAL ROADWAY
 DRAWN BY J. BARNES
 CHECKED BY J. BARNES
 APPROVED BY J. BARNES
 CITY ENGINEER

JAMES F. RATTIGAN
CHIEF OF DEPARTMENT

DAVID N. BOCK
ASS'T. CHIEF OF DEPARTMENT



VINCENT A. CIANCI, JR.
MAYOR

JOHN J. PARTINGTON
COMMISSIONER

Department of Public Safety, Fire Department
"Building Pride In Providence"

May 14, 1997

Providence City Council
City Hall
Providence, Rhode Island

Re: Petition for Computer Cable Easement Plan

Dear Honorable Members:

With regards to petition for Computer Cable Easement Plan at Rhode Island School of Design, the Providence Fire Department has no objection concerning the granting of aforementioned petition.

Yours truly,

Gary E. Mulcahy
Acting Assistant Chief of Department

GEM:all



PROVIDENCE FIRE DEPARTMENT

FAX TRANSMISSION

TO: Barbara Porter

FAX NUMBER: 421-6492

FROM: Chief Mulcahy

OUR FAX NUMBER: 401-274-8508

NO. OF PAGES INCLUDING THIS ONE: 2

DATE: 14 May 97 TIME: 0940

SUBJECT:

Ferdinand C. Ihenacho, P.E.
Director



VINCENT A. CIANCI, JR.
Mayor

Department of Public Works

"Building Pride In Providence"

May 14, 1997

Public Works Committee
Providence City Council
City Hall
25 Dorrance Street
Providence, RI 02903

**RE: RISD Fiberoptic Installation Plan
(Intersection of Benefit Street and Meeting Street)**

Dear Committee Members:

The Public Works Department has reviewed a set of four (4) drawings/plans indicating the alignment, construction materials and methods to be used in the above referenced project.

The Construction plans (dated March 1997, Revised April 1997) meet the requirements of this Department and subsequently, there is no objection to the construction of this project in accordance with said plans. However, the applicant is aware that certain permit fees shall be paid prior to the beginning of any construction.

Thank you for the opportunity to address you on this matter and please feel free to call me if you have any questions.

Very truly yours,

A handwritten signature in black ink, appearing to read "F. Ihenacho", written over a set of horizontal lines.

Ferdinand C. Ihenacho, P.E.
Director

FCI:cs

cc: John D'Amico, Gerry Florio, James T. Morris



Department of Planning and Development

"Building Pride in Providence"

May 19, 1997

Honorable Robert Clarkin, Councilman and Chair
City Council Committee on Public Works
City Hall
Providence, RI 02903

Dear Councilman Clarkin:

The Rhode Island School of Design (RISD) has petitioned the City Council to request an easement within a public right-of-way across a section of Meeting Street, at its intersection with Benefit Street. Specifically, the easement would provide a connection from one RISD-owned building at 160 Benefit Street to another at 173 Benefit Street. The purpose of the easement is to allow RISD to install a computer cable between the two buildings.

This matter was referred to the City Plan Commission for an advisory opinion. The staff of this Department reviewed the proposal and found that it would have no impact on the area, other than the temporary construction work to install the cables. The proposal is in conformity with both the City's Comprehensive Plan and RISD's Master Plan that was approved by the City Plan Commission.

The City Plan Commission was to take this matter up at its regular meeting on May 20, 1997. However, since your committee is meeting on this matter on the 19th, we are submitting this letter to inform you that the Department has no objection to this proposal and would recommend the same to the Commission.

Sincerely

A handwritten signature in black ink, appearing to read "Thomas E. Deller", written over a horizontal line.

Thomas E. Deller
Deputy Director

ARMANDO PARILLO
Chairman

JOEL D. LANDRY, II, ESQ.
Vice Chairman

ROBERT J. KILDUFF, ESQ., P.E.
Secretary

FERNANDO S. CUNHA, ESQ.
Legal Advisor

BOYCE SPINELLI
Ex-Officio



VINCENT A. CIANCI, JR.
Mayor

RICHARD O. RAFANOVIC, P.E.
General Mgr./Chief Engr.

JOSEPHINE DI RUZZO
City Councilwoman

EVELYN V. FARGNOLI
Council President

MARY A. NOCERA
Member

JOSEPH D. CATALDI
Member

April 15, 1997

Councilman Kevin Jackson, Chairman
Committee on City Property
25 Dorrance Street
Providence, Rhode Island 02903

SUBJECT: Petition for a Computer Cable Easement
R.I. School of Design
Intersection of Benefit & Meeting Streets
Providence, Rhode Island

Dear Councilman Jackson:

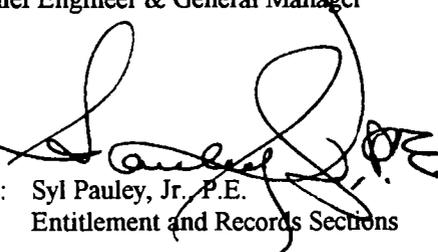
The referenced Petition, received from the Department of City Clerk, has been reviewed for any impact that the proposed computer cable duct bank may have on the Providence Water Supply Board (PWSB) distribution system in Meeting and Benefit Streets. The plan accompanying the Petition closely depicts the water mains that are shown on PWSB's Water Distribution Map T-45.

Generally speaking, the top of water mains and/or service laterals are fifty-four (54) inches below the surface of a roadway. According to the Petitioner's plans, the lowest elevation of the concrete encased duct bank will not be more than thirty-four (34) inches below street grade. Therefore, any duct crossing a PWSB main should have about a twenty (20) inch separation between the two.

Considering the above, PWSB has no objection to the duct installation. If you have any questions, please feel free to contact me at (401) 521-6300 EXT 170.

Respectfully,

PROVIDENCE WATER SUPPLY BOARD
Richard O. Rafanovic, P.E.
Chief Engineer & General Manager


By: Syl Pauley, Jr., P.E.
Entitlement and Records Sections

SP/s

cc: P. Gadoury, P.E.
R. Kilduff, Esq., P.E.
M. Clement, City Clerk
File

ABNLTR25.SAM

552 ACADEMY AVENUE • PROVIDENCE, RHODE ISLAND • 02908-2792 • (401) 521-6300 • FAX (401) 331-5081 • TDD (401) 751-0203

ARMANDO PARILLO
Chairman

JOEL D. LANDRY, II, ESQ.
Vice Chairman

ROBERT J. KILDUFF, ESQ., P.E.
Secretary

FERNANDO S. CUNHA, ESQ.
Legal Advisor

BOYCE SPINELLI
Ex-Officio



VINCENT A. CIANCI, JR.
Mayor

RICHARD O. RAFANOVIC, P.E.
General Mgr./Chief Engr.

JOSEPHINE DI RUZZO
City Councilwoman

EVELYN V. FARGNOLI
Council President

MARY A. NOCERA
Member

JOSEPH D. CATALDI
Member

April 15, 1997

Councilman Robert M. Clarkin, Chairman
Committee on Public Works
25 Dorrance Street
Providence, Rhode Island 02903

SUBJECT: Petition for a Computer Cable Easement
R.I. School of Design
Intersection of Benefit & Meeting Streets
Providence, Rhode Island

Dear Councilman Clarkin:

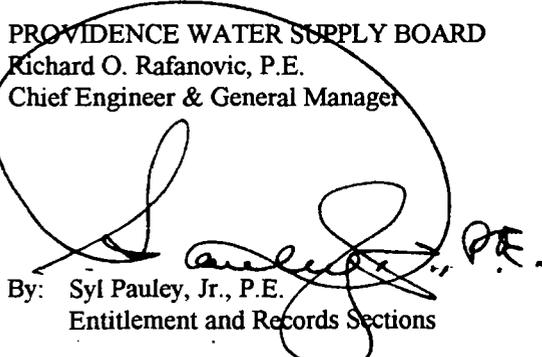
The referenced Petition, received from the Department of City Clerk, has been reviewed for any impact that the proposed computer cable duct bank may have on the Providence Water Supply Board (PWSB) distribution system in Meeting and Benefit Streets. The plan accompanying the Petition closely depicts the water mains that are shown on PWSB's Water Distribution Map T-45.

Generally speaking, the top of water mains and/or service laterals are fifty-four (54) inches below the surface of a roadway. According to the Petitioner's plans, the lowest elevation of the concrete encased duct bank will not be more than thirty-four (34) inches below street grade. Therefore, any duct crossing a PWSB main should have about a twenty (20) inch separation between the two.

Considering the above, PWSB has no objection to the duct installation. If you have any questions, please feel free to contact me at (401) 521-6300 EXT 170.

Respectfully,

PROVIDENCE WATER SUPPLY BOARD
Richard O. Rafanovic, P.E.
Chief Engineer & General Manager

By:  P.E.
Entitlement and Records Sections

SP/s

cc: P. Gadoury, P.E.
R. Kilduff, Esq., P.E.
M. Clement, City Clerk
File

ABNLTR24.SAM

552 ACADEMY AVENUE • PROVIDENCE, RHODE ISLAND • 02908-2792 • (401) 521-6300 • FAX (401) 331-5081 • TDD (401) 751-0203

ARMANDO PARILLO
Chairman

JOEL D. LANDRY, II, ESQ.
Vice Chairman

ROBERT J. KILDUFF, ESQ., P.E.
Secretary

FERNANDO S. CUNHA, ESQ.
Legal Advisor

BOYCE SPINELLI
Ex-Officio



VINCENT A. CIANCI, JR.
Mayor

RICHARD O. RAFANOVIC, P.E.
General Mgr./Chief Engr.

JOSEPHINE DI RUZZO
City Councilwoman

EVELYN V. FARGNOLI
Council President

MARY A. NOCERA
Member

JOSEPH D. CATALDI
Member

April 15, 1997

Councilman Robert M. Clarkin, Chairman
Committee on Public Works
25 Dorrance Street
Providence, Rhode Island 02903

SUBJECT: Petition for a Computer Cable Easement
R.I. School of Design
Intersection of Benefit & Meeting Streets
Providence, Rhode Island

Dear Councilman Clarkin:

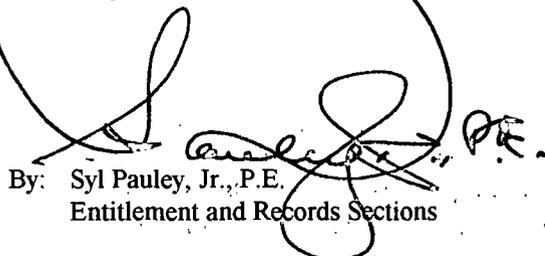
The referenced Petition, received from the Department of City Clerk, has been reviewed for any impact that the proposed computer cable duct bank may have on the Providence Water Supply Board (PWSB) distribution system in Meeting and Benefit Streets. The plan accompanying the Petition closely depicts the water mains that are shown on PWSB's Water Distribution Map T-45.

Generally speaking, the top of water mains and/or service laterals are fifty-four (54) inches below the surface of a roadway. According to the Petitioner's plans, the lowest elevation of the concrete encased duct bank will not be more than thirty-four (34) inches below street grade. Therefore, any duct crossing a PWSB main should have about a twenty (20) inch separation between the two.

Considering the above, PWSB has no objection to the duct installation. If you have any questions, please feel free to contact me at (401) 521-6300 EXT 170.

Respectfully,

PROVIDENCE WATER SUPPLY BOARD
Richard O. Rafanovic, P.E.
Chief Engineer & General Manager

By:  Syl Pauley, Jr., P.E.
Entitlement and Records Sections

SP/s

cc: P. Gadoury, P.E.
R. Kilduff, Esq., P.E.
M. Clement, City Clerk
File

ABNLTR24.SAM

552 ACADEMY AVENUE • PROVIDENCE, RHODE ISLAND • 02908-2792 • (401) 521-6300 • FAX (401) 331-5081 • TDD (401) 751-0203



Department of Public Parks

"Building Pride In Providence"

April 22, 1997

Ms. Barbara A. Pairies
2nd Deputy City Clerk
City Clerks Office
City Hall
Providence, R.I. 02903

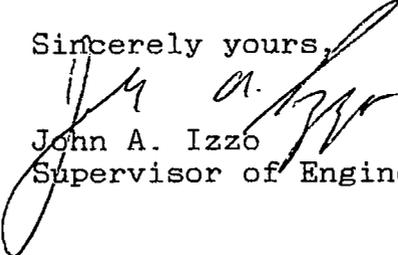
Approval of Easements for Meeting St. & South St.

Dear Ms. Pairies:

The City of Providence, Department of Public Parks has no objection to the proposed utility easements for portions of Meeting St. and South St., as described in the attached plans.

If you need any further information, please contact me at 785-9450, ext. 207.

Sincerely yours,


John A. Izzo
Supervisor of Engineering & Planning

PETITION TO THE CITY COUNCIL

TO THE HONORABLE CITY COUNCIL OF THE CITY OF PROVIDENCE:

The undersigned respectfully petition your honorable body

to grant to the Children's Museum of Rhode Island, in order to establish a secondary electrical utility service for the construction of a children's museum in the City of Providence, an easement in gross over that certain tract or parcel of land together with all buildings and improvements thereon, located in South Street, in the City of Providence, County of Providence, State of Rhode Island, being bounded and described as follows:

Starting at a point, for location purposes only, in the southerly street line of South Street, said point being the intersection of said southerly street line of South Street with the westerly street line of Parsonage Street, said corner being the most northerly corner of property now or formerly of this grantee, thence running in a southwesterly direction, by and with the aforementioned southerly street line of South Street, a distance of 20.00 feet to the point of beginning, said point being the most southeasterly corner of the herein described parcel,

thence turning an interior angle of $180^{\circ}-00'-00''$ and continuing in a southwesterly direction, by and with the aforementioned southerly street line of South Street, a distance of NINETY AND 00/100 (90.00) feet to a corner, said corner being the most southwesterly corner of the herein described parcel,

thence turning an interior angle of $90^{\circ}-00'-00''$ and running in a northwesterly direction, by and with other land of this grantor, a distance of FOUR AND 00/100 (4.00) feet to a corner, said corner being the most northwesterly corner of the herein described parcel,

thence turning an interior angle of $90^{\circ}-00'-00''$ and running in a northeasterly direction, by and with other land of this grantor, a distance of EIGHTY AND 00/100 (80.00) feet to a corner,

thence turning an interior angle of $270^{\circ}-00'-00''$ and running in a northwesterly direction, by and with other land of this grantor, a distance of TWO AND 00/100 (2.00) feet to a corner,

thence turning an interior angle of $90^{\circ}-00'-00''$ and running in a northeasterly direction, by and with other land now or formerly of this grantor, a distance of TEN AND 00/100 (10.00) feet to a corner, said corner being the most northeasterly corner of the herein described parcel,

thence turning an interior angle of $90^{\circ}-00'-00''$ and running in a southeasterly direction, by and with other land of this grantor, a distance of SIX AND 00/100 (6.00) feet to the point and place of beginning.

The last course making an angle of $90^{\circ}-00'-00''$ with the first herein described course.

Containing, by calculation, 380 square feet of land.

Subject to easements of record.

Children's Museum of Rhode Island

By: Janice O'Donnell, Executive Director

Name: Janice O'Donnell

Title: Executive Director



Narragansett Electric
A NEES company

May 12, 1997

Ms. Barbara A. Poirier
Department of City Clerk
Providence City Hall
25 Dorrance Street
Providence, Rhode Island 02903

Re: **Petition To The City Council For A Utility Easement**
Rhode Island School of Design - Benefit Street, Providence

Dear Barbara:

The Narragansett Electric Company (NEC) presently has overhead and underground facilities situated in the area which is proposed for a Utility Easement by the Rhode Island School of Design. NEC has no objection to the proposed Grant of Easement provided that in the event the easement is granted it will be subject and subordinate to the rights of NEC for its present facilities.

If you have any questions feel free to call me at 401-784-7209.

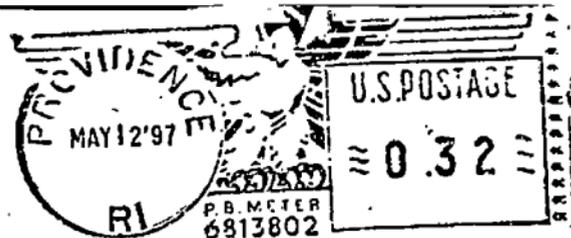
Sincerely,

Michael D. DiNezza
Senior Real Estate Representative



Narragansett Electric
A NEES company

280 Melrose Street
P.O. Box 1438
Providence, RI 02901-1438

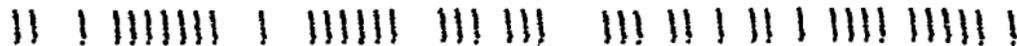


Ms. Barbara A. Poirier
Department of City Clerk
Providence City Hall
25 Dorrance Street
Providence, Rhode Island 02903



02903>1757





FILED

MAY 13 9 40 AM '97

DEPT. OF CITY CLERK
PROVIDENCE, R. I.



Ms. Barbara Poirier
Department of City Clerk
Providence, RI

Re: Proposed Easement for RISD

Dear Ms. Poirier,

The proposed computer cable easement from 160 to 173 Benefit Street crosses several existing active gas lines owned by Providence Gas Company. Providence Gas has no objection to this easement provided certain conditions are met. This easement must in no way prohibit Providence Gas Company from accessing its facilities within the easement area.

Construction of the cable for RISD must be done in such a manner as to protect our facilities from damage. Any concrete encasement, cables, pipes, conduits, etc. constructed in the easement area must maintain a minimum of one foot of clearance to any gas line crossed perpendicularly. Also, three feet of clearance must be guaranteed for any construction parallel to existing gas lines.

Should there be any questions or concern, please feel free to call me at 272-5040 ext. 521.

Sincerely,

Tom Gavula
Director - Engineering & Project Management

TG/ws

NYNEX
85 High Street, Pawtucket, RI 02860
Tel 401 727 9555
Fax 401 725 4060

NYNEX

April 18, 1997

Providence City Council
Providence City Hall
25 Dorrance Street
Providence, Rhode Island 02903

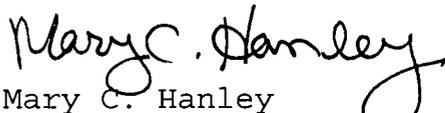
Attn: Mr. Robert Clarkin

RE: PETITION FOR COMPUTER CABLES BETWEEN BUILDING'S AT RISD

Dear Sir:

Upon investigation by our Engineering Department, it has been determined that Nynex has no facilities in the area under consideration.

Very truly yours,

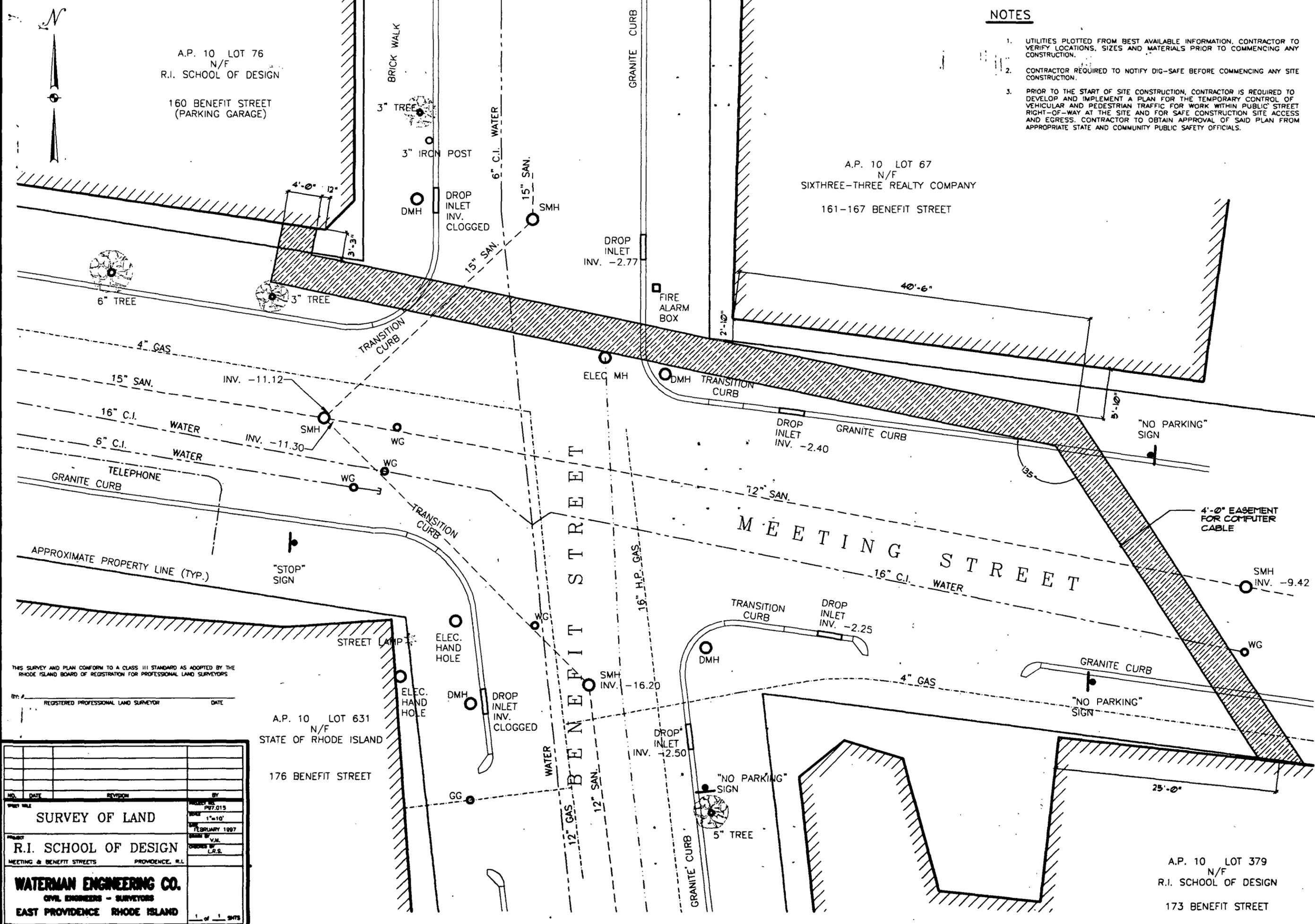


Mary C. Hanley
E/P Manager - Right of Way

FILED

APR 21 10 41 AM '97

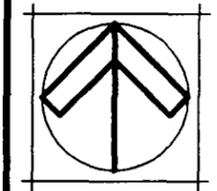
DEPT. OF CIVIL CLERK
PROVIDENCE, R.I.



NOTES

1. UTILITIES PLOTTED FROM BEST AVAILABLE INFORMATION. CONTRACTOR TO VERIFY LOCATIONS, SIZES AND MATERIALS PRIOR TO COMMENCING ANY CONSTRUCTION.
2. CONTRACTOR REQUIRED TO NOTIFY DIG-SAFE BEFORE COMMENCING ANY SITE CONSTRUCTION.
3. PRIOR TO THE START OF SITE CONSTRUCTION, CONTRACTOR IS REQUIRED TO DEVELOP AND IMPLEMENT A PLAN FOR THE TEMPORARY CONTROL OF VEHICULAR AND PEDESTRIAN TRAFFIC FOR WORK WITHIN PUBLIC STREET RIGHT-OF-WAY AT THE SITE AND FOR SAFE CONSTRUCTION SITE ACCESS AND EGRESS. CONTRACTOR TO OBTAIN APPROVAL OF SAID PLAN FROM APPROPRIATE STATE AND COMMUNITY PUBLIC SAFETY OFFICIALS.

James Barnes Architects
 14 Imperial Plaza
 Providence, RI 02908
 401-781-8220



Computer Cable Easement Plan

for the Rhode Island School of Design

March 1997

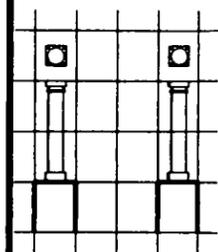
Sheet Contents
 EASEMENT PLAN

A-1

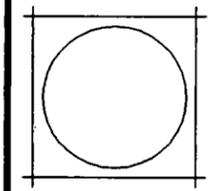
THIS SURVEY AND PLAN CONFORM TO A CLASS III STANDARD AS ADOPTED BY THE RHODE ISLAND BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS

BY: _____ REGISTERED PROFESSIONAL LAND SURVEYOR DATE: _____

SURVEY OF LAND	
PROJECT:	R.I. SCHOOL OF DESIGN
LOCATION:	MEETING & BENEFIT STREETS, PROVIDENCE, R.I.
DATE:	FEBRUARY 1997
SCALE:	1"=10'
BY:	W.M. L.R.S.
WATERMAN ENGINEERING CO. CIVIL ENGINEERS - SURVEYORS EAST PROVIDENCE RHODE ISLAND	

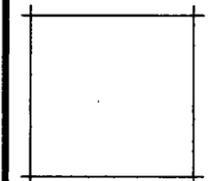


James Barnes Architects
 16 Imperial Place
 Providence, RI 02903
 401-841-8830



Computer Cable Easement Plan

for the
 Rhode Island School of Design



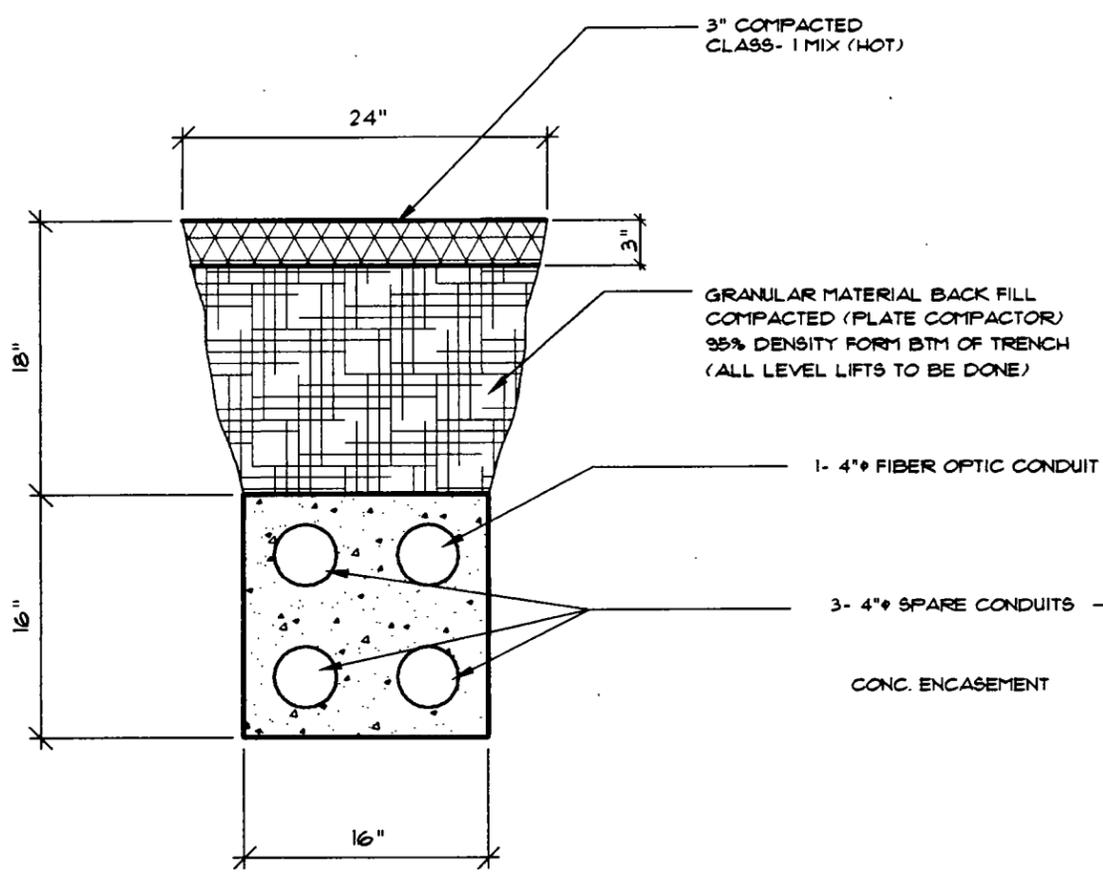
March 1991

Sheet Contents
 TRENCH DETAILS

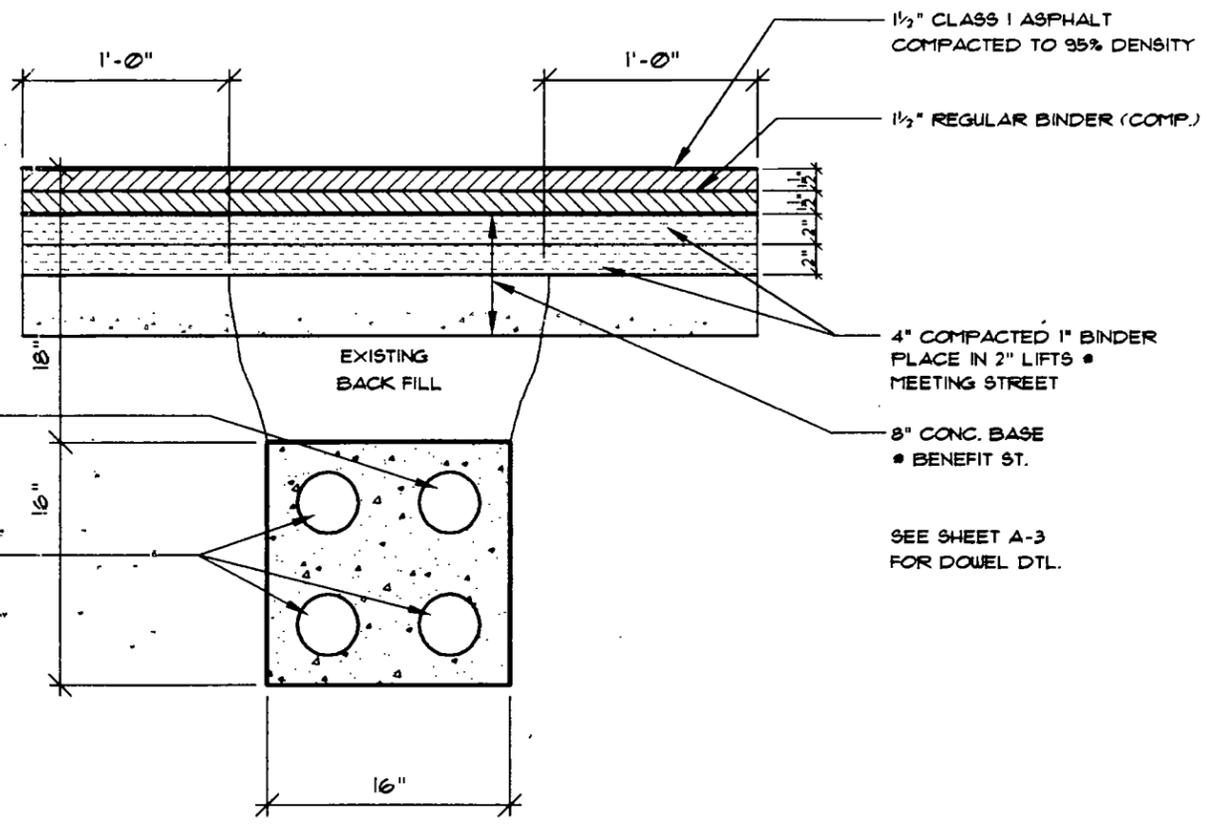
A-2

Sheet 2 of 4

SQUARE OFF AND SAW CUT
 1 FOOT BEYOND
 UTILITY TRENCH
 EMULSION ON ALL JOINTS

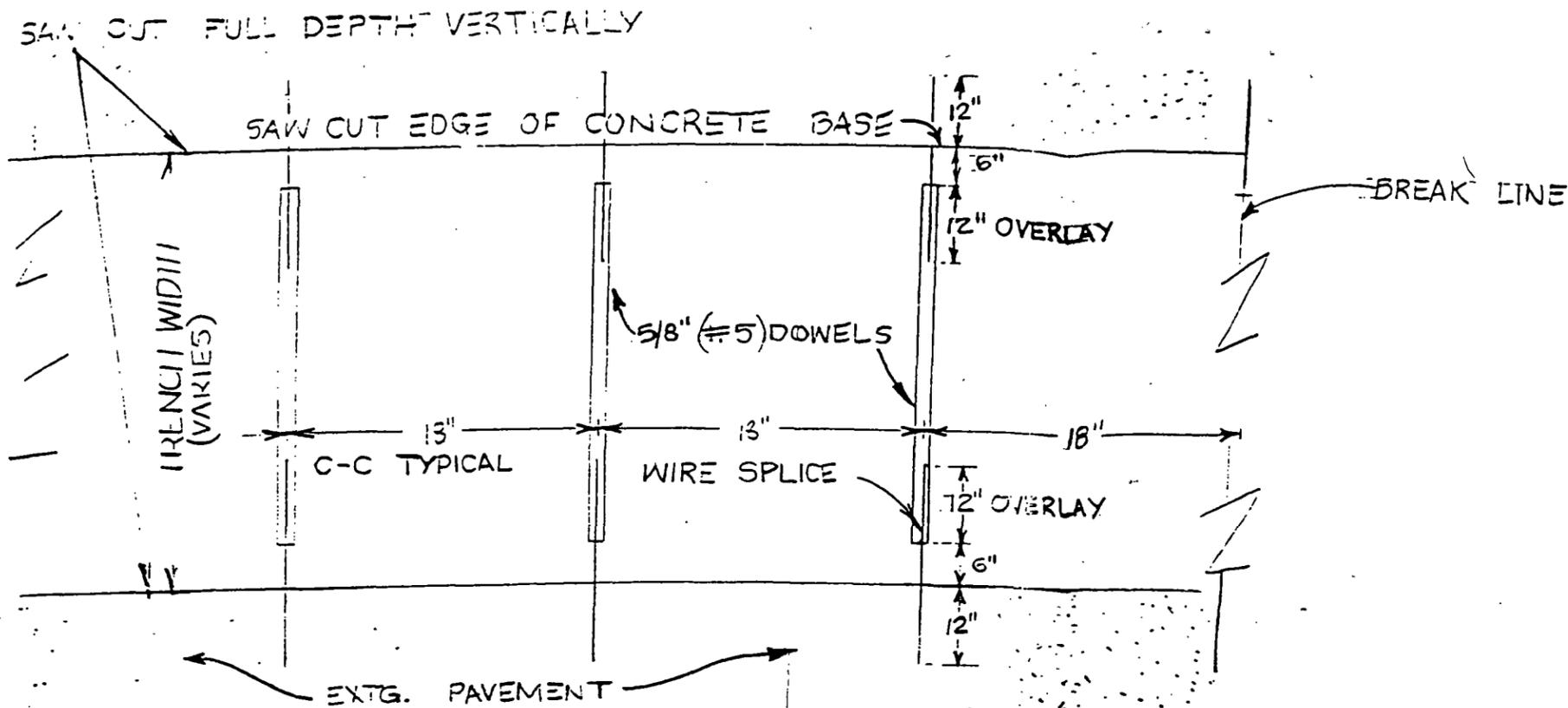


TRENCH DETAIL 1" = 1'-0"
 TEMPORARY PATCH



TRENCH DETAIL 1" = 1'-0"
 FINAL PATCH

NO PERMANENT RESTORATION WILL BE ALLOWED
 UNTIL AT LEAST THIRTY (30) DAYS HAVE PASSED FROM
 THE TIME OF INSTALLATION SO AS TO INSURE MAXIMUM
 COMPACTION OF THE SUB BASE

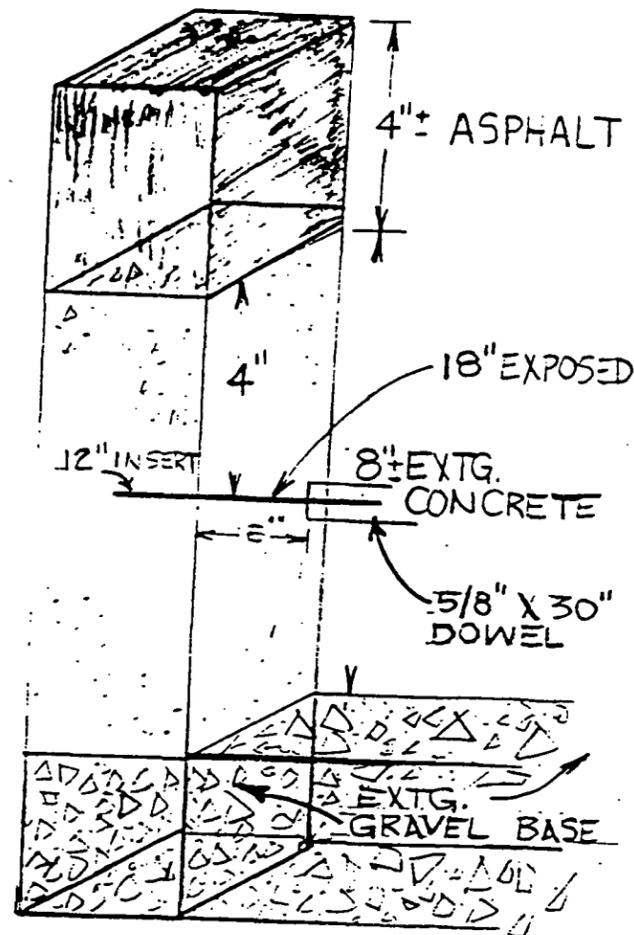


DETAIL #1 PLAN VIEW (TRENCH CUT-OUT)

- NOTES:
1. DEPTH OF CONCRETE VARIES.
 2. DOWELS - 5/8" X 30" (12" INSERT, WITH 18" EXPOSED)
 3. ALL EXTG. MATERIALS TO BE REPLACED IN LIKEKIND.
 4. DOWELS TO BE SET 4"± BELOW TOP OF EXTG. CONCRETE.

TYPICAL DPW. DETAIL of CONCRETE BASE
ROADWAY RESTORATION for UTILITY
CONTRACTORS

SECTION
 Plan No 064522
 Date: 6-20-91



DETAIL #2, SECTION

CITY OF PROVIDENCE R.I.
 Public Works Dep. Inspection Office
 Shows DETAILS OF DOWELS
 PLAN VIEW & SECTION
 Drawn by B. PORRECA Checked by
 Scale: --- Date: 6-20-91
 Cont. Associate Eng.
 Approve: 768-M-78

James
 Barnes
 Architects

14 Imperial Place
 Providence, RI 02903
 401-841-0000

Computer
 Cable
 Easement
 Plan

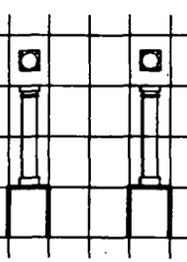
for the
 Rhode Island
 School of
 Design

March 1991

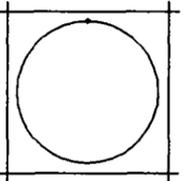
Sheet Contents

A-3

Sheet 3 of 4

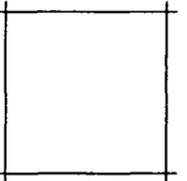


James Barnes Architects
 14 Imperial Place
 Providence, RI 02903
 401-841-8900

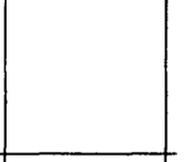


Computer Cable Easement Plan

for the
 Rhode Island School of Design



March 1991



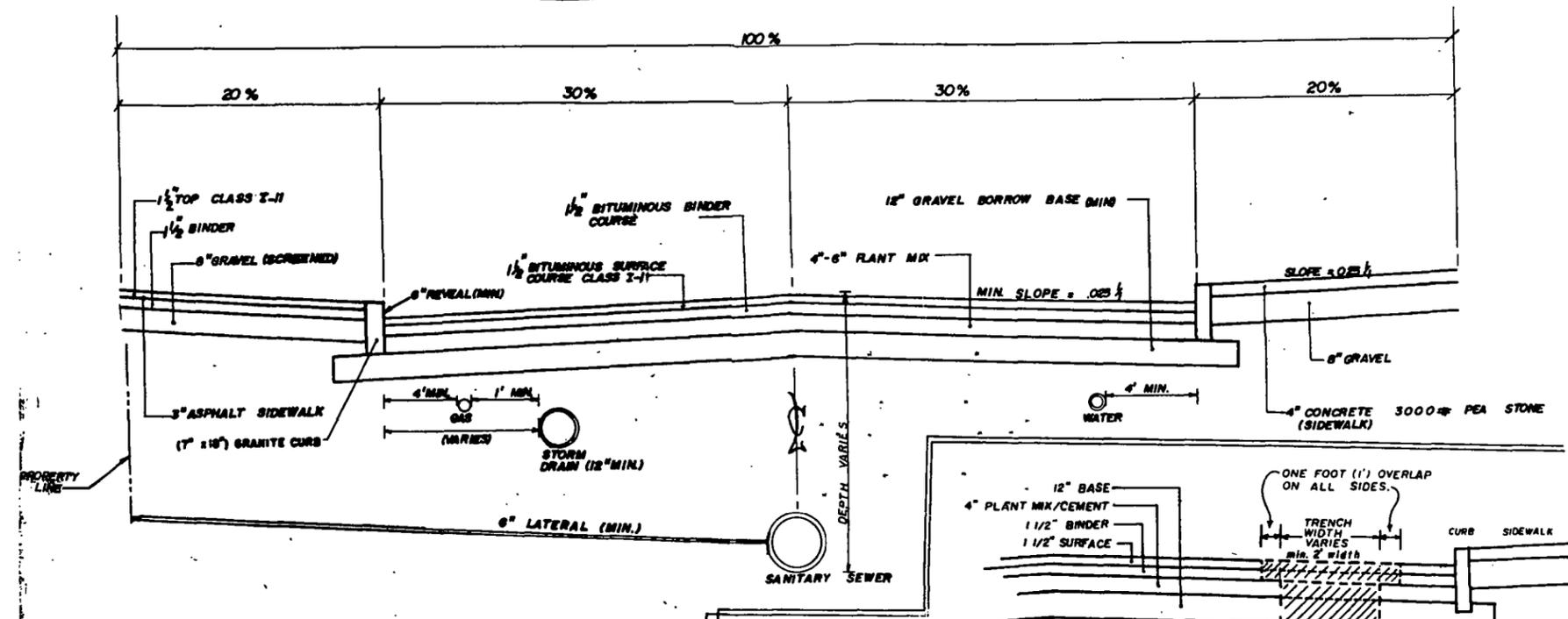
Sheet Contents:

A-4

Sheet 4 of 4

PROVIDENCE
 CITY ENGINEER'S OFFICE
 STREET LINE SECTION
 No. 064522
 Date 3-11-92

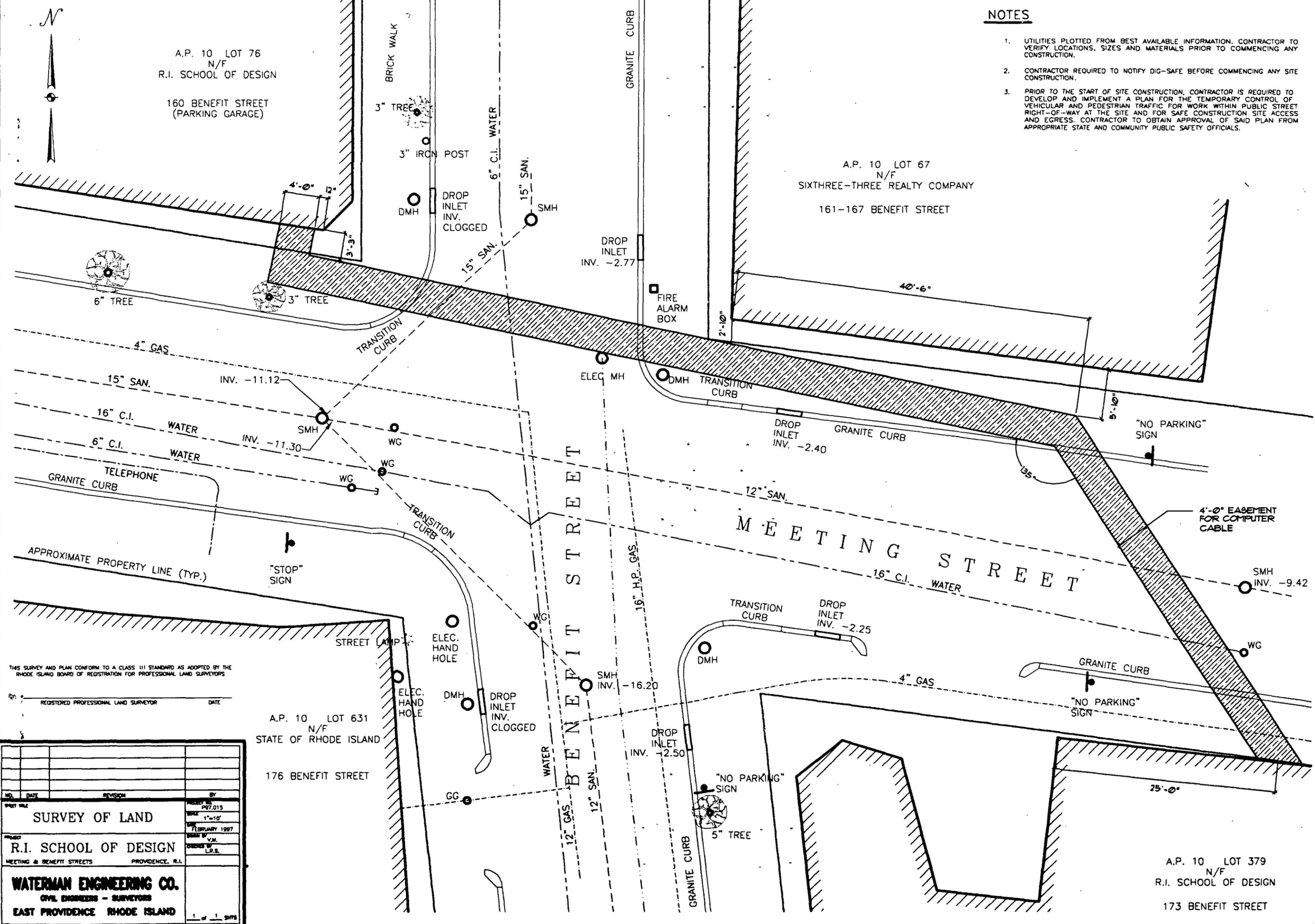
**TYPICAL UTILITIES & ROADWAY SECTION I
 DETAIL FOR PERMANENT RESTORATION**



NOTES:
 1) GRANITE CURBING TO BE USED ON ALL PRIMARY AND COMMERCIAL ROADS.
 2) ALL MATERIALS TO BE R.I.D.O.T STANDARDS.
 3) PORTLAND CEMENT CURBING IS ALLOWED FOR SECONDARY ROADS.
 4) ASPHALT CURBING ALLOWED ONLY ON TEMPORARY AND DEAD END ROADS.

NOTES ON PERMANENT RESTORATION DETAIL
 1) REMOVE ALL TEMPORARY MIX
 2) FOR CEMENT BASE, DRILL & DOWEL REQUIRED
 3) SQUARE OFF & SAW CUT IN ALL DIRECTIONS FOR PERMANENT RESTORATION.
 SEE PLAN NO. 768/M-79 & DAY BOOK NO. 064522 FOR DRILL & DOWEL

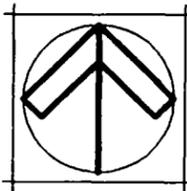
PROVIDENCE DEPARTMENT
 OF
 PUBLIC WORKS
 TYPICAL ROADWAY SECTION
 PROVIDENCE - RHODE ISLAND
 CITY ENGINEER'S OFFICE
 SUBJECT TYPICAL ROADWAY
 DRAWN BY J.P. FORRECA CHECKED BY J.A.J.
 APPROVED BY [Signature] PE
 CIV. ENGINEER



NOTES

1. UTILITIES PLOTTED FROM BEST AVAILABLE INFORMATION. CONTRACTOR TO VERIFY LOCATIONS, SIZES AND MATERIALS PRIOR TO COMMENCING ANY CONSTRUCTION.
2. CONTRACTOR REQUIRED TO NOTIFY DIG-SAFE BEFORE COMMENCING ANY SITE CONSTRUCTION.
3. PRIOR TO THE START OF SITE CONSTRUCTION, CONTRACTOR IS REQUIRED TO DEVELOP AND IMPLEMENT A PLAN FOR THE TEMPORARY CONTROL OF VEHICULAR AND PEDESTRIAN TRAFFIC FOR WORK WITHIN PUBLIC STREET RIGHT-OF-WAY AT THE SITE AND FOR SAFE CONSTRUCTION SITE ACCESS AND EGRESS. CONTRACTOR TO OBTAIN APPROVAL OF SAID PLAN FROM APPROPRIATE STATE AND COMMUNITY PUBLIC SAFETY OFFICIALS.

James Barnes Architects
 14 Imperial Plaza
 Providence, RI 02909
 401-781-8800



Computer Cable Easement Plan

for the Rhode Island School of Design

March 1997

Sheet Contents

EASEMENT PLAN

A-1

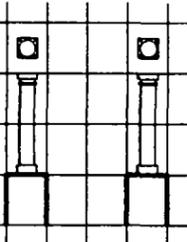
Sheet 1 of 4

THIS SURVEY AND PLAN CONFORM TO A CLASS III STANDARD AS ADOPTED BY THE RHODE ISLAND BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS

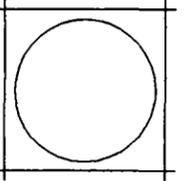
SURVEY OF LAND R.I. SCHOOL OF DESIGN MEETING & BENEFIT STREETS PROVIDENCE, R.I. WATERMAN ENGINEERING CO. CIVIL ENGINEERS - SURVEYORS EAST PROVIDENCE RHODE ISLAND	
NO. DATE REVISION BY 1 1/97 2 2/97 3 3/97	PROJECT NO. P97.015 SCALE 1"=10' DATE FEBRUARY 1997 DRAWN BY V.M. CHECKED BY L.R.S.

A.P. 10 LOT 631
 N/F
 STATE OF RHODE ISLAND
 176 BENEFIT STREET

A.P. 10 LOT 379
 N/F
 R.I. SCHOOL OF DESIGN
 173 BENEFIT STREET

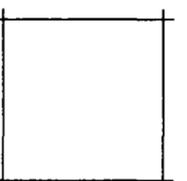


James Barnes Architects
 14 Imperial Place
 Providence, RI 02903
 401-781-0000

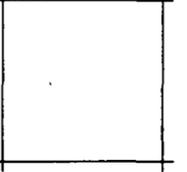


Computer Cable Easement Plan

for the
 Rhode Island School of Design



March 1997

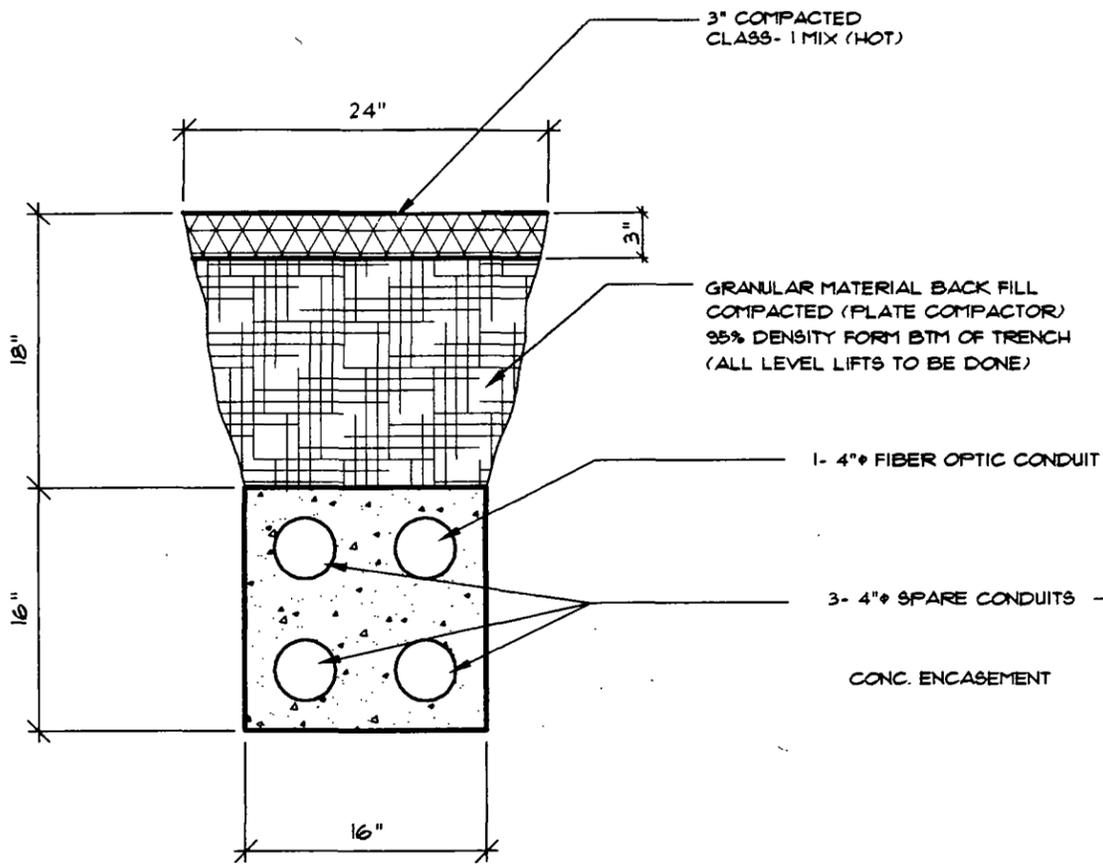


Sheet Contents
 TRENCH DETAILS

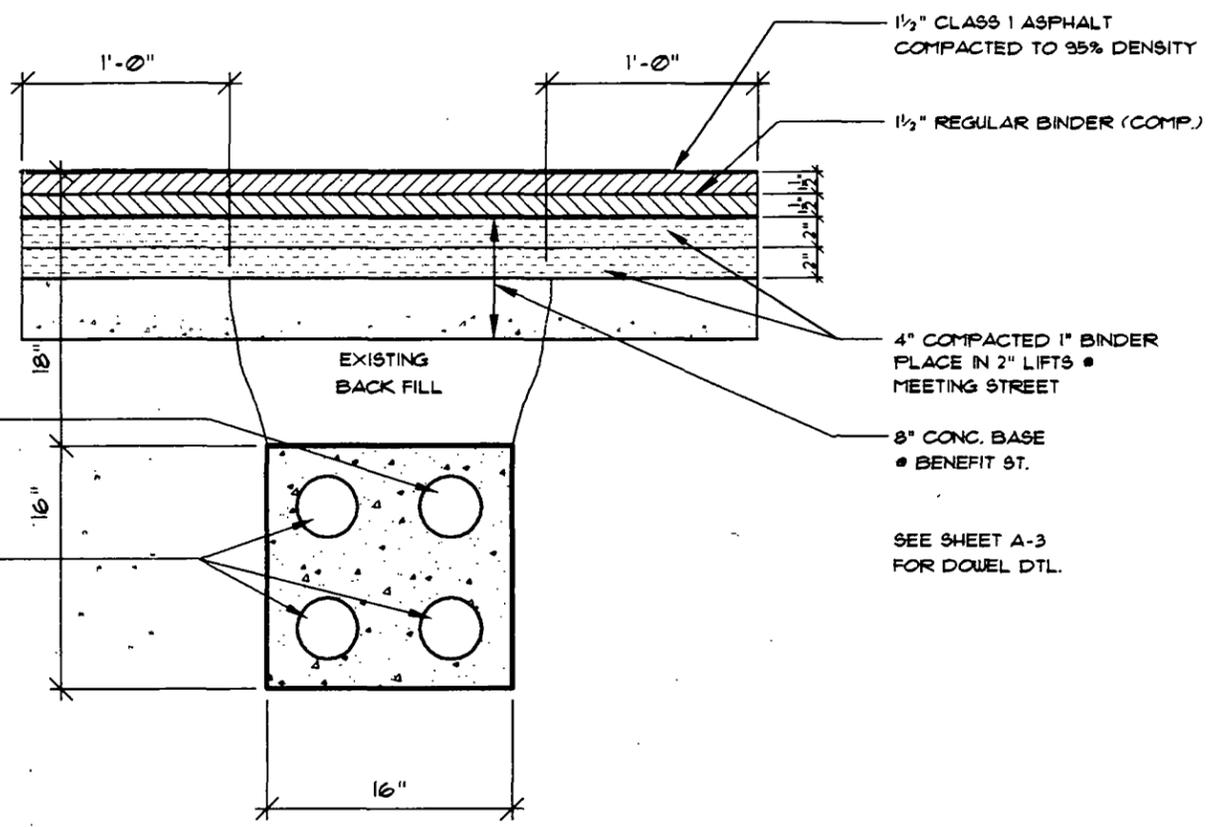
A-2

Sheet 2 OF 4

SQUARE OFF AND SAW CUT
 1 FOOT BEYOND
 UTILITY TRENCH
 EMULSION ON ALL JOINTS

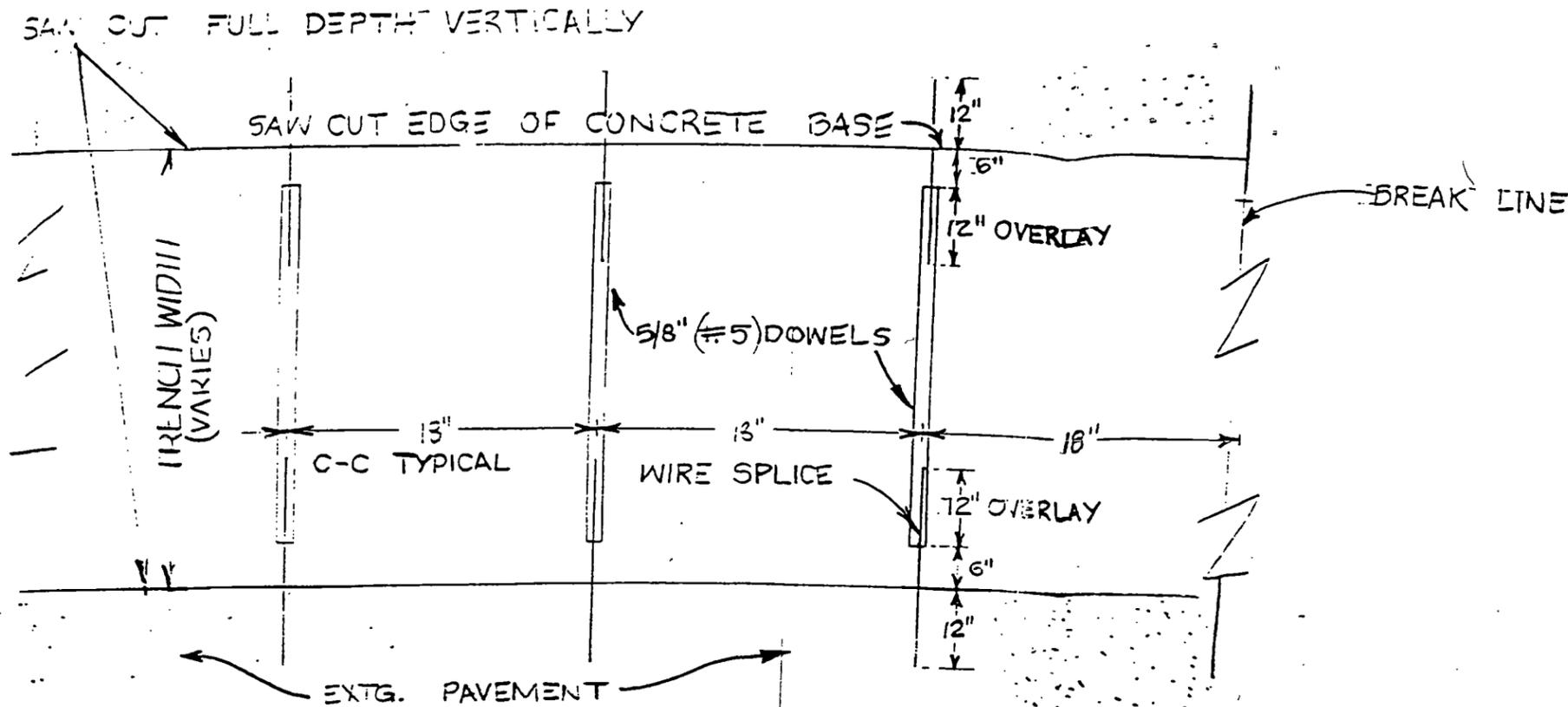


TRENCH DETAIL 1" = 1'-0"
 TEMPORARY PATCH



TRENCH DETAIL 1" = 1'-0"
 FINAL PATCH

NO PERMANENT RESTORATION WILL BE ALLOWED
 UNTIL AT LEAST THIRTY (30) DAYS HAVE PASSED FROM
 THE TIME OF INSTALLATION SO AS TO INSURE MAXIMUM
 COMPACTION OF THE SUB BASE

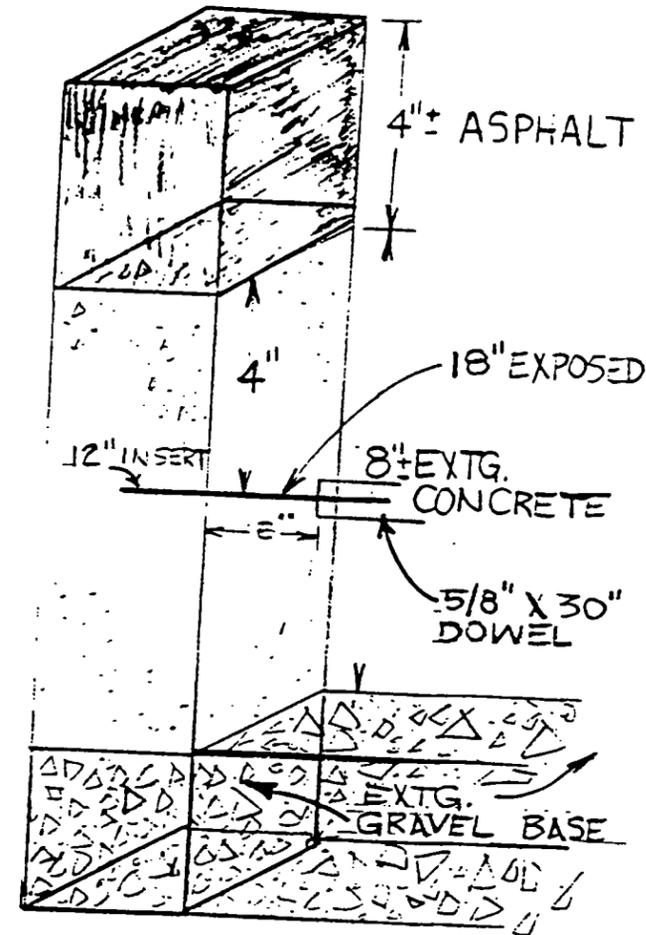


DETAIL #1 PLAN VIEW (TRENCH CUT-OUT)

- NOTES:
- DEPTH OF CONCRETE VARIES.
 - DOWELS - 5/8" X 30" (12" INSERT, WITH 18" EXPOSED)
 - ALL EXTG. MATERIALS TO BE REPLACED IN LIKEKIND.
 - DOWELS TO BE SET 4"± BELOW TOP OF EXTG. CONCRETE.

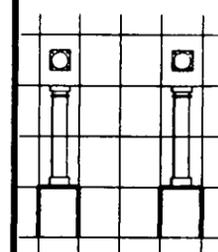
TYPICAL D.P.W. DETAIL of CONCRETE BASE
ROADWAY RESTORATION for UTILITY
CONTRACTORS

SECTION
 Plan No 064522
 Date: 6-20-91

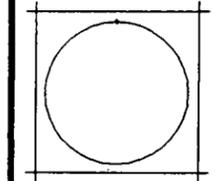


DETAIL #2, SECTION

CITY OF PROVIDENCE R.I.
 Public Works Dept. Engineering Office
 Shows DETAILS OF DOWELS
 PLAN VIEW & SECTION
 Drawn by A.B. PORRECA Checked by
 Scale: Date 6-20-91
 Concr. Associate Eng.
 Approve: 768-M-78



James Barnes Architects
 14 Imperial Place
 Providence, RI 02903
 401-841-0900

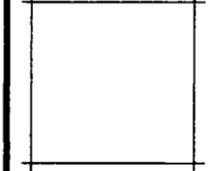


Computer Cable Easement Plan

for the Rhode Island School of Design



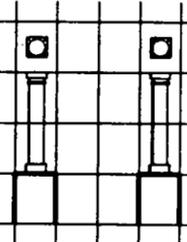
March 1991



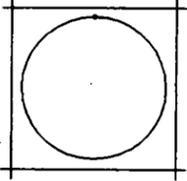
Sheet Contents



A-3

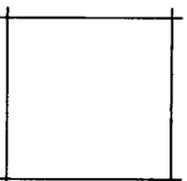


James Barnes Architects
 14 Imperial Plaza
 Providence, RI 02903
 401-261-8800

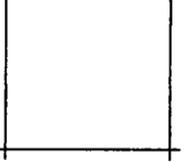


Computer Cable Easement Plan

for the Rhode Island School of Design



March 1987



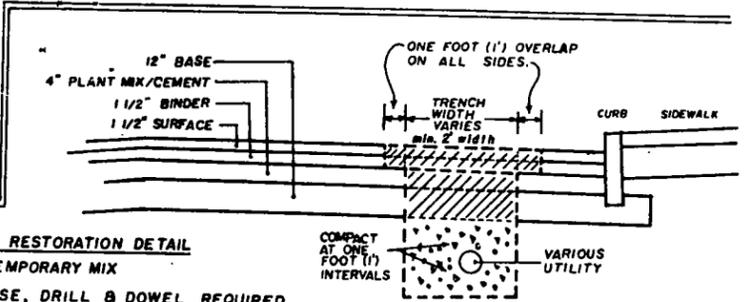
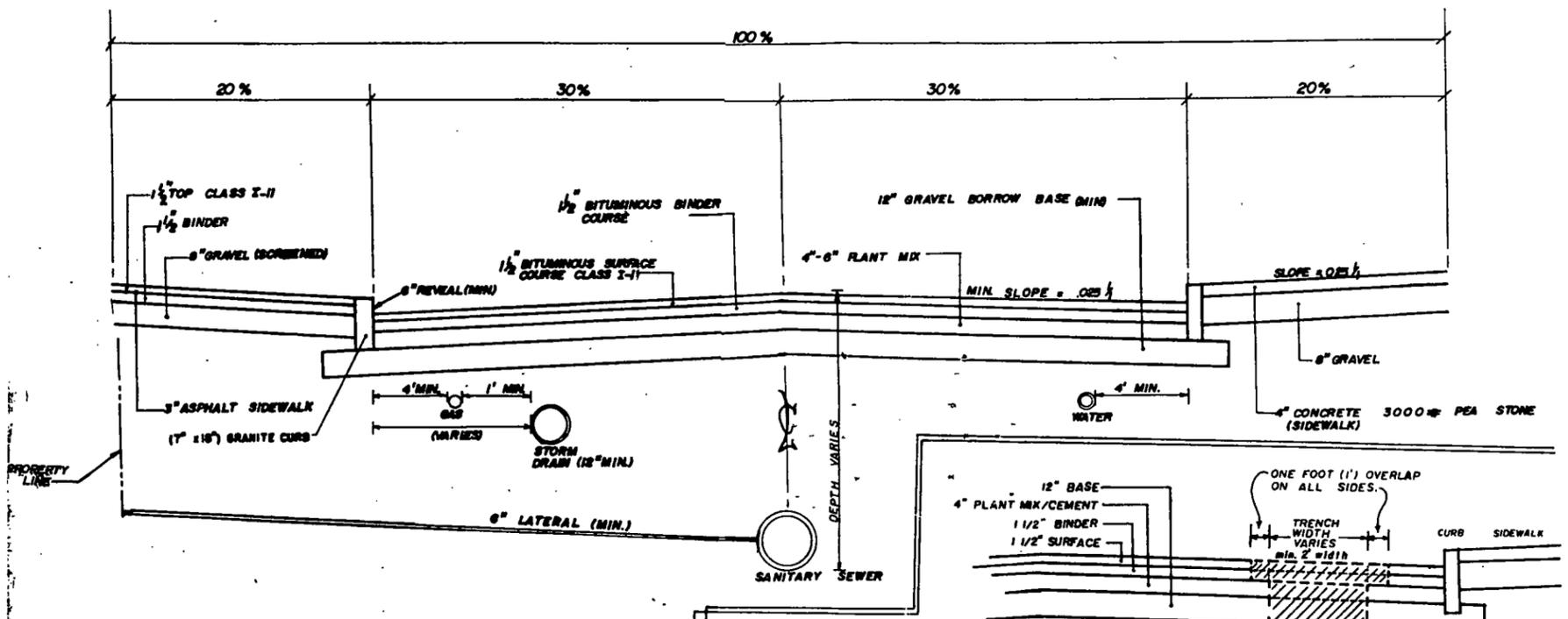
Sheet Contents:

A-4

Sheet 4 of 4

PROVIDENCE
 U. S. DEPT. ENGINEERING OFFICE
 STREET LINE SECTION
 No. 064522
 Date 3-21-87

**TYPICAL UTILITIES & ROADWAY SECTION I
 & DETAIL FOR PERMANENT RESTORATION**

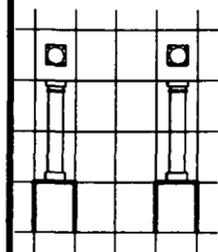


NOTES:
 1) GRANITE CURBING TO BE USED ON ALL PRIMARY AND COMMERCIAL ROADS.
 2) ALL MATERIALS TO BE RIDOT STANDARDS.
 3) CEMENT CONCRETE CURBING IS ALLOWED FOR SECONDARY ROADS.
 4) ASPHALT BEING ALLOWED ONLY ON TERNARY AND DEAD END ROADS.

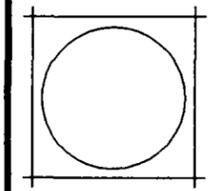
NOTES ON PERMANENT RESTORATION DETAIL
 1) REMOVE ALL TEMPORARY MIX
 2) FOR CEMENT BASE, DRILL & DOWEL REQUIRED
 3) SQUARE OFF & SAW CUT IN ALL DIRECTIONS FOR PERMANENT RESTORATION.
 SEE PLAN NO. 768/M-79 & DAY BOOK NO. 064522 FOR DRILL & DOWEL

PROVIDENCE DEPARTMENT
 OF
 PUBLIC WORKS
 TYPICAL ROADWAY SECTION

PROVIDENCE - RHODE ISLAND
 CITY ENGINEER'S OFFICE
 SUBJECT TYPICAL ROADWAY
 DRAWN BY: J.P. WELLS
 CHECKED BY: J.A.J.
 APPROVED BY: [Signature] P.E.
 CIVIL ENGINEER

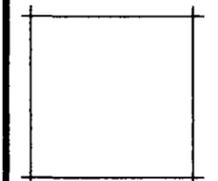


James Barnes Architects
 16 Imperial Place
 Providence, RI 02903
 401-841-0330

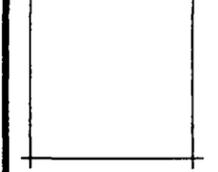


Computer Cable Easement Plan

for the
 Rhode Island School of Design



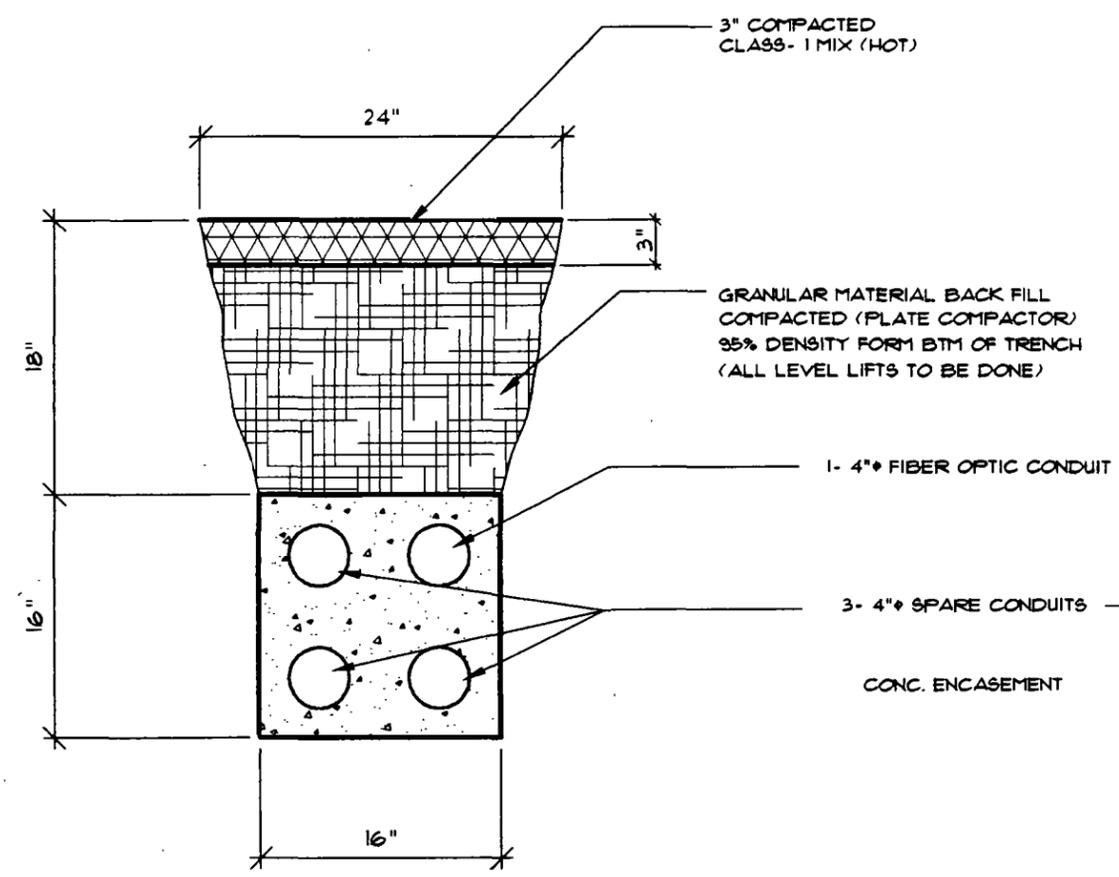
March 1991



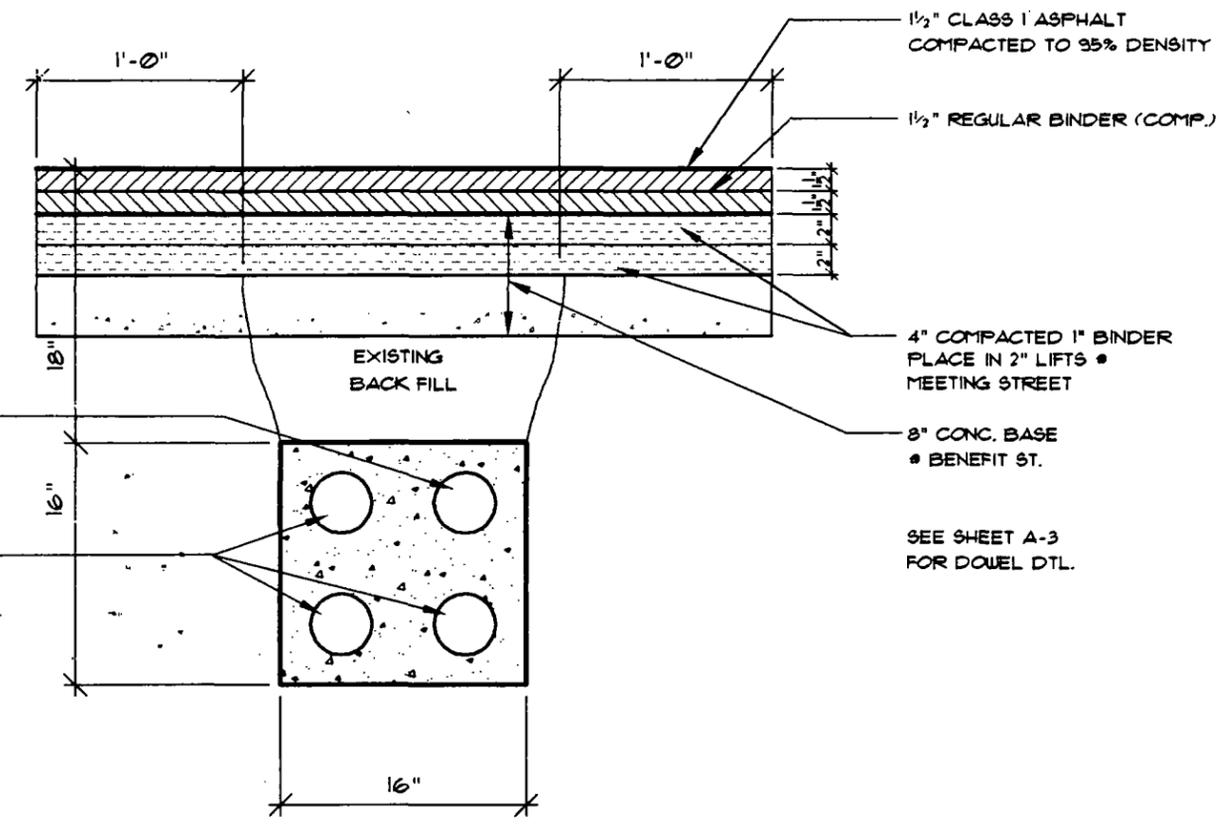
Sheet Contents
 TRENCH DETAILS

A-2

Sheet 2 OF 4

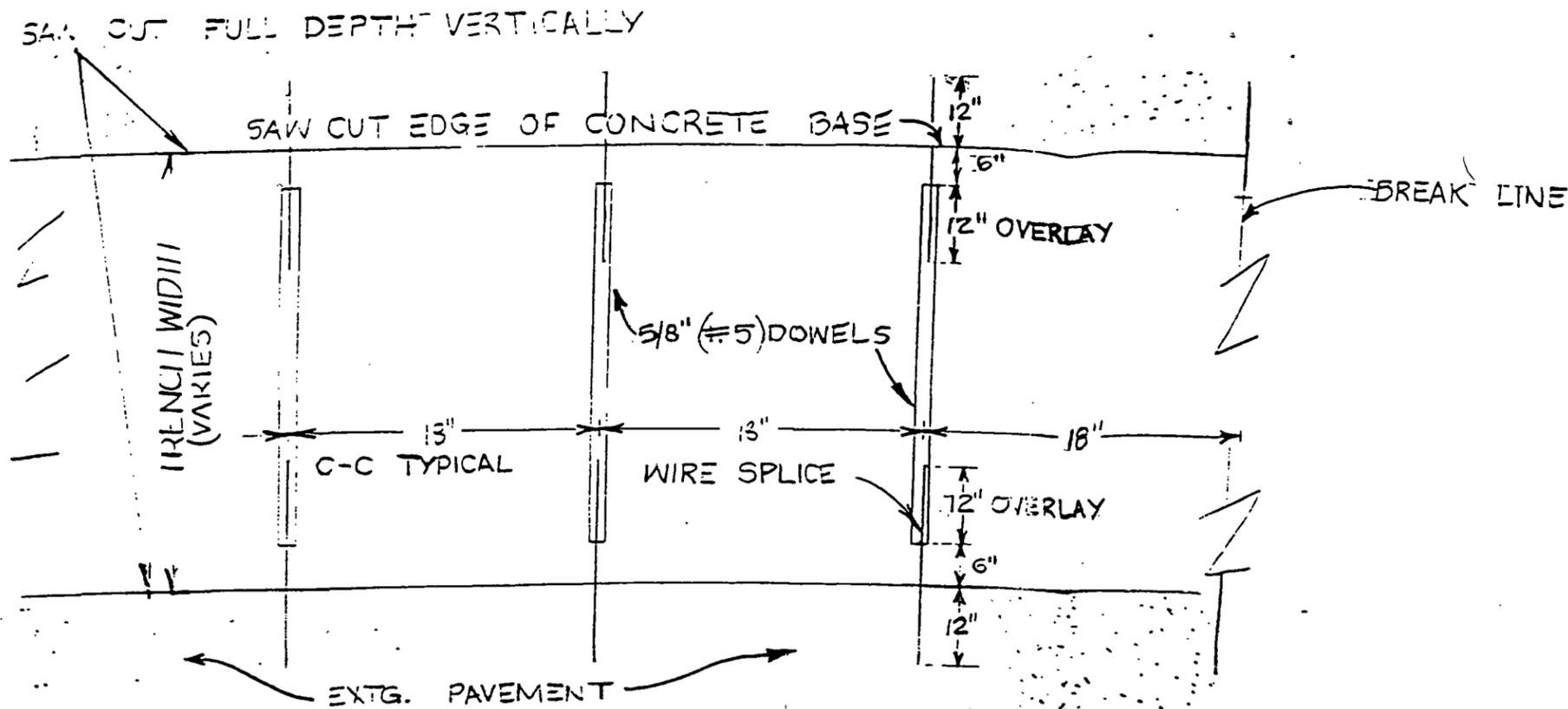


TRENCH DETAIL 1" = 1'-0"
 TEMPORARY PATCH



TRENCH DETAIL 1" = 1'-0"
 FINAL PATCH

NO PERMANENT RESTORATION WILL BE ALLOWED UNTIL AT LEAST THIRTY (30) DAYS HAVE PASSED FROM THE TIME OF INSTALLATION SO AS TO INSURE MAXIMUM COMPACTION OF THE SUB BASE

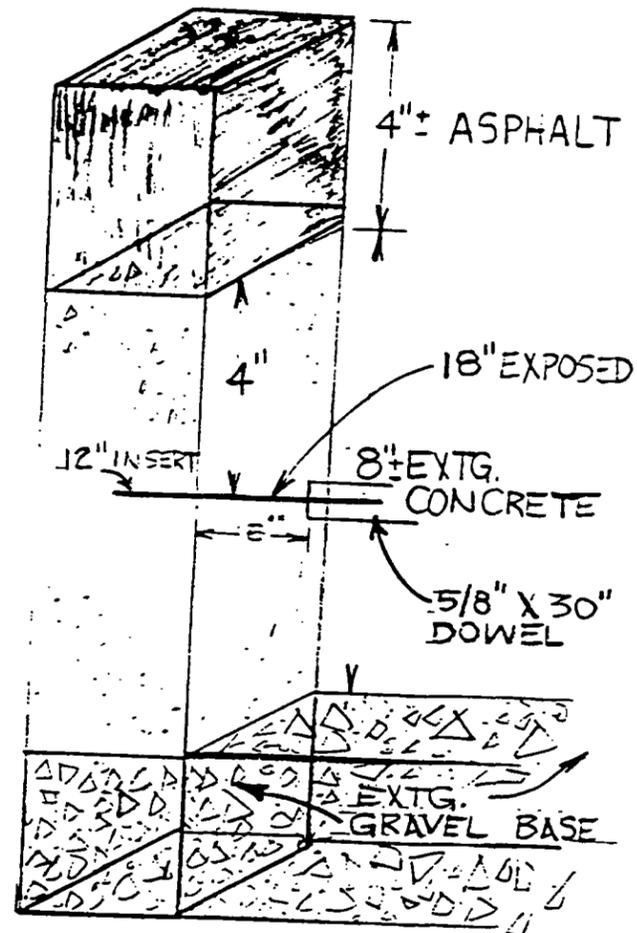


DETAIL #1 PLAN VIEW (TRENCH CUT-OUT)

- NOTES:
- DEPTH OF CONCRETE VARIES.
 - DOWELS - 5/8" X 30" (12" INSERT, WITH 18" EXPOSED)
 - ALL EXTG. MATERIALS TO BE REPLACED IN LIKEKIND.
 - DOWELS TO BE SET 4"± BELOW TOP OF EXTG. CONCRETE.

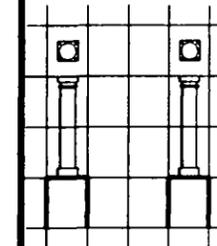
TYPICAL DPW. DETAIL of CONCRETE BASE
ROADWAY RESTORATION for UTILITY
CONTRACTORS

SECTION
 Plan No 064522
 Date: 6-20-91

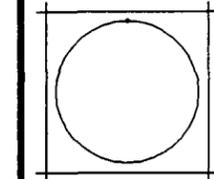


DETAIL #2, SECTION

CITY OF PROVIDENCE R.I.
 Public Works Dept. Engineering Office
 Shows DETAILS OF DOWELS
 PLAN VIEW & SECTION
 Drawn by B. BORRECA Checked by
 Scale: --- Date: 6-20-91
 Cones: --- Associate Eng.
 Approve: 768-m-78



James
 Barnes
 Architects
 14 Imperial Place
 Providence, RI 02908
 401-841-0000



Computer
 Cable
 Easement
 Plan

for the
 Rhode Island
 School of
 Design

March 1991

Sheet Contents

A-3

Sheet 3 of 4



A.P. 10 LOT 76
N/F
R.I. SCHOOL OF DESIGN

160 BENEFIT STREET
(PARKING GARAGE)

BRICK WALK

3" TREE

3" IRON POST

DMH

DROP INLET
INV. CLOGGED

6" C.I. WATER

15" SAN.

SMH

DROP INLET
INV. -2.77

GRANITE CURB

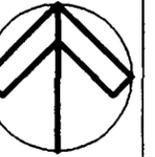
FIRE ALARM BOX

A.P. 10 LOT 67
N/F
SIXTHREE-THREE REALTY COMPANY
161-167 BENEFIT STREET

NOTES

1. UTILITIES PLOTTED FROM BEST AVAILABLE INFORMATION. CONTRACTOR TO VERIFY LOCATIONS, SIZES AND MATERIALS PRIOR TO COMMENCING ANY CONSTRUCTION.
2. CONTRACTOR REQUIRED TO NOTIFY DIG-SAFE BEFORE COMMENCING ANY SITE CONSTRUCTION.
3. PRIOR TO THE START OF SITE CONSTRUCTION, CONTRACTOR IS REQUIRED TO DEVELOP AND IMPLEMENT A PLAN FOR THE TEMPORARY CONTROL OF VEHICULAR AND PEDESTRIAN TRAFFIC FOR WORK WITHIN PUBLIC STREET RIGHT-OF-WAY AT THE SITE AND FOR SAFE CONSTRUCTION SITE ACCESS AND EGRESS. CONTRACTOR TO OBTAIN APPROVAL OF SAID PLAN FROM APPROPRIATE STATE AND COMMUNITY PUBLIC SAFETY OFFICIALS.

James Barnes Architects
14 Imperial Place
Providence, RI 02903
401-781-8800



Computer Cable Easement Plan

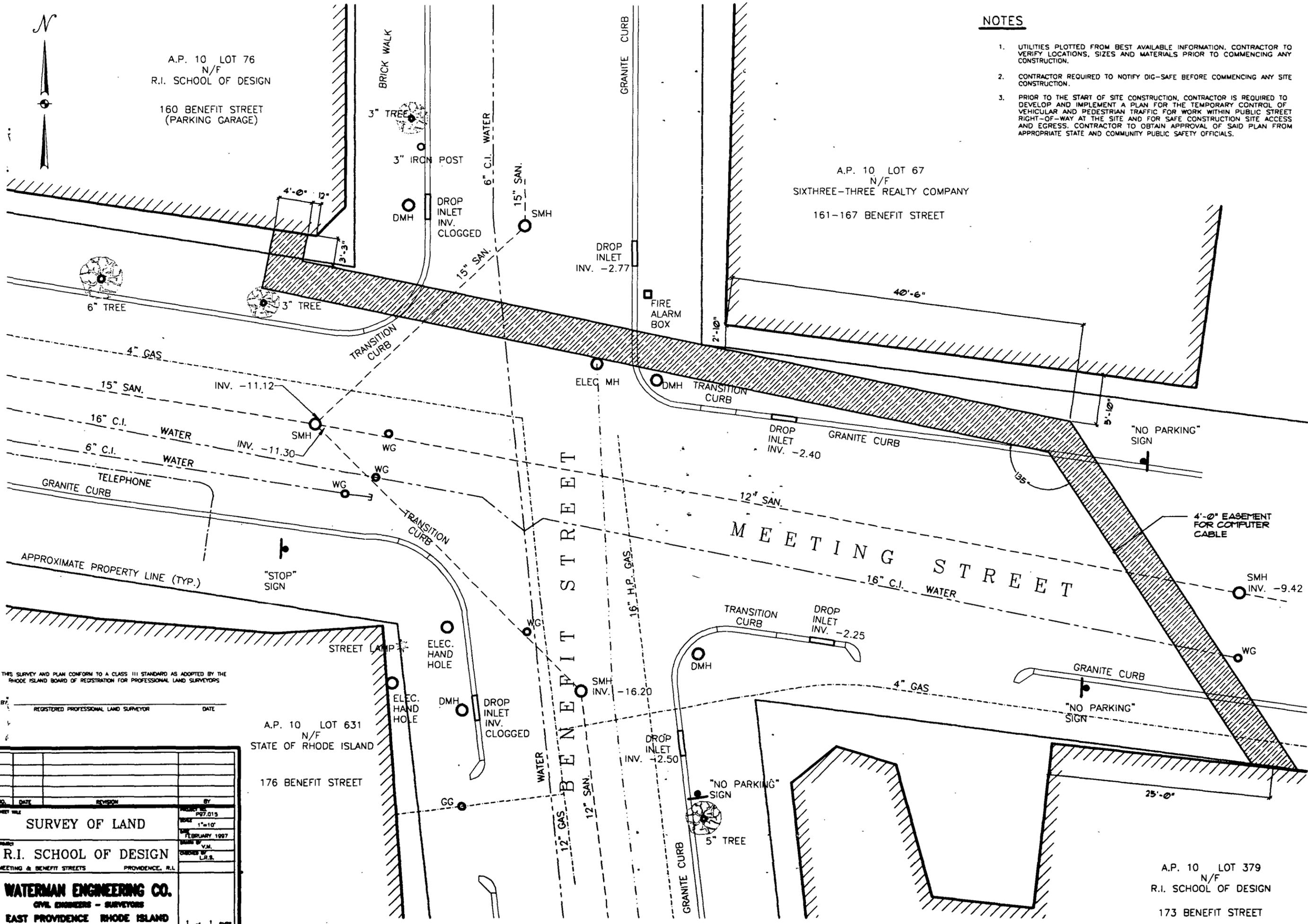
for the
Rhode Island
School of Design

March 1997

Sheet Contents:
EASEMENT PLAN

A-1

Sheet 1 of 4

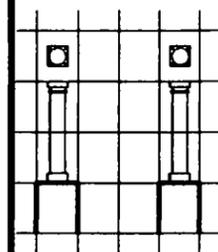


THIS SURVEY AND PLAN CONFORM TO A CLASS III STANDARD AS ADOPTED BY THE RHODE ISLAND BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS

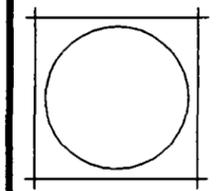
BY: _____ REGISTERED PROFESSIONAL LAND SURVEYOR DATE _____

A.P. 10 LOT 631 N/F STATE OF RHODE ISLAND 176 BENEFIT STREET	
SURVEY OF LAND	
NO. _____	DATE _____
BY _____	REVISION _____
PROJECT NO. P97.015	SCALE 1"=10'
DATE FEBRUARY 1997	DRAWN BY V.M.
CHECKED BY L.S.	
R.I. SCHOOL OF DESIGN MEETING & BENEFIT STREETS PROVIDENCE, R.I.	
WATERMAN ENGINEERING CO. CIVIL ENGINEERS - SURVEYORS EAST PROVIDENCE RHODE ISLAND	
1 of 1 SHEETS	

A.P. 10 LOT 379
N/F
R.I. SCHOOL OF DESIGN
173 BENEFIT STREET

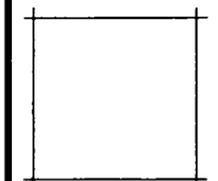


James Barnes Architects
 14 Imperial Place
 Providence, RI 02908
 401-851-8938

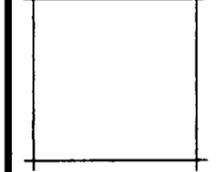


Computer Cable Easement Plan

for the
 Rhode Island School of Design



March 1987

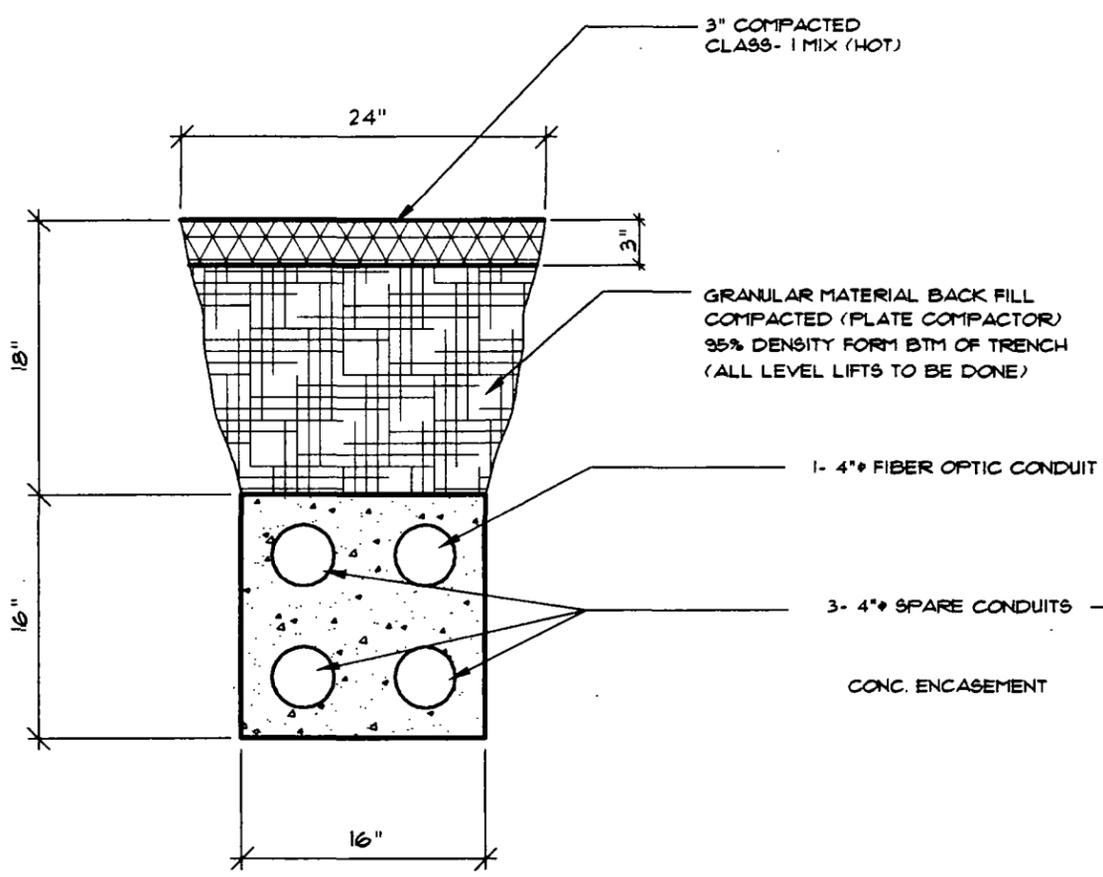


Sheet Contents:
 TRENCH DETAILS

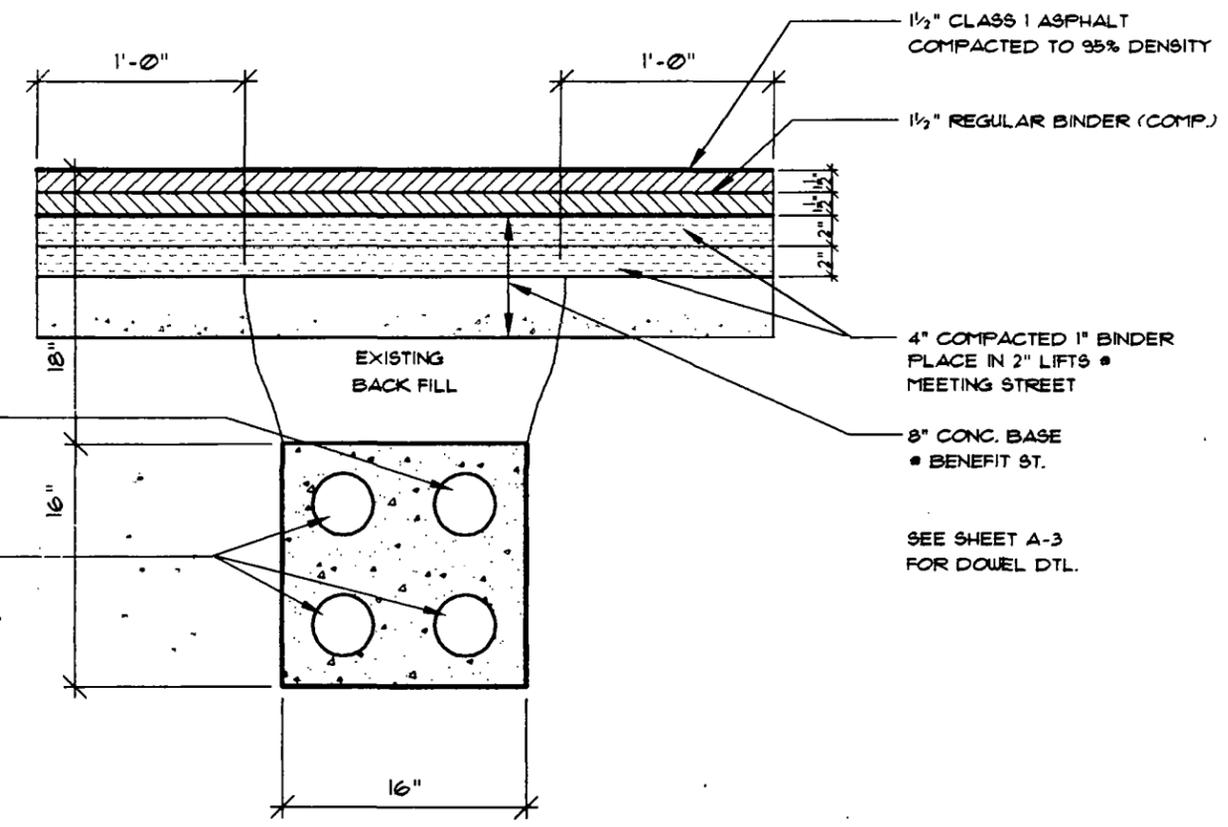
A-2

Sheet 2 OF 4

SQUARE OFF AND SAW CUT
 1 FOOT BEYOND
 UTILITY TRENCH
 EMULSION ON ALL JOINTS

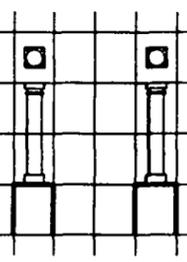


TRENCH DETAIL 1" = 1'-0"
 TEMPORARY PATCH



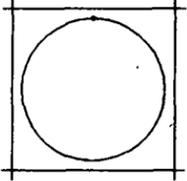
TRENCH DETAIL 1" = 1'-0"
 FINAL PATCH

NO PERMANENT RESTORATION WILL BE ALLOWED UNTIL AT LEAST THIRTY (30) DAYS HAVE PASSED FROM THE TIME OF INSTALLATION SO AS TO INSURE MAXIMUM COMPACTION OF THE SUB BASE



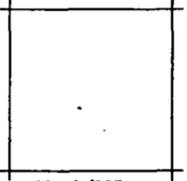
James Barnes Architects

14 Newport Place
Providence, RI 02903
401-851-0000

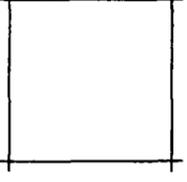


Computer Cable Easement Plan

for the Rhode Island School of Design



March 1987



Sheet Contents:

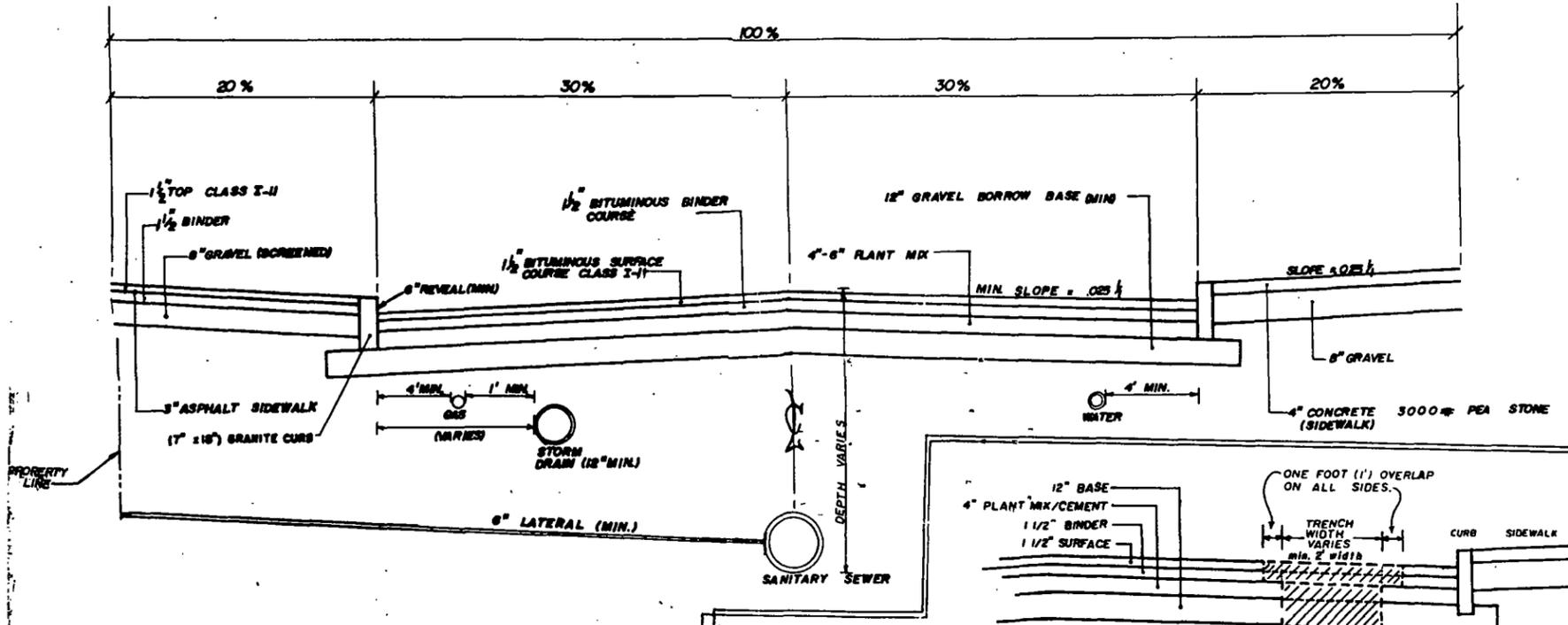


A-4

Sheet 4 of 4

PROVIDENCE # 1
P. W. DEPT. ENGINEERING OFFICE
STREET LINE SECTION
Plan No. 064522
Date 7-11-82

**TYPICAL UTILITIES & ROADWAY SECTION I
& DETAIL FOR PERMANENT RESTORATION**



NOTES:

- 1) GRANITE CURBING TO BE USED ON ALL PRIMARY AND COMMERCIAL ROADS.
- 2) ALL MATERIALS TO BE R.I.D.G.T STANDARDS.
- 3) PORTLAND CEMENT CONCRETE CURBING IS ALLOWED FOR SECONDARY ROADS.
- 4) ASPHALT CURBING ALLOWED ONLY ON TEMPORARY AND DEAD END ROADS.

NOTES ON PERMANENT RESTORATION DETAIL

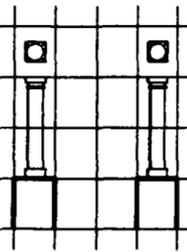
- 1) REMOVE ALL TEMPORARY MIX
- 2) FOR CEMENT BASE, DRILL & DOWEL REQUIRED
- 3) SQUARE OFF & SAW CUT IN ALL DIRECTIONS FOR PERMANENT RESTORATION.

SEE PLAN NO. 768/M-79 & DAY BOOK NO. 064522 FOR DRILL & DOWEL

PROVIDENCE DEPARTMENT OF PUBLIC WORKS
TYPICAL ROADWAY SECTION

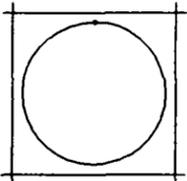
PROVIDENCE - RHODE ISLAND CITY ENGINEER'S OFFICE
SUBJECT TYPICAL ROADWAY

DRAWN BY: [Signature] CHECKED BY: [Signature]
APPROVED BY: [Signature] P.E.
CITY ENGINEER



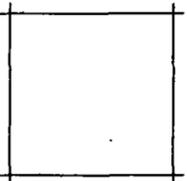
James Barnes Architects

14 Newport Place
Providence, RI 02903
401-781-8800

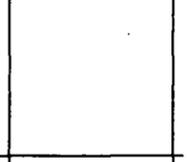


Computer Cable Easement Plan

for the Rhode Island School of Design



March 1987



Sheet Contents

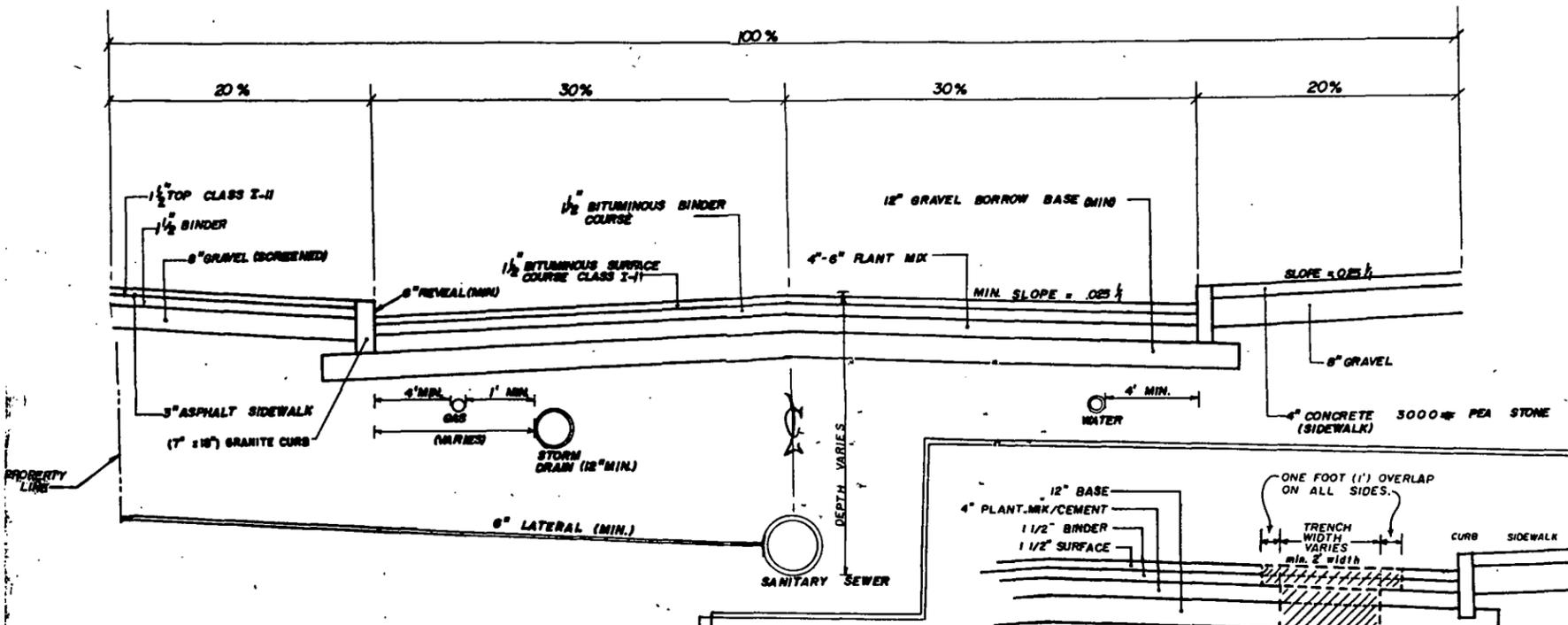


A-4

Sheet 4 of 4

PROVIDENCE R.I.
CITY ENGINEER'S OFFICE
STREET LINE SECTION
Plan No. 064522
Date 3-11-87

**TYPICAL UTILITIES & ROADWAY SECTION I
& DETAIL FOR PERMANENT RESTORATION**



NOTES:
 1) GRANITE CURBS TO BE USED ON ALL PRIMARY AND COMMERCIAL ROADS.
 2) ALL MATERIALS TO BE R.I.D.O.T STANDARDS.
 3) CEMENT CONCRETE CURBING IS ALLOWED FOR SECONDARY ROADS.
 4) ASPHALT CURBS ALLOWED ONLY ON TERNARY AND DEAD END ROADS.

NOTES ON PERMANENT RESTORATION DETAIL
 1) REMOVE ALL TEMPORARY MIX
 2) FOR CEMENT BASE, DRILL & DOWEL REQUIRED
 3) SQUARE OFF & SAW CUT IN ALL DIRECTIONS FOR PERMANENT RESTORATION.
 SEE PLAN NO. 768/M-79 & DAY BOOK NO. 064522 FOR DRILL & DOWEL

PROVIDENCE DEPARTMENT OF PUBLIC WORKS
 TYPICAL ROADWAY SECTION

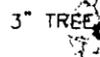
PROVIDENCE - RHODE ISLAND CITY ENGINEER'S OFFICE
 SUBJECT TYPICAL ROADWAY
 DRAWN BY FORNICA CHECKED BY A.J.
 APPROVED BY [Signature] PE
 CITY ENGINEER



A.P. 10 LOT 76
N/F
R.I. SCHOOL OF DESIGN

160 BENEFIT STREET
(PARKING GARAGE)

BRICK WALK



3" IRON POST

DMH

DROP INLET
INV. CLOGGED

SMH

DROP INLET
INV. -2.77

FIRE
ALARM
BOX

A.P. 10 LOT 67
N/F
SIXTHREE-THREE REALTY COMPANY

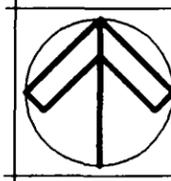
161-167 BENEFIT STREET

NOTES

1. UTILITIES PLOTTED FROM BEST AVAILABLE INFORMATION. CONTRACTOR TO VERIFY LOCATIONS, SIZES AND MATERIALS PRIOR TO COMMENCING ANY CONSTRUCTION.
2. CONTRACTOR REQUIRED TO NOTIFY DIG-SAFE BEFORE COMMENCING ANY SITE CONSTRUCTION.
3. PRIOR TO THE START OF SITE CONSTRUCTION, CONTRACTOR IS REQUIRED TO DEVELOP AND IMPLEMENT A PLAN FOR THE TEMPORARY CONTROL OF VEHICULAR AND PEDESTRIAN TRAFFIC FOR WORK WITHIN PUBLIC STREET RIGHT-OF-WAY AT THE SITE AND FOR SAFE CONSTRUCTION SITE ACCESS AND EGRESS. CONTRACTOR TO OBTAIN APPROVAL OF SAID PLAN FROM APPROPRIATE STATE AND COMMUNITY PUBLIC SAFETY OFFICIALS.

James Barnes Architects

14 Imperial Plaza
Providence, RI 02909
401-781-8800



Computer Cable Easement Plan

for the
Rhode Island
School of
Design

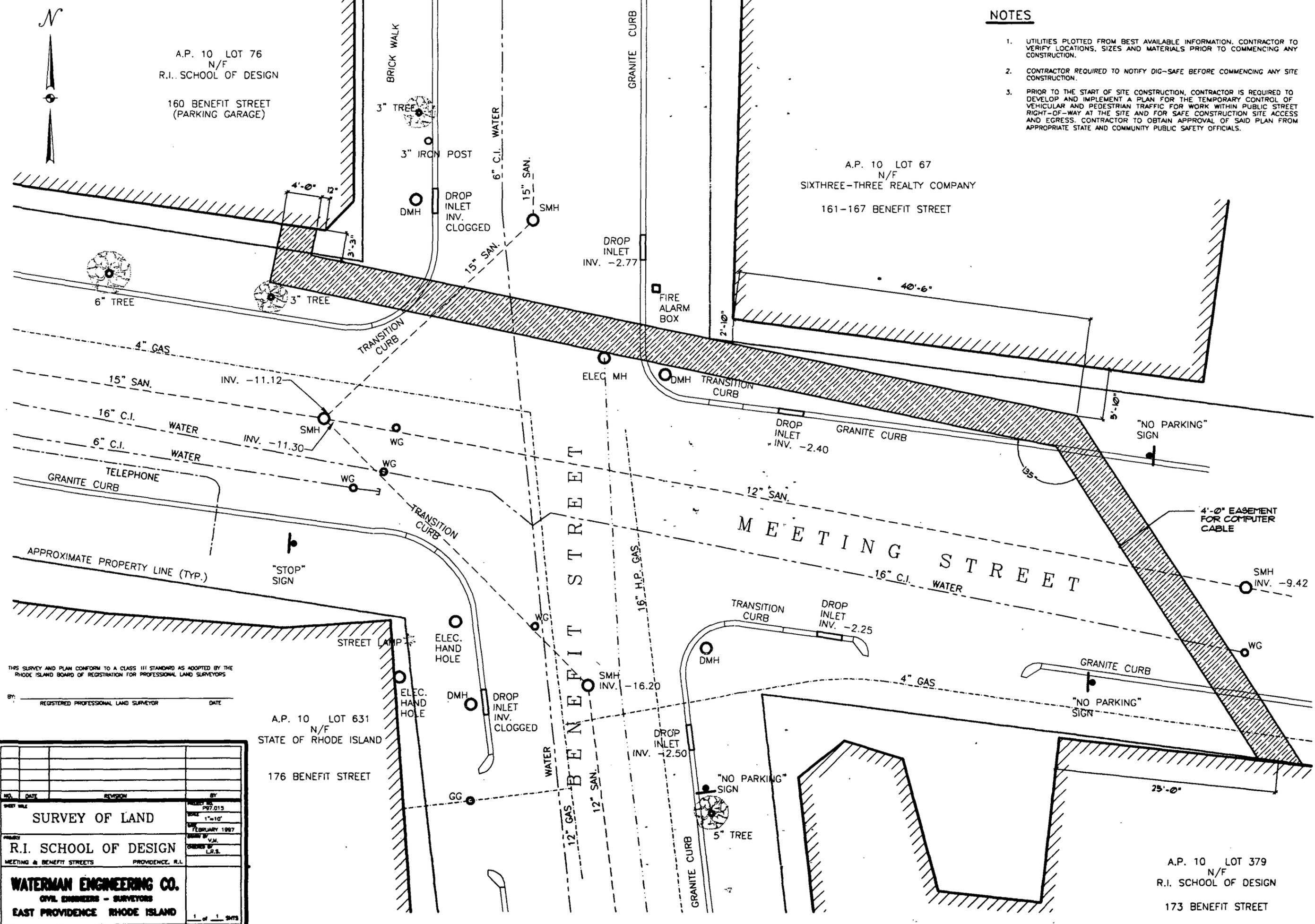
March 1997

Sheet Contents

EASEMENT
PLAN

A-1

Sheet 1 of 4



THIS SURVEY AND PLAN CONFORM TO A CLASS III STANDARD AS ADOPTED BY THE RHODE ISLAND BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS

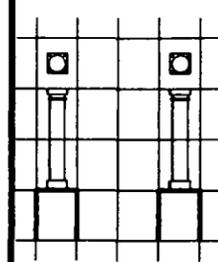
BY: _____ REGISTERED PROFESSIONAL LAND SURVEYOR DATE _____

A.P. 10 LOT 631
N/F
STATE OF RHODE ISLAND

176 BENEFIT STREET

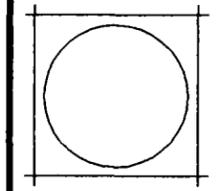
SURVEY OF LAND	
NO.	DATE
R.I. SCHOOL OF DESIGN	
MEETING & BENEFIT STREETS PROVIDENCE, R.I.	
WATERMAN ENGINEERING CO.	
CIVIL ENGINEERS - SURVEYORS	
EAST PROVIDENCE RHODE ISLAND	

A.P. 10 LOT 379
N/F
R.I. SCHOOL OF DESIGN
173 BENEFIT STREET



James Barnes Architects

14 Special Place
Providence, RI 02903
401-84-0000



Computer Cable Easement Plan

for the
Rhode Island
School of
Design

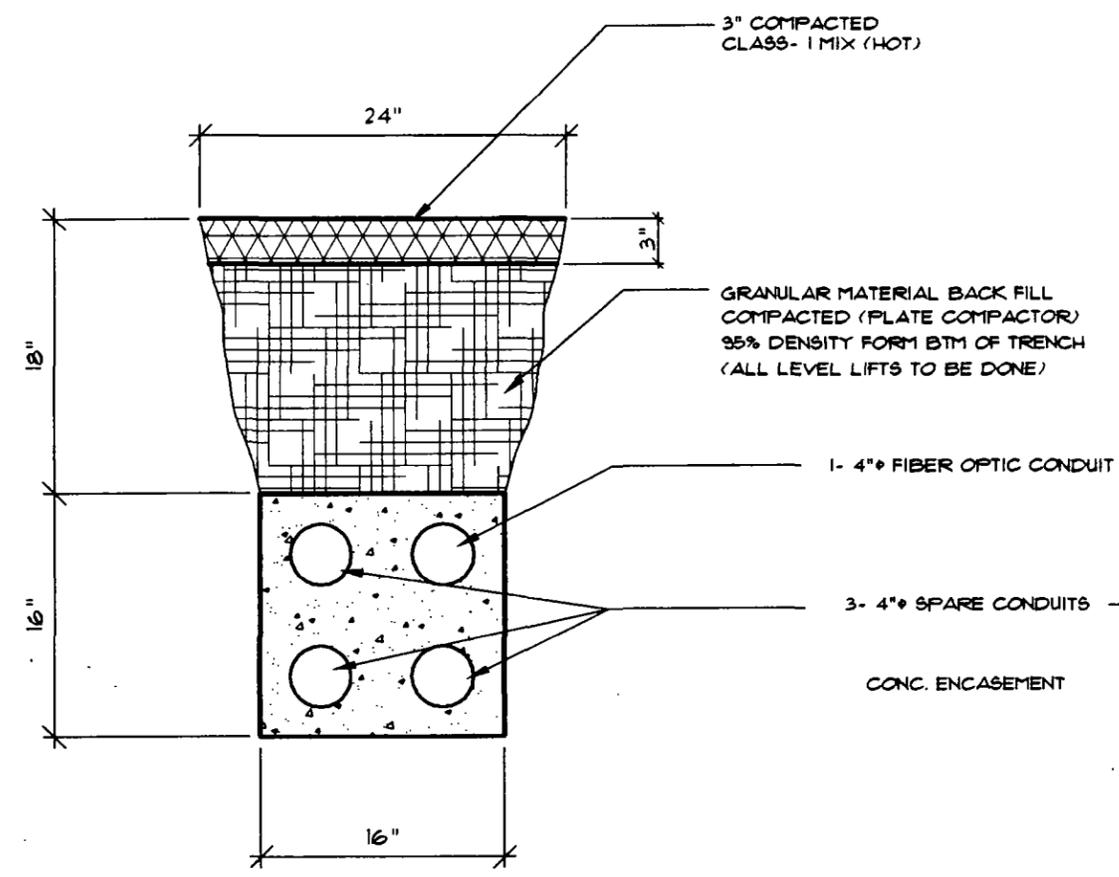
March 1991

Sheet Contents:
TRENCH DETAILS

A-2

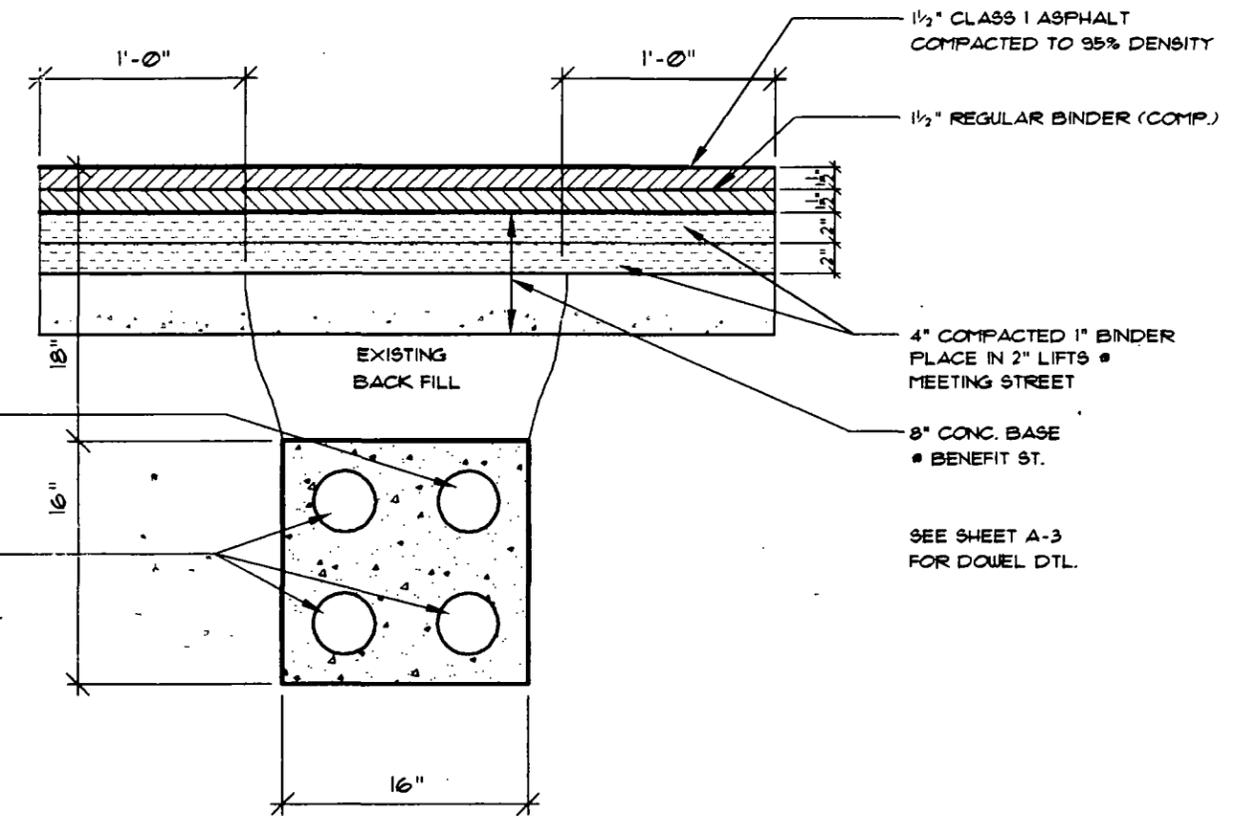
Sheet 2 OF 4

SQUARE OFF AND SAW CUT
1 FOOT BEYOND
UTILITY TRENCH
EMULSION ON ALL JOINTS



TRENCH DETAIL
TEMPORARY PATCH

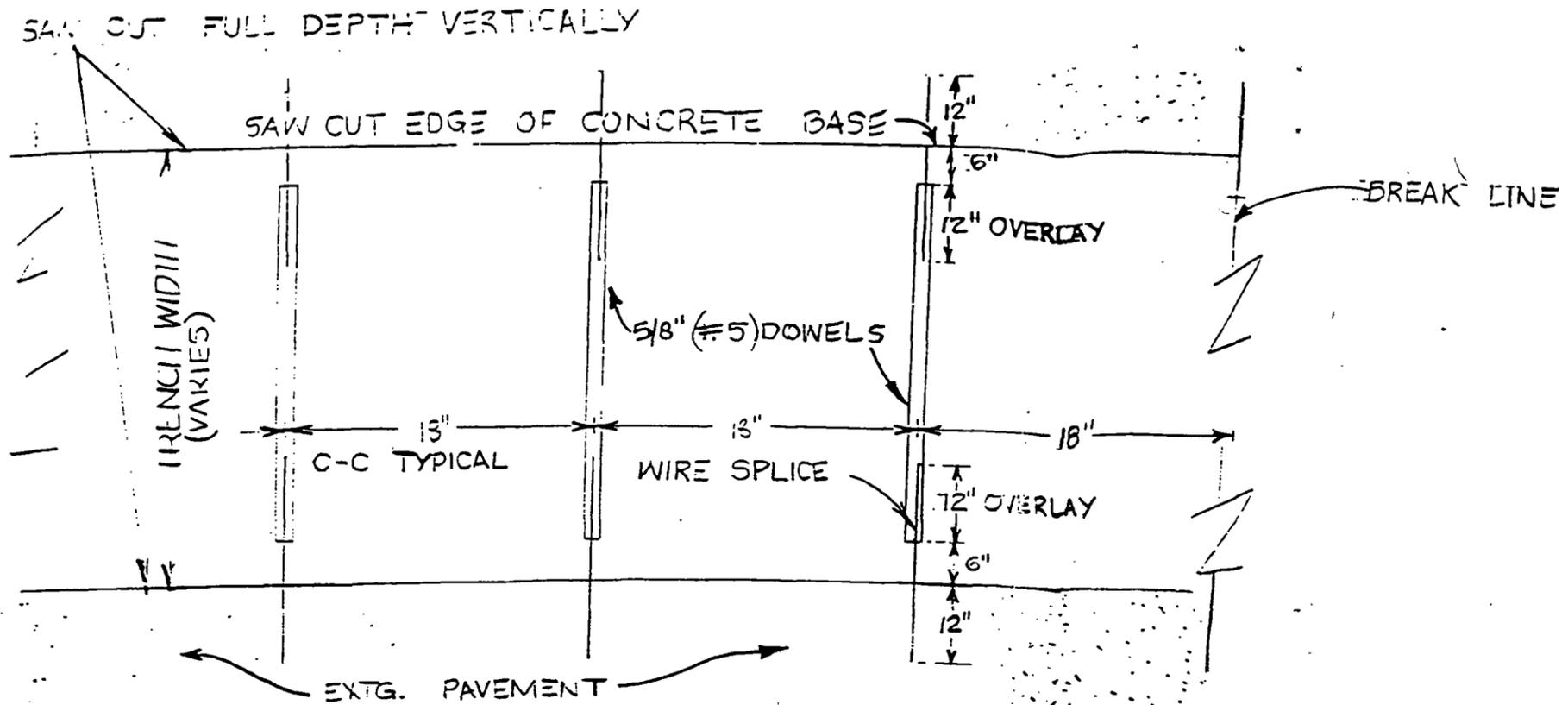
1" = 1'-0"



TRENCH DETAIL
FINAL PATCH

1" = 1'-0"

NO PERMANENT RESTORATION WILL BE ALLOWED UNTIL AT LEAST THIRTY (30) DAYS HAVE PASSED FROM THE TIME OF INSTALLATION SO AS TO INSURE MAXIMUM COMPACTION OF THE SUB BASE

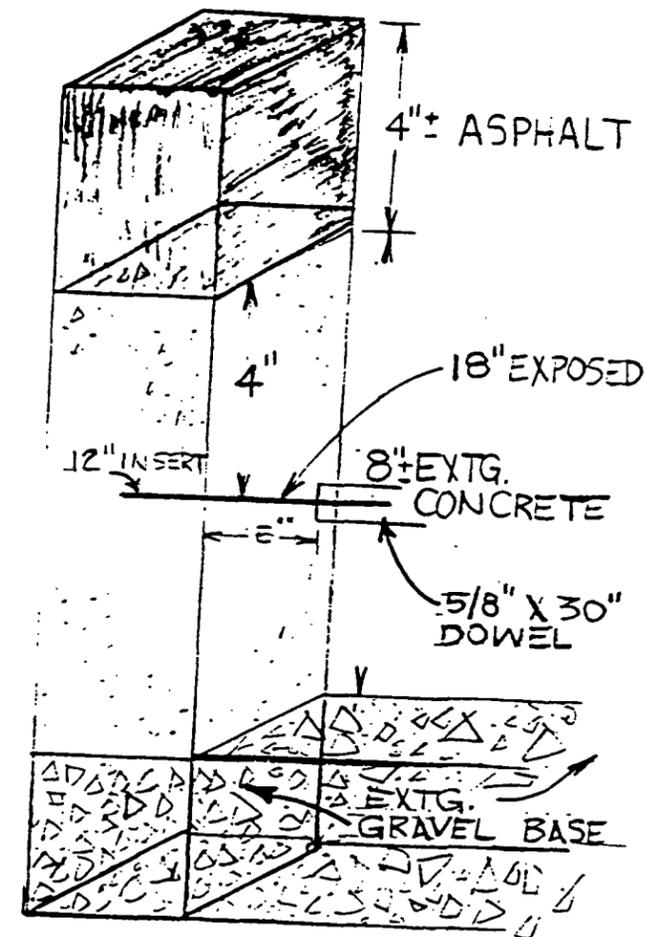


DETAIL #1 PLAN VIEW (TRENCH CUT-OUT)

- NOTES:
1. DEPTH OF CONCRETE VARIES.
 1. DOWELS - 5/8" X 30" (12" INSERT, WITH 18" EXPOSED)
 2. ALL EXTG. MATERIALS TO BE REPLACED IN LIKEKIND.
 3. DOWELS TO BE SET 4"± BELOW TOP OF EXTG. CONCRETE.

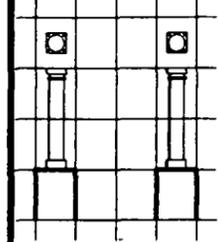
TYPICAL DPW. DETAIL of CONCRETE BASE
ROADWAY RESTORATION for UTILITY
CONTRACTORS

SECTION
 Plan No 064522
 Date: 6-20-91

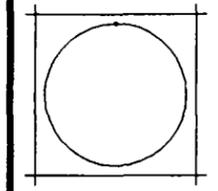


DETAIL #2, SECTION

CITY OF PROVIDENCE R.I.
 Public Works Dept. Inspection Office
 Shows DETAILS OF DOWELS
 PLAN VIEW & SECTION
 Drawn by B. PORRECA Checked by
 Date: 6-20-91
 Approved: 768-M-78



James Barnes Architects
 14 Federal Place
 Providence, RI 02903
 401-841-8838



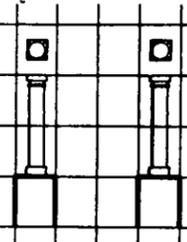
Computer Cable Easement Plan

for the Rhode Island School of Design

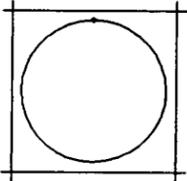
March 1991

Sheet Contents

A-3

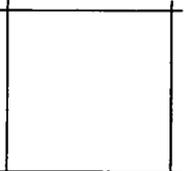


James Barnes Architects
 14 Imperial Place
 Providence, RI 02908
 401-781-8800

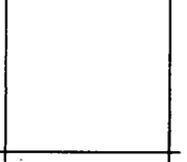


Computer Cable Easement Plan

for the Rhode Island School of Design



March 1987



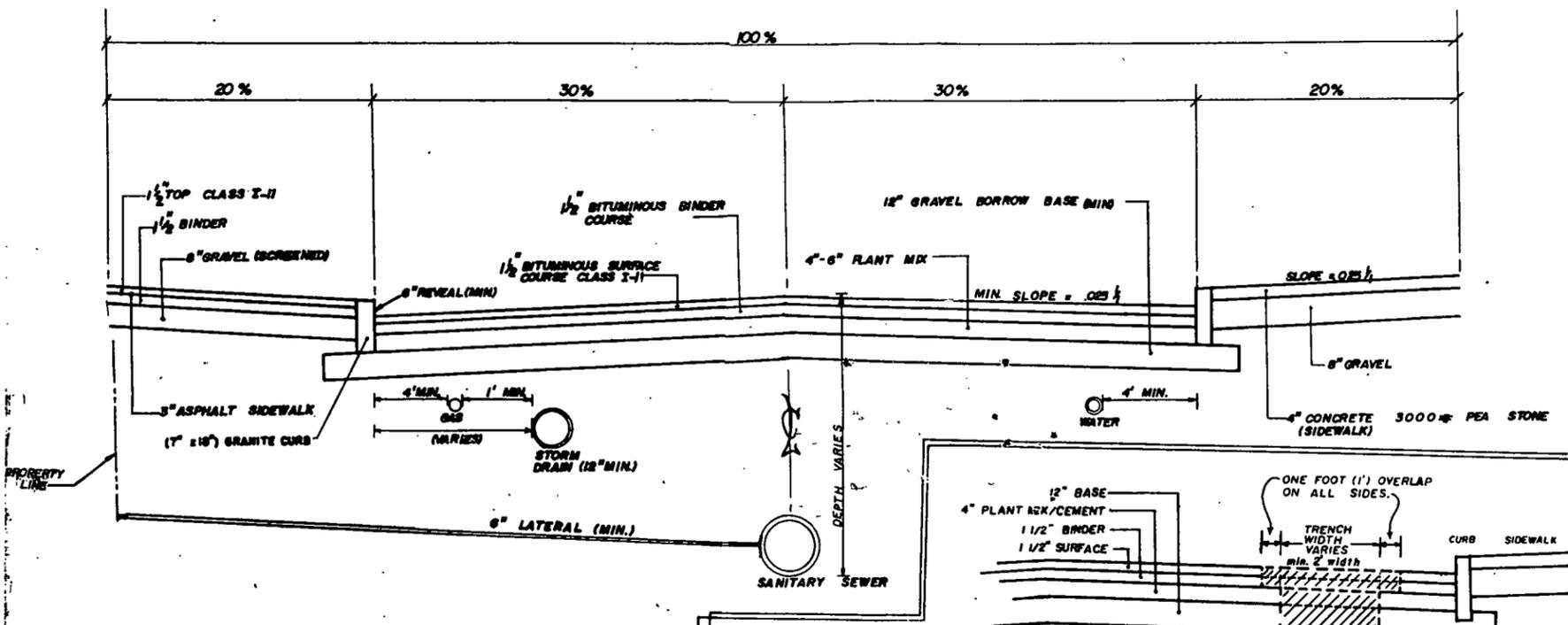
Sheet Contents

A-4

Sheet 4 of 4

PROVIDENCE R.I.
 U. S. CITY ENGINEERING OFFICE
 STREET LINE SECTION
 No. 064522
 Date 3-11-87

**TYPICAL UTILITIES & ROADWAY SECTION I
 & DETAIL FOR PERMANENT RESTORATION**



NOTES:
 1) GRANITE CURBS TO BE USED ON ALL PRIMARY AND COMMERCIAL ROADS.
 2) ALL MATERIALS TO BE R.I.D.O.T STANDARDS.
 3) CEMENT CONCRETE CURBING IS ALLOWED FOR SECONDARY ROADS.
 4) ASPHALT CURBS ALLOWED ONLY ON TEMPORARY AND DEAD END ROADS.

NOTES ON PERMANENT RESTORATION DETAIL
 1) REMOVE ALL TEMPORARY MIX
 2) FOR CEMENT BASE, DRILL & DOWEL REQUIRED
 3) SQUARE OFF & SAW CUT IN ALL DIRECTIONS FOR PERMANENT RESTORATION.
 SEE PLAN NO. 768/M-79 & DAY BOOK NO. 064522 FOR DRILL & DOWEL

**PROVIDENCE DEPARTMENT
 OF
 PUBLIC WORKS
 TYPICAL ROADWAY SECTION**

PROVIDENCE - RHODE ISLAND
 CITY ENGINEER'S OFFICE
 SUBJECT TYPICAL ROADWAY
 DRAWN BY [Signature] CHECKED BY [Signature]
 APPROVED BY [Signature] P.E.
 CITY ENGINEER

RESOLUTION OF THE CITY COUNCIL

Resol: RJSD

No. 324

Approved June 16, 1997

IT IS HEREBY RESOLVED, That His Honor, the Mayor, is authorized to grant a non-exclusive sub-surface easement below Meeting Street and Benefit Streets in the City of Providence to Rhode Island School of Design. Said easement shall be granted specifically upon the following conditions and within the following provisions:

1. Said easement shall be utilized only for the installation and maintenance of duct bank containing fiber optic cable. Said easement shall not exceed the area indicated by the cross-hatched area on the accompanying maps marked as Exhibits A and B respectively.
2. Said easement shall be deemed to run with the land and shall operate against any successors in title and the easement or a memorandum of same shall be recorded in the Office of Land Records for the City of Providence.
3. Said easement shall be subject to a right of reverter/right of reversion in the event that the situs of the easement is no longer utilized for the aforesaid purposes. Additionally, it shall be for a term of not more than twenty (20) years.
4. Any breakout necessary for installation and/or repair or replacement shall be resurfaced/rehabilitated to the approval of the Director of the Department of Public Works.
5. Any installation of utilities or utility lines shall be underground so as to preserve the public right of way.
6. Any installation of electrical mechanism shall be to the approval of the Director of the Department of Inspections & Standards.
7. The Petitioner shall convey an easement acceptable to the Providence Gas Company which will permit retention of its facilities in their existing location, together with the right to inspect, maintain, operate and replace the same with twenty-four hour access to said facilities, or in the alternative should it be

determined by the petitioner that any such facilities need to be relocated in order to comply with an intended use, the petitioner shall assume all costs of relocation.

8. The Petitioner shall convey an easement acceptable to the Narragansett Electric Company which will permit retention of its facilities in their existing location, together with the right to inspect, maintain, operate and replace the same with twenty-four hour access to said facilities, or in the alternative should it be determined by the Petitioner that any such facilities need to be relocated in order to comply with an intended use, the petitioner shall assume all costs of relocation.

9. Rhode Island School of Design shall tender any prospective applicable street excavation fees and underground utilities, as the same is evidenced in statements before the City Council Committees on Public Works and Property and in correspondence dated 1 May 1997 from Associate Vice President Gast.

10. Any construction/installation shall not interfere with existing utilities and facilities.

11. Petitioners shall ascertain that there exists no adverse impact on any local utility company and certification of the same shall be forwarded by mail to the City Clerk.

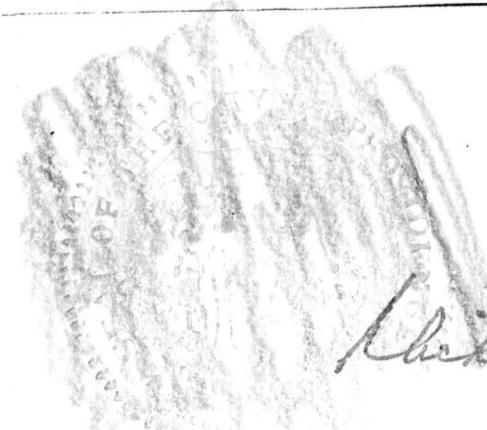
12. Rhode Island School of Design shall execute an indemnification and hold-harmless agreement. Said agreement shall be approved by the Department of Law of the City of Providence.

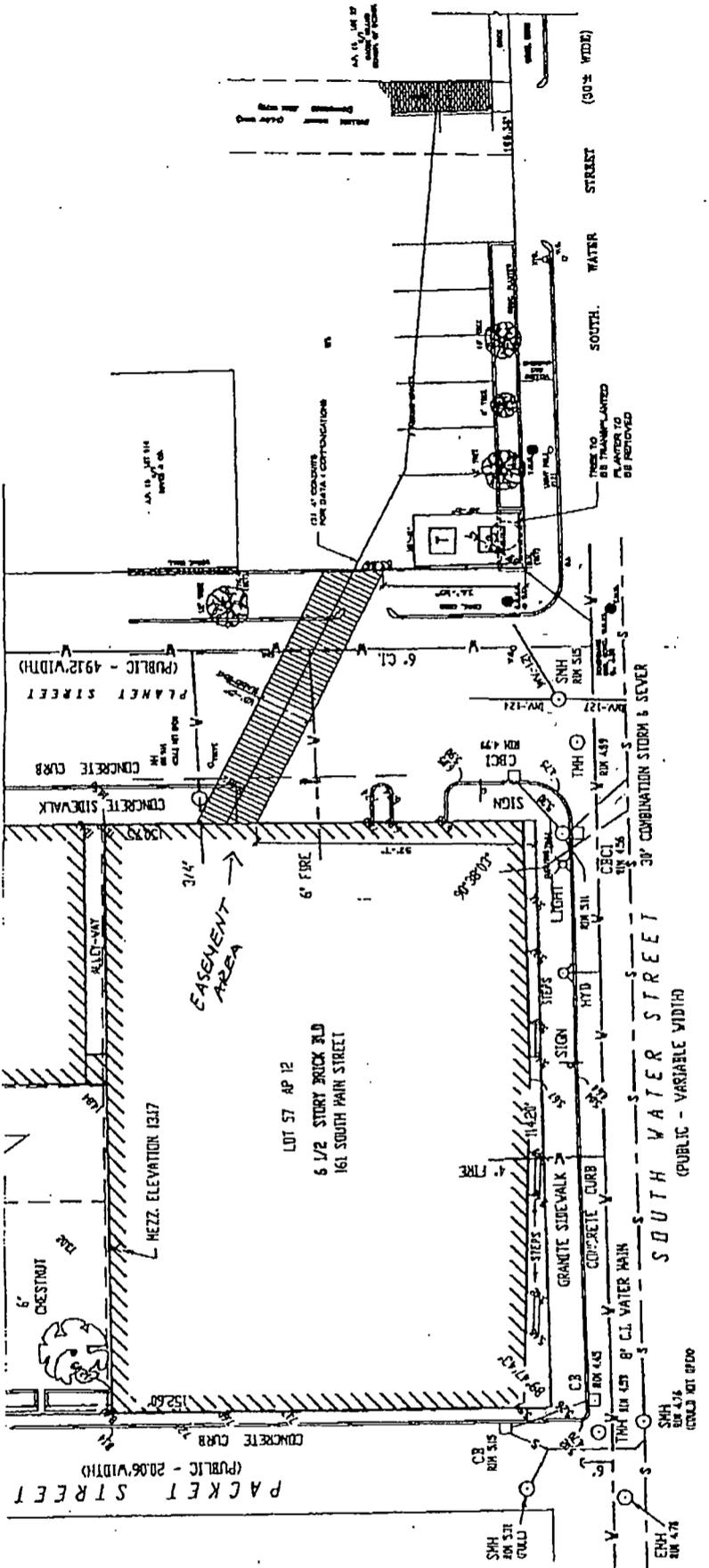
13. Rhode Island School of Design shall supply the City of Providence with an insurance policy naming said City of Providence, its agents, officers, servants and employees as additional-named insureds in a sum not less than one hundred thousand dollars (\$100,000.00), which policy shall be approved by the Department of Law of the City of Providence.

14. Grantees shall not lay, construct or affix to the realty any temporary or permanent structure other than that described earlier herein.

15. Such other terms and conditions as may be reflected in the record and minutes of the City Council Committee on Public Property and/or as may be deemed appropriate by the Department of Law of the City of Providence.

A true copy,
Attest:


Michael R. Clement
Michael R. Clement
City Clerk



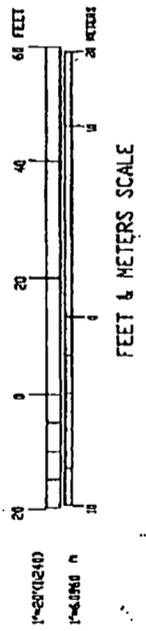
1" = 20'-0"

EASEMENT PLAN

SURVEY OF LAND AT
 161 SOUTH MAIN
 STREET
 PROVIDENCE, RHODE ISLAND
 SAID TO BE WITHIN
 PLAT NO. 87

SURVEY OF LAND	
DATE	7/25/98
BY	WATERMAN ENGINEERING CO.
FOR	161 SOUTH MAIN STREET, PROVIDENCE, RI
SCALE	1" = 20'
PROJECT	REMOVALS TO 161 SOUTH MAIN STREET
CLIENT	161 SOUTH MAIN STREET, PROVIDENCE, RI
PREPARED BY	WATERMAN ENGINEERING CO.
CHECKED BY	WATERMAN ENGINEERING CO.
DATE	7/25/98

NOTE:
 UNDERGROUND UTILITIES SHOWN ARE PLOTTED
 FROM PLANS FURNISHED TO THIS OFFICE BY THE
 LOCAL UTILITY COMPANIES. THESE PLANS ARE
 AND SHOULD BE ASSUMED AS APPROXIMATE ONLY.
 THE APPROPRIATE PUBLIC UTILITY COMPANIES
 AND "DIG SAFE" SHOULD BE CONSULTED BEFORE
 ANY WORK IS BEGUN.



JUN 30 1997

Received for Record at 8 o'clock 35 min A in
 Robert L. Ricci
 Recorder of Deeds

C 3582/159-162

72442

FILED FOR RECORD
of 8 pages 35 minutes 18
and recorded in book page
of record of

JUN 30 1997

Providence, R.I.
Robert Z. Riccio
Recorder of Deeds

RECORDED
INDEXED
page

JUN 30 1997

REC'D

GEORGE CALCAGNI

Chair



VINCENT A. CIANCI, JR.

Mayor

PROVIDENCE CITY PLAN COMMISSION

"Planning the Future of Providence"

May 28, 1997

Councilman Robert M. Clarkin, Chairman
Committee on Public Works
City Hall
Providence, Rhode Island 02903

Re: CPC REFERRAL NO. 3104 - Request for cable easement at Benefit and Meeting Streets.

Dear Councilman Clarkin:

The City Plan Commission at its regular meeting on May 20, 1997, reviewed and evaluated the request from the Committee on Public Works for a cable easement to run along Benefit and Meeting Streets.

The petitioner, Rhode Island School Design (RISD) seeks an easement within a public right-of-way across a section of Meeting Street. This matter has already been before the City Council where it was voted to approve the request for the cable easement. (See attached letter to the Councilman Clarkin dated May 19, 1997.)

The Commission has reviewed and evaluated the request for consistency with the City's Comprehensive Plan. The Commission finds that the easement will have no impact on the area and is consistent with *Providence 2000: The Comprehensive Plan*.

Therefore, the City Plan Commission would advise the City Council to approve the easement to install a computer cable between 160 Benefit Street and 173 Benefit Street.

Regards,



Thomas E. Deller, AICP, Deputy Director

cc: G. Calcagni, Chair, City Plan Commission
F. Gast, petitioner, Rhode Island School of Design