

RESOLUTION OF THE CITY COUNCIL

Resol: rihosp11

No. 181

Approved March 16, 1998

IT IS HEREBY RESOLVED, That His Honor, the Mayor, is authorized to grant a non-exclusive sub-surface easement below Plain Street and Willard Avenue in the City of Providence to Rhode Island Hospital. 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 of underground conduits for a security and communications system for parking facilities at Rhode Island Hospital. Said easement shall not exceed the area indicated by the cross-hatched area on the accompanying map marked as Exhibit "A."

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. In any event, it shall be for a term of not more than fifteen (15) 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 fully 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. 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 (24) 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

IN CITY COUNCIL
Nov. 6, 1997
FIRST READING
REFERRED TO COMMITTEE ON
PUBLIC WORKS

Michael L. Chasman
CLERK

THE COMMITTEE ON
PUBLIC WORKS
Approves Passage of
The Within Resolution

Barbara A. Garrison
2/23/98
Clerk

From the Clerk's Desk

order to comply with an intended use, the Petitioner shall assume all costs of relocation.

8. Petitioner shall convey an easement acceptable to NYNEX 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 (24) 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. Petitioner shall convey an easement acceptable to the Providence Water Supply Board 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 (24) 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. In addition the Petitioner shall maintain a minimum of a one-foot clearance from the water mains located in these streets.

10. 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 (24) 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. The Petitioner shall also provide that the facilities are adequately protected during construction and proper notification of "Dig-Safe" takes place. All conduits installed must maintain a minimum of one foot (1') clearance at any perpendicular crossing of Providence Gas lines and a three-foot (3') separation if installed parallel to Providence Gas lines.

11. Petitioner 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.

12. Petitioner shall obtain all necessary permits from the Department of Public Works.

13. Petitioner shall agree, in writing, to forward any fees, instituted in the next two (2) years, relating to the grant of such easement.

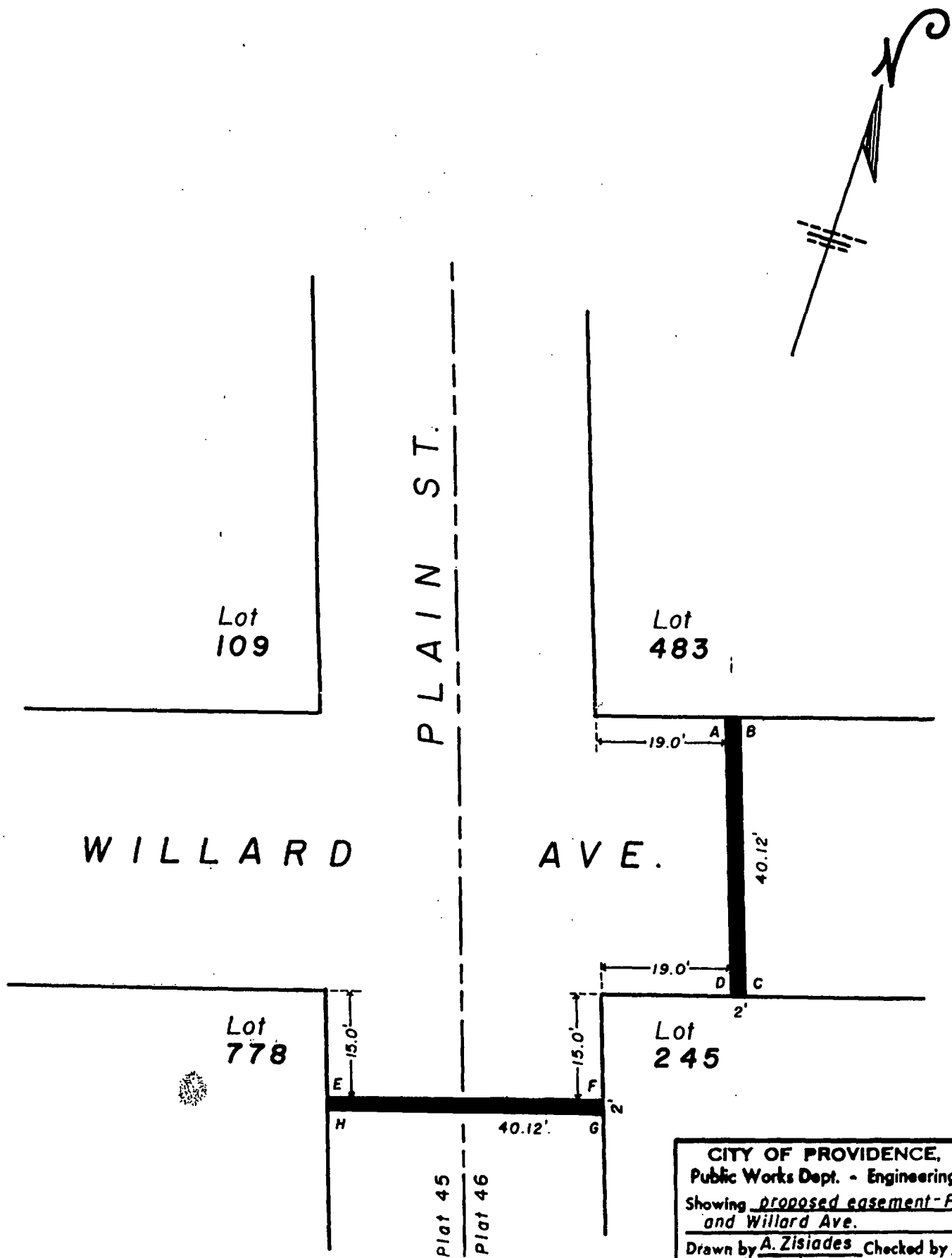
14. Such other terms and conditions as may be reflected in the record and minutes of the City Council Committee on Public Property and/or as may be deemed appropriate by the Mayor or the Department of Law of the City of Providence.

IN CITY COUNCIL
MAR 5 1998
READ AND PASSED
Emilio V. Fargnoli
PRES.
Michael R. Clement
CLERK *jc*

APPROVED
MAR 16 1998
Vincent A. Cianci
MAYOR

PROVIDENCE, R. I.
P. W. DEPT. - ENGINEERING OFFICE
STREET LINE SECTION
Plan No. 064600
Date Nov. 20, 1997

NOTES: Shaded areas indicate
proposed easements. (A-B-C-D-A) & (E-F-G-H-E)
Total square = 160.48'.



Lot numbers taken from A.P. 45 & 46.

CITY OF PROVIDENCE, R. I.
Public Works Dept. - Engineering Office
Showing proposed easement - Plain St.
and Willard Ave.
Drawn by A. Zisiades Checked by J. F. M.
Scale 1" = 20' Date 11-20-97
Correct [Signature] Associate Engr.
Approved [Signature] CHIEF ENGINEER

PETITION TO THE CITY COUNCIL

TO THE HONORABLE CITY COUNCIL OF THE CITY OF PROVIDENCE:

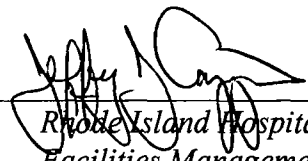
The undersigned respectfully petitions your honorable body

for utility easements to be located along Plain Street and Willard Avenue. The easements are required to construct and operate security and communications systems for parking facilities for the Rhode Island Hospital. An easement is necessary to install underground conduits under Plain Street and Willard Avenue. A plan entitled "Utility Easement Plan" prepared for the Rhode Island Hospital is enclosed with this petition to depict the easements required.

The existing City of Providence Right-of-Way widths for both Plain Street and Willard Avenue are 40.12 feet. The utility trench for which the easement is required is 2 feet in width. The easement crossing Plain Street will total 80.24 square feet. The easement crossing Willard Avenue also totals 80.24 square feet. The total easement area to be granted in association with this petition equals 160.48 square feet.

This petition is necessary to enhance security and the safety of the parking facilities. The granting of this petition will not be detrimental to the City of Providence and its facilities or to the general public.

See attached plan entitled "Utility Easement Plan - Parking Lot Security Systems" dated October 31, 1997.

 FOR
Rhode Island Hospital
Facilities Management
593 Eddy Street
Providence, RI 02903

FILED

OCT 31 3 39 PM '97

DEPT. OF CLERK
PROVIDENCE, R.I.

IN CITY COUNCIL
NOV 6 1997
FIRST READING
REFERRED TO COMMITTEE ON
PUBLIC WORKS

Michael J. Clement
CLERK

THE COMMITTEE ON
PUBLIC WORKS
Approves Passage of
The Within Resolution

Barbara A. Quinn
2/23/98
Clerk

From The Clerk's Desk

Jeffrey J. Campopiano, P.E.

31 Buchanan Street
Johnston, Rhode Island 02919

Phone / Fax (401) 231-7302

October 31, 1997

Office of the City Clerk
Providence City Hall
Providence, Rhode Island 02903

RE: Petition to the City Council
Utility Easement
Plain Street & Willard Avenue
Providence, Rhode Island

Dear Sirs/Madam:

Please find enclosed the following required information for a Rhode Island Hospital Campus Improvements Project:

1. One (1) Petition to the City Council
2. One (1) Utility Easement Plan

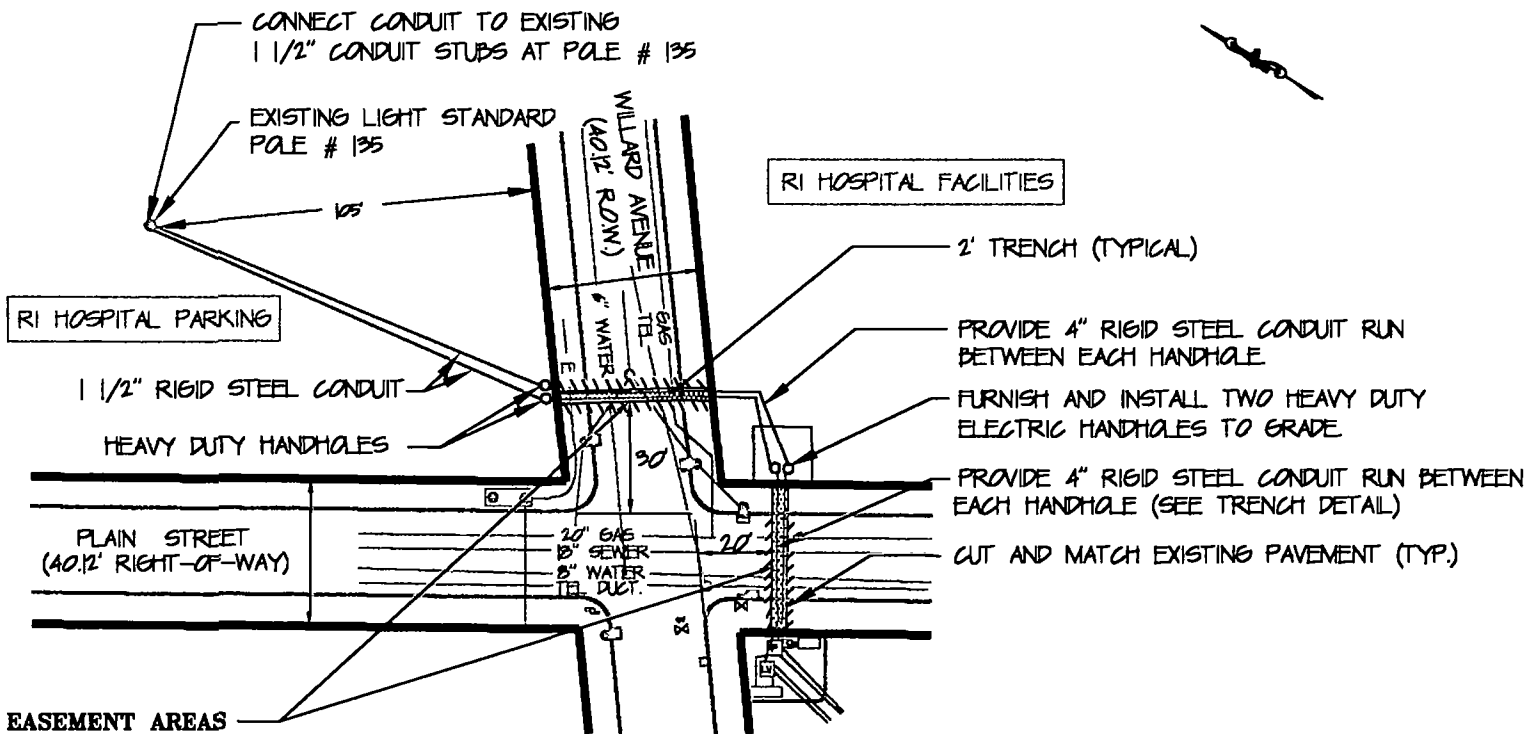
The requested easements are necessary to provide enhanced security and safety for Rhode Island Hospital parking facilities. There will be no detrimental effects to public or private land due to the granting of this petition.

I thank you for your attention to this matter, and should you have any questions regarding the project, please contact me at your convenience.

With Best Regards,



Jeffrey J. Campopiano, P.E.



EASEMENT AREAS

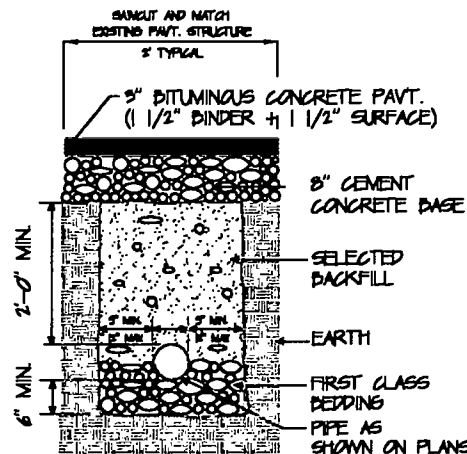
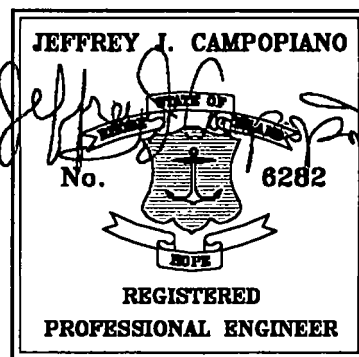
PLAIN STREET (40.12' X 2') = 8024 SF.
 WILLARD AVENUE (40.12' X 2') = 8024 SF.
 TOTAL AREA = 1605 SQUARE FEET

ELECTRICAL CONDUIT RACEWAY DETAIL

SCALE 1" = 50'

LEGEND

- EXISTING UNDERGROUND UTILITY
- EXISTING CURBLINE
- PROPERTY BOUNDARY
- PROPOSED UTILITY CONDUIT
- SAWCUT AND MATCH PAVEMENT
- EASEMENT AREA



PIPE TRENCH DETAIL

NOT TO SCALE

PREPARED FOR
 RHODE ISLAND HOSPITAL
 683 EDDY STREET
 PROVIDENCE, RHODE ISLAND 02805

PREPARED BY
 JEFFREY J. CAMPOPIANO, P.E.
 31 BUCHANAN STREET
 JOHNSTON, RHODE ISLAND 02819
 (401) 231-7302

UTILITY EASEMENT PLAN
 PARKING LOT SECURITY SYSTEMS
 PLAIN STREET & WILLARD AVENUE
 PROVIDENCE, RHODE ISLAND

DRAWING NUMBER

1
 SHEET 1 OF 1
 SCALE: 1" = 50'
 DATE: 10/31/97

COLONEL URBANO
PRIGNANO Jr.

Chief of Police



VINCENT A. CIANCI, JR.

Mayor

**PROVIDENCE POLICE DEPARTMENT
TRAFFIC BUREAU**

Lieutenant Kenneth M. Cohen, Commanding

February 11, 1998

TO: Barbara A. Poirier
FROM: Lieutenant Kenneth M. Cohen, Traffic Bureau
SUBJECT: Plain Street and Willard Avenue Request for Easement

Barbara:

I have reviewed the request for the easements on Willard Avenue and Plain Street by RI Hospital and I do not feel that the Police Department will have any objection to the proposal. The areas that the easement request is for impacts mostly hospital property. The only stipulation would be that a police detail be required during construction so that the traffic that has to be rerouted is done so safely.

There would be no direct impact on public safety by this request.

Respectfully,

Lieutenant Kenneth M. Cohen
Commander, Traffic Bureau

James F. Rattigan
Chief of Department

David D. Costa
Fire Marshal



Vincent A. Cianci Jr.
Mayor

John J. Partington
Commissioner

PROVIDENCE FIRE DEPARTMENT
FIRE PREVENTION DIVISION

"Smoke Detectors Save Lives"

November 20, 1997

Chairman Robert M. Clarkin
Committee on Public Works
City Hall
Providence, R.I. 02903

Chairman Clarkin,

After review of the proposal to allow utility easements along Plain Street and Willard Avenue (see proposal attached), the Fire Department has no objection.

Yours truly,

A handwritten signature in black ink, appearing to read "David D. Costa".

David D. Costa
Fire Marshal

Ferdinand C. Ihenacho, P.E.
Director



VINCENT A. CIANCI, JR.
Mayor

Department of Public Works

"Building Pride In Providence"

Nov. 21, 1997

Hon. Robert M. Clarkin
Chairman of the Public Works Committee
Providence City Council
City Hall - Prov., R.I. 02903

Dear Councilman Clarkin:

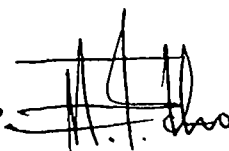
Re: Utility Easement - Plain St. & Willard Ave.
for Rhode Island Hospital

This department has no objection to the installation of underground conduits under Plain St. & Willard Ave. rights-of-way, as noted on the attached plan entitled, Prov., R.I., P.W. Dept. - Engineering Office- Street Line Section, Plan No. 064600, Date:11/20/97

Utility easements for Rhode Island Hospital are noted on the attached plan as shaded areas 40.12 ft. x 2 ft. on Plain St. and 40.12 ft. x 2 ft. on Willard Ave. Abutting lot numbers are Lots 109 & 778 on A.P. 45 and Lots 245 & 483 on A.P. 46. (See plan for exact location of easements referred to herein on Plain St. & Willard Ave.)

If you require further assistance in granting this underground utility easement to R.I. Hospital as described herein on plan, please advise.

Sincerely,


Ferdinand C. Ihenacho, p.E.
Director

CC: M. Clement City Clerk ✓
J. D'Amico, Esq.
Director/DPW

G. Florio, Ass't. Dir./DPW
JTM
JLC
SZ

Ferdinand C. Ihenacho, P.E.
Director



VINCENT A. CIANCI, JR.
Mayor

Department of Public Works
"Building Pride In Providence"

Nov. 21, 1997

Hon. Robert M. Clarkin
Chairman of the Public Works Committee
Providence City Council
City Hall - Prov., R.I. 02903

Dear Councilman Clarkin:

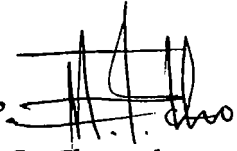
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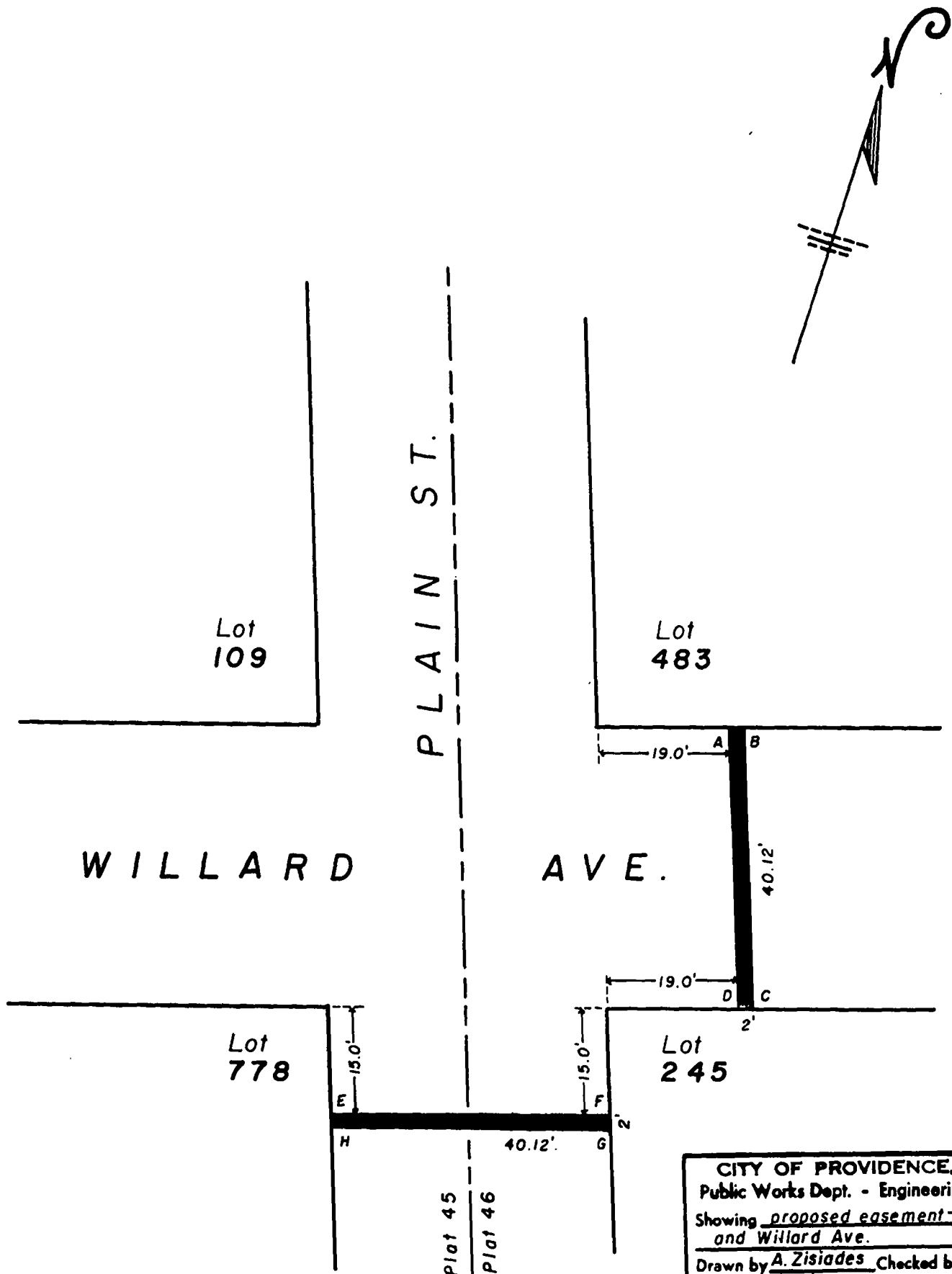

Ferdinand C. Ihenacho, p.E.
Director

CC: M. Clement CityClerk
J. D'Amico, Esq.
Director/DPW

G. Florio, Ass't.Dor./DPW
JTM
JLC
SZ

PROVIDENCE, R. I.
P. W. DEPT. - ENGINEERING OFFICE
STREET LINE SECTION
Plan No. **064600**
Date **Nov. 20, 1997**

NOTES: Shaded areas indicate
proposed easements. (A-B-C-D-A) & (E-F-G-H-E)
Total square = 160.48'.



CITY OF PROVIDENCE, R. I.
Public Works Dept. - Engineering Office
Showing proposed easement - Plain St.
and Willard Ave.
Drawn by A. Zisiades Checked by T.P.M.
Scale 1" = 20' Date 11-20-97
Correct [Signature] Associate Engr.
Approved [Signature] CHIEF ENGINEER

Lot numbers taken from A.P. 45 & 46.

City of Providence



Rhode Island

Department of City Clerk

MEMORANDUM

DATE: November 12, 1997

TO: Ferdinand Ihenacho, Director of Public Works

SUBJECT: Petition from Jeffrey J. Campopiano, P.E., from Rhode Island Hospital for a utility easement to be located along Plain Street and Willard Avenue. The easements are required to construct and operate security and communications systems for parking facilities for the Rhode Island Hospital. An easement is necessary to install underground conduits under Plain Street and Willard Avenue.

CONSIDERED BY: Councilman Robert M. Clarkin, Chairman, Committee on Public Works.

DISPOSITION: The accompanying resolution is referred to you for study, report and recommendation and report back in writing to the above-named committee as soon as practical.

Barbara A. Paerle
Secy Dept City Clerk

PETITION TO THE CITY COUNCIL

TO THE HONORABLE CITY COUNCIL OF THE CITY OF PROVIDENCE:

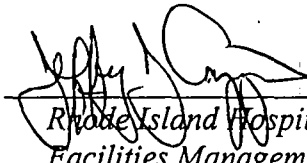
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The existing City of Providence Right-of-Way widths for both Plain Street and Willard Avenue are 40.12 feet. The utility trench for which the easement is required is 2 feet in width. The easement crossing Plain Street will total 80.24 square feet. The easement crossing Willard Avenue also totals 80.24 square feet. The total easement area to be granted in association with this petition equals 160.48 square feet.

This petition is necessary to enhance security and the safety of the parking facilities. The granting of this petition will not be detrimental to the City of Providence and its facilities or to the general public.

See attached plan entitled "Utility Easement Plan - Parking Lot Security Systems" dated October 31, 1997.

 FOR
Rhode Island Hospital
Facilities Management
593 Eddy Street
Providence, RI 02903

Jeffrey J. Campopiano, P.E.

31 Buchanan Street
Johnston, Rhode Island 02919

Phone / Fax (401) 231-7302

October 31, 1997

Office of the City Clerk
Providence City Hall
Providence, Rhode Island 02903

RE: Petition to the City Council
Utility Easement
Plain Street & Willard Avenue
Providence, Rhode Island

Dear Sirs/Madam:

Please find enclosed the following required information for a Rhode Island Hospital Campus Improvements Project:

1. One (1) Petition to the City Council
2. One (1) Utility Easement Plan

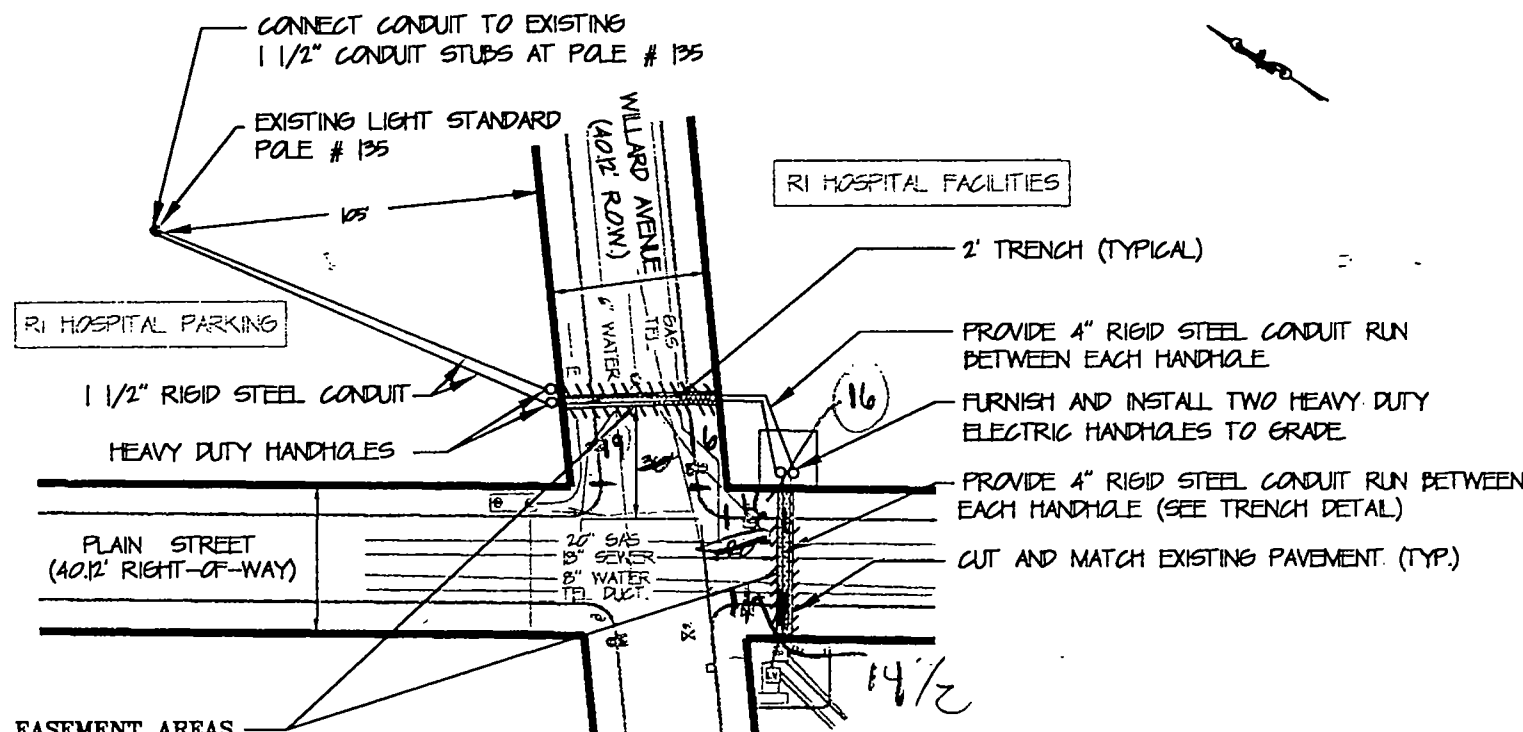
The requested easements are necessary to provide enhanced security and safety for Rhode Island Hospital parking facilities. There will be no detrimental effects to public or private land due to the granting of this petition.

I thank you for your attention to this matter, and should you have any questions regarding the project, please contact me at your convenience.

With Best Regards,



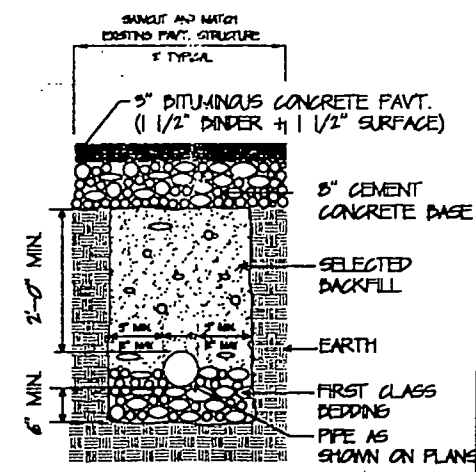
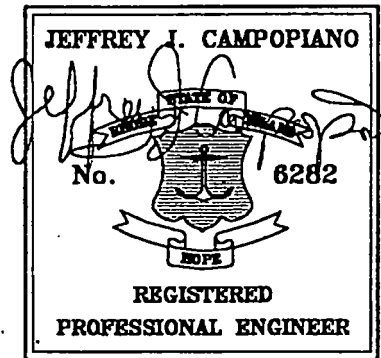
Jeffrey J. Campopiano, P.E.



EASEMENT AREAS
 PLAIN STREET (40.12' X 2') = 8024 SF.
 WILLARD AVENUE (40.12' X 2') = 8024 SF.
 TOTAL AREA = 1605 SQUARE FEET

ELECTRICAL CONDUIT RACEWAY DETAIL
 SCALE 1" = 50'

- LEGEND**
- EXISTING UNDERGROUND UTILITY
 - EXISTING CURBLINE
 - PROPERTY BOUNDARY
 - PROPOSED UTILITY CONDUIT
 - SAWCUT AND MATCH PAVEMENT
 - ▨ EASEMENT AREA



PIPE TRENCH DETAIL
 NOT TO SCALE

PREPARED FOR
 RHODE ISLAND HOSPITAL
 585 EDDY STREET
 PROVIDENCE, RHODE ISLAND 02905

PREPARED BY
 JEFFREY I. CAMPOPIANO, P.E.
 31 BUCHANAN STREET
 JOHNSTON, RHODE ISLAND 02919
 (401) 231-7902

UTILITY EASEMENT PLAN
 PARKING LOT SECURITY SYSTEMS
 PLAIN STREET & WILLARD AVENUE
 PROVIDENCE, RHODE ISLAND

DRAWING NUMBER
1
 SHEET 1 OF 1
 SCALE: 1" = 50'
 DATE: 10/31/97

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 DIRUZZO
City Councilwoman

EVELYN V. FARGNOLI
Council President

MARY A. NOCERA
Member

JOSEPH D. CATALDI
Member

February 25, 1998

Barbara A. Poirer
Second Deputy City Clerk
City Hall
25 Dorrance Street
Providence, R.I. 02903

SUBJECT: Petition for Utility Easement/ Rhode Island Hospital
Plain Street and Willard Avenue
Providence, R. I.

Dear Ms. Poirier:

We have received a copy of the Petition to the City Council for a utility easement to be located along Plain Street and Willard Avenue. Providence Water has no objections to this proposal provided that a minimum of one foot clearance is maintained from water mains located in these streets. Generally these mains are located a minimum of four feet six inches below grade.

If you have any questions, please feel free to contact me at 521-6300 Ext. 7236

Respectfully,

PROVIDENCE WATER SUPPLY BOARD

Richard O. Rafanovic, P.E.
Chief Engineer & General Manager

A handwritten signature in black ink, appearing to read "Paul J. Gadoury", with a long, sweeping horizontal stroke extending to the right.

By: Paul J. Gadoury
Director of Engineering

cc: Syl Pauley, P. E.
Peter McLaughlin
R. Kilduff, P. E.
Jeffery J. Campopiano
File

ABDN 5

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 DIRUZZO
City Councilwoman

EVELYN V. FARGNOLI
City Councilwoman

MARY A. NOCERA
Member

JOSEPH D. CATALDI
Member

December 10, 1997

Jeffrey J. Campopiano, P.E.
Rhode Island Hospital
593 Eddy Street
Providence, R.I. 02903

To Whom it May Concern:

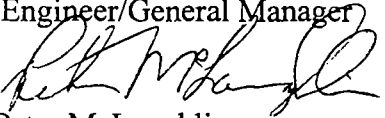
We have received a copy of a petition to the City Council for the Easement to be located along Plain Street and Willard Avenue from the Providence City Clerk.

It is the Policy of the Providence Water Supply Board to collect a fee, as authorized by the R.I. Public Utilities Commission, to review this type of request. Please forward your check in the amount of \$75.00, made payable to the "City Collector, Providence Water Supply Board", at your earliest convenience. **Our review will commence as soon as we receive payment.**

If you have any questions, please do not hesitate to contact me at (401)521-6300 EXT- 7244

Very truly yours,

Providence Water Supply Board
Richard O. Rafanovic, P.E.
Chief Engineer/General Manager


By: Peter McLaughlin
Regulatory Services Program Manager

SP/s

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

C:\My Files\streets.wpd\XXX June 10, 1996:1

NANCY L. DERRIG
Superintendent of Parks



VINCENT A. CIANCI, JR.
Mayor

Department of Public Parks

"Building Pride In Providence"

November 17, 1997

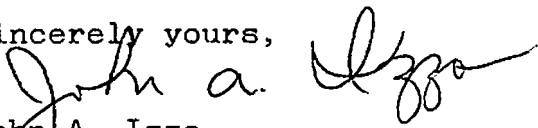
Mr. Michael Clement
City Clerk
City Hall
Providence, R.I., 02903

RE: Utility Easement Willard Ave. & Plain St.

Dear Mr. Clement:

Upon review of all Department of Public Parks plans, and records. It is the conclusion of the Parks Department that the use of Willard ave. & Plain St. for a utility easement, will in no way effect any Parks Department existing facility, and or future plans for that area.

Sincerely yours,


John A. Izzo
Supervisor of Engineering & Planning

Director
IRENE J. TESTA
Traffic Engineer

JOSEPH W. CAPRIO
Deputy Director



VINCENT A. CIANCI, JR.
Mayor

Department of Traffic Engineering
"Building Pride In Providence"

MEMORANDUM

TO: Councilman Robert Clarkin, Chairman
Committee on Public Works

FROM: Irene J. Testa *Irene J. Testa*

DATE: 2/24/98

RE: PENDING MATTER

REQUEST: To grant an easement along Plain Street and Willard Avenue.

DISPOSITION: No objection to proposed easement.



PROVIDENCE CITY PLAN COMMISSION

"Planning the Future of Providence"

January 5, 1998

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

ATTENTION: Mr. Michael R. Clement, City Clerk

CPC REFERRAL NO. 3121 - Request for utility easement along Plain Street and Willard Avenue for Rhode Island Hospital in order to create two security systems for parking facilities.

Dear Councilman Clarkin:

The City Plan Commission at its regular meeting on December 16, 1997, reviewed and evaluated the request from the petitioner, Rhode Island Hospital, for an easement within two public right-of-ways that cross the intersection of Plain Street and Willard Avenue within the hospital Institutional Zone (I-2).

The Commission has reviewed and evaluated the utility easement plan that had been prepared by Jeffry J. Campiano, P.E. for consistency with the City's Comprehensive Plan.

Rhode Island Hospital is presently making plans to re-configure their Southside parking situation. The purpose for this petition is to locate utility easements along Plain Street and Willard Avenue. Proposed is a utility conduit that would supply a security and communications systems from the two parking lots to the hospital facility.

The Commission has reviewed and evaluated the request for consistency with the City's Comprehensive Plan. The Commission finds the easement will have no significant or adverse impact to the surrounding community and is the proposed easement is consistent with *Providence 2000: The Comprehensive Plan*.

Therefore, the City Plan Commission voted to recommend that the City Council approve the request to install two (2) utility easements for Plain Street and Willard Avenue for the creation of security systems for their parking lots.

Regards,

A handwritten signature in black ink, consisting of a large loop followed by a horizontal line and a short vertical stroke, all enclosed within a large oval.

Thomas E. Deller, AICP
Deputy Director

cc: G. Calcagni, Chair
J. Campopiano, P.E.
R. I. Hospital, Facilities Management

3121 - council letter



Narragansett Electric
A NEES company

November 28, 1997

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

Re: **Petition For Utility Easement**
Rhode Island Hospital - Plain Street & Willard Avenue, Providence

Dear Councilman Clarkin:

The Narragansett Electric Company (NECo) presently has overhead and underground facilities situated in the area which is proposed for a Utility Easement by Rhode Island Hospital. NECo 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 NECo for its present facilities.

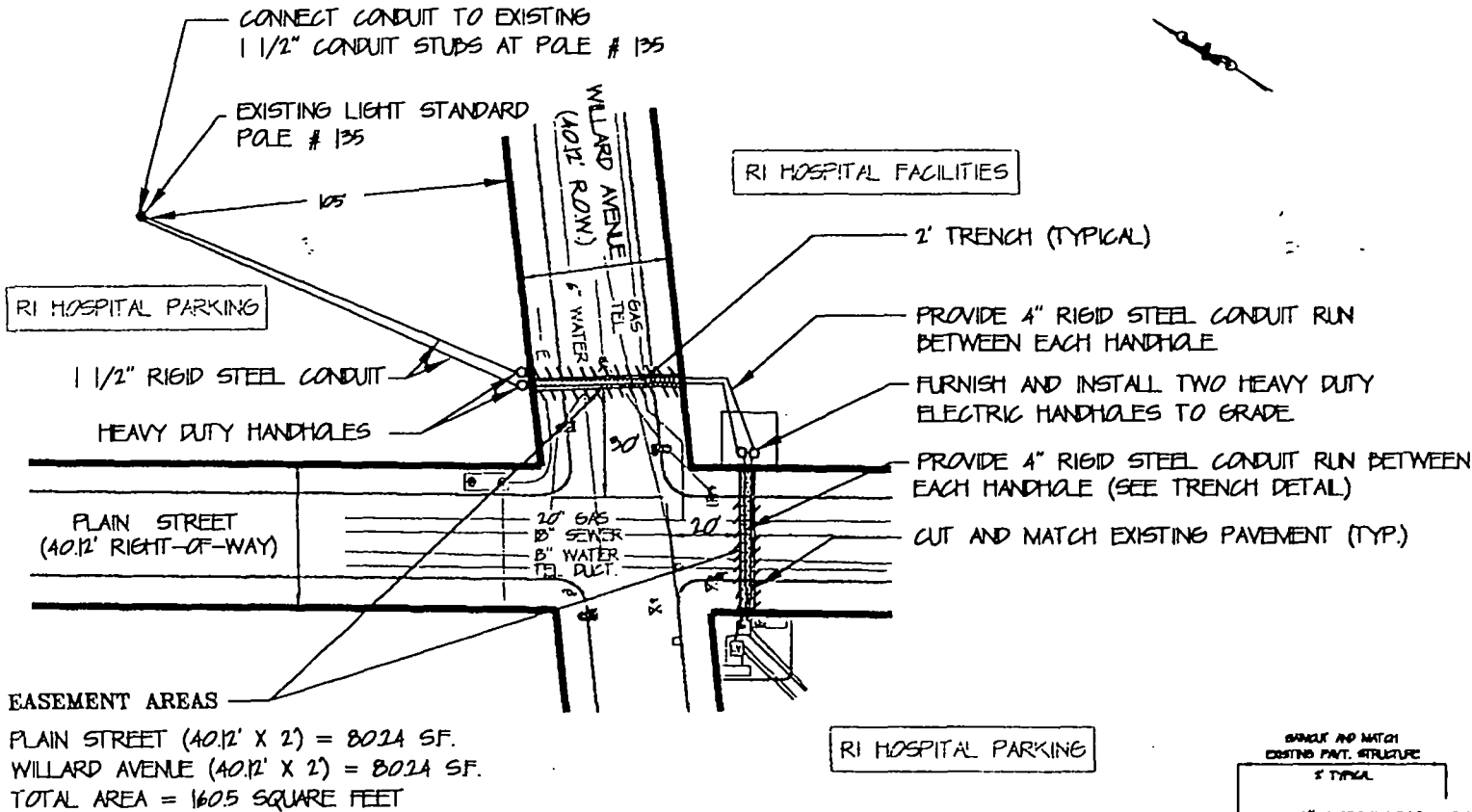
If you have any questions feel free to call me at 401-784-7209.

Sincerely,

Michael D. DiNezza
Senior Real Estate Representative

Enclosure

280 Melrose Street
P.O. Box 1438
Providence, RI 02901-1438
Telephone: 401-784-7000

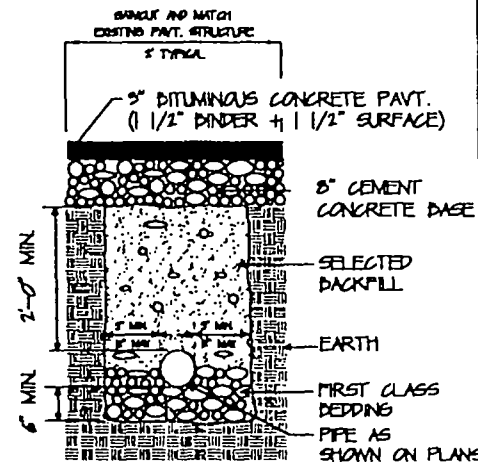
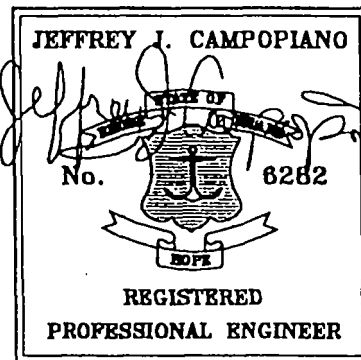


ELECTRICAL CONDUIT RACEWAY DETAIL

SCALE 1" = 50'

LEGEND

- EXISTING UNDERGROUND UTILITY
- EXISTING CURBLINE
- PROPERTY BOUNDARY
- PROPOSED UTILITY CONDUIT
- SAWCUT AND MATCH PAVEMENT
- EASEMENT AREA



PIPE TRENCH DETAIL

NOT TO SCALE

PREPARED FOR
RHODE ISLAND HOSPITAL
683 EDDY STREET
PROVIDENCE, RHODE ISLAND 02905

PREPARED BY
JEFFREY J. CAMPOPIANO, P.E.
31 BUCHANAN STREET
JOHNSTON, RHODE ISLAND 02918
(401) 231-7302

UTILITY EASEMENT PLAN
PARKING LOT SECURITY SYSTEMS
PLAIN STREET & WILLARD AVENUE
PROVIDENCE, RHODE ISLAND

DRAWING NUMBER

1

SHEET 1 OF 1

SCALE: 1" = 50'

DATE: 10/31/97



November 19, 1997

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

RE: UTILITY EASEMENTS - PLAIN STREET & WILLARD AVENUE

ATTN: Mr. Robert Clarkin:

New England Telephone has no objection to the granting of utility easements on Plain Street and Willard Avenue so long as our existing facilities at this location are not disturbed and we are granted rights to inspect, maintain, operate and replace the same with 24-hour access to said facilities at all times.

If it becomes necessary that existing telephone facilities be relocated the petitioner will assume all costs of relocation.

Very truly yours,

A handwritten signature in black ink, reading "Mary C. Hanley". The signature is written in a cursive, flowing style with a large, prominent loop at the end of the last name.

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



November 25, 1997

Councilman Robert M. Clarkin
Chairman, Committee on Public Works
City of Providence
City Hall
Providence, RI 02903

RE: Rhode Island Hospital Utility Easement at Plain Street and Willard Avenue

Dear Councilman Clarkin:

Providence Gas operates multiple gas mains in both the roadway and sidewalk areas at Plain Street and Willard Avenue. We have no objection to the proposed installation by Rhode Island Hospital provided that our facilities are adequately protected during construction and proper notification of "Dig Safe" takes place.

All conduits installed must maintain a minimum of one foot (1') clearance at any perpendicular crossing of our gas lines and a three foot (3') separation if installed parallel to our lines. The easement granted to Rhode Island Hospital must in no way prevent or hinder us from continued operation and maintenance of our facilities.

Sincerely,

Thomas P. Gavula
Director of Engineering

cc: Jeffrey J. Campopiano, P.E.

401 • 277 • 6680
401 • 277 • 2584 FAX
401 • 277 • 6680 TDD
<http://www.narrabay.com>

Paul Pinault, P.E.
Executive Director



Ms. Barbara Poirier
Second Deputy Clerk
City Hall
25 Dorrance Street
Providence, RI 02903


Dear Ms. Poirier:

We have reviewed your memorandum and documentation concerning the proposed utility easement that will be located along Plain Street and Willard Avenue, Providence, RI.

The NBC does not own any facility on these streets. Therefore, we do not have any objection to the proposed utility easement along Plain Street and Willard Avenue.

We appreciate your notification of this proposed utility easement and the opportunity to comment.

Sincerely,


John Zuba
Project Coordinator

JZ:

cc: Joe Filippone



Telecommunications Department

"Building Pride In Providence"

Francis A. Duffy
Cable Foreman
Communications Department
1 Communications Place
Providence, R.I 02903

December 2, 1997

Office of the City Clerk
Providence City Hall, Rm 311
Att: Councilman Clarkin, Chairman Committee on Public Works

Dear Councilman Clarkin:

This letter is in response to a petition for a utility easement to be located along Plain Street and Willard Avenue, submitted by Rhode Island Hospital. I have enclosed a plan document which outlines the existing fire alarm cable location.

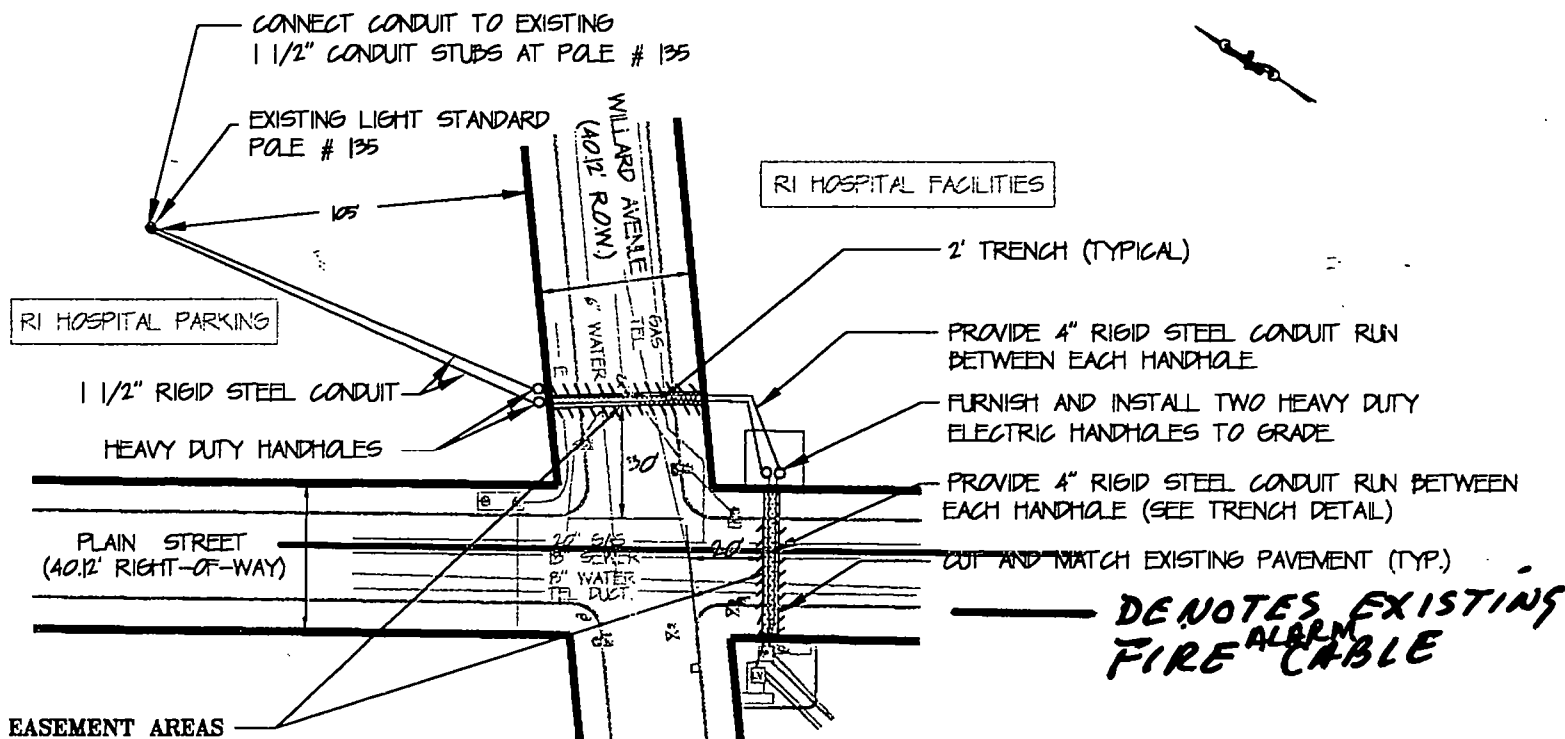
The cable is enclosed within the Bell Atlantic underground conduit system. If excavation of this site and outlined area is planned, this office shall require notification several days prior to the scheduled work.

Please contact myself or Herbert Woodward at 274-1150. If there are any further questions or comments regarding this petition, please do not hesitate to call.

Respectfully;

A handwritten signature in cursive script, reading "Francis A. Duffy".
Francis A. Duffy

Cable Foreman
Enclosures: 1



EASEMENT AREAS

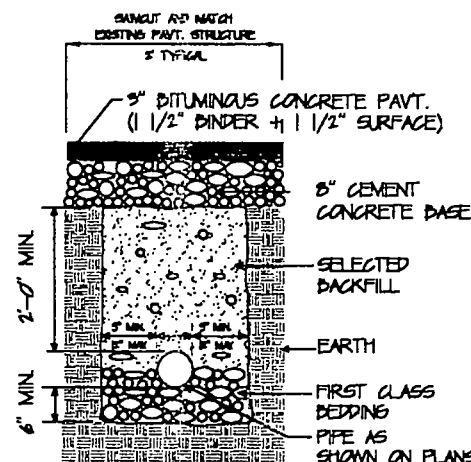
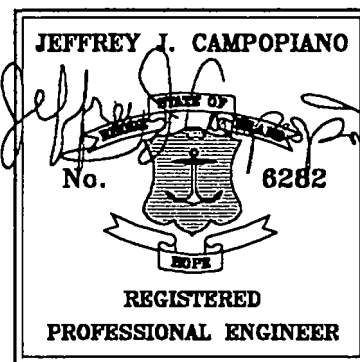
PLAIN STREET (40.12' X 2') = 8024 SF.
 WILLARD AVENUE (40.12' X 2') = 8024 SF.
 TOTAL AREA = 1605 SQUARE FEET

ELECTRICAL CONDUIT RACEWAY DETAIL

SCALE 1" = 50'

LEGEND

- EXISTING UNDERGROUND UTILITY
- EXISTING CURBLINE
- PROPERTY BOUNDARY
- PROPOSED UTILITY CONDUIT
- SAWCUT AND MATCH PAVEMENT
- EASEMENT AREA



PIPE TRENCH DETAIL

NOT TO SCALE

PREPARED FOR

RHODE ISLAND HOSPITAL
 689 EDDY STREET
 PROVIDENCE, RHODE ISLAND 02805

PREPARED BY

JEFFREY J. CAMPOPIANO, P.E.
 31 BUCHANAN STREET
 JOHNSTON, RHODE ISLAND 02819
 (401) 231-7262

UTILITY EASEMENT PLAN
 PARKING LOT SECURITY SYSTEMS
 PLAIN STREET & WILLARD AVENUE

PROVIDENCE, RHODE ISLAND

DRAWING NUMBER

1

SHEET 1 OF 1

SCALE: 1" = 50'

DATE: 10/31/87

RESOLUTION OF THE CITY COUNCIL

Resol: rhospit

No. 181

Approved March 16, 1998

IT IS HEREBY RESOLVED, That His Honor, the Mayor, is authorized to grant a non-exclusive sub-surface easement below Plain Street and Willard Avenue in the City of Providence to Rhode Island Hospital. 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 of underground conduits for a security and communications system for parking facilities at Rhode Island Hospital. Said easement shall not exceed the area indicated by the cross-hatched area on the accompanying map marked as Exhibit "A."

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. In any event, it shall be for a term of not more than fifteen (15) 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 fully 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. 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 (24) 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. Petitioner shall convey an easement acceptable to NYNEX 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 (24) 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. Petitioner shall convey an easement acceptable to the Providence Water Supply Board 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 (24) 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. In addition the Petitioner shall maintain a minimum of a one-foot clearance from the water mains located in these streets.

10. 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 (24) 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. The Petitioner shall also provide that the facilities are adequately protected during construction and proper notification of "Dig-Safe" takes place. All conduits installed must maintain a minimum of one foot (1') clearance at any perpendicular crossing of Providence Gas lines and a three-foot (3') separation if installed parallel to Providence Gas lines.

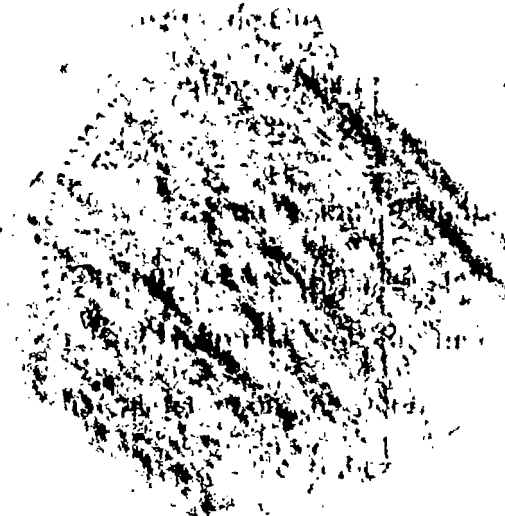
11. Petitioner shall supply the City of Providence with an insurance policy naming said City of Providence, its agents, officers, servants and employees as additional-named insureds in a sum not less than one hundred thousand dollars (\$100,000.00), which policy shall be approved by the Department of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

12. Petitioner shall obtain all necessary permits from the Department of Public Works.

13. Petitioner shall agree, in writing, to forward any fees, instituted in the next two (2) years, relating to the grant of such easement.

14. 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 Mayor or the Department of Law of the City of Providence.

A true copy,
Attest:



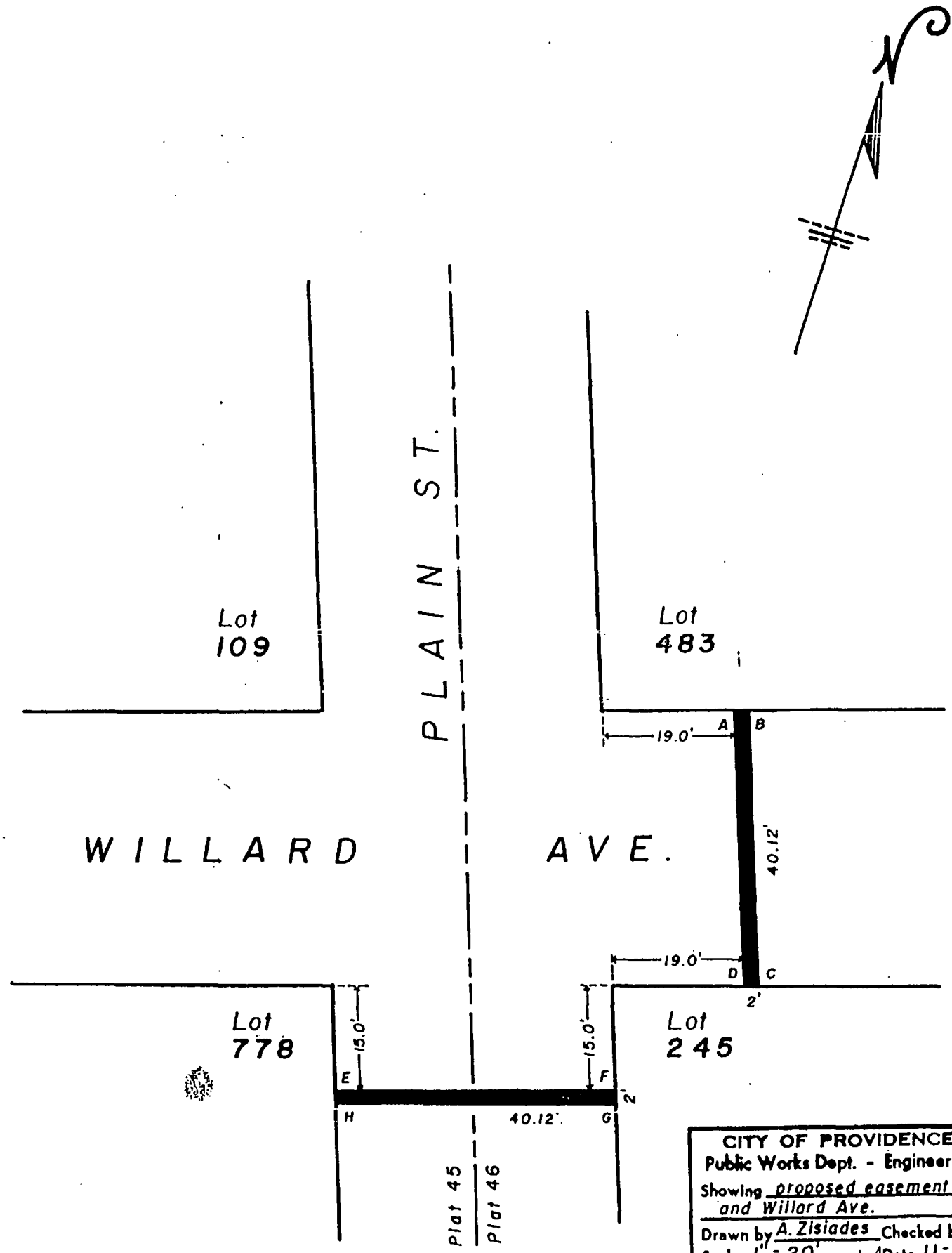
Michael R. Clement

Michael R. Clement
City Clerk

PROVIDENCE, R. I.
P. W. DEPT. - ENGINEERING OFFICE
STREET LINE SECTION
Plan No. 064600
Date Nov. 20, 1997

NOTES: Shaded areas indicate
proposed easements. (A-B-C-D-A) & (E-F-G-H-E)

Total square = 160.48'



CITY OF PROVIDENCE, R. I.
Public Works Dept. - Engineering Office
Showing proposed easement - Plain St.
and Willard Ave.
Drawn by A. Zisiades Checked by D. F. M.
Scale 1" = 20' Date 11-20-97
Correct [Signature] Associate Engr.
Approved [Signature] CHIEF ENGINEER

Lot numbers taken from A.P. 45 & 46.

3764/192-195

C

10568

RECEIVED FOR RECORD
AT 7 O'CLOCK 25 MIN.
Providence, R.I.

JAN 27 1958
Witness: Robert Z. Riccio
Recorder of Deeds
Fee