



CITY OF AMESBURY
IN THE YEAR TWO THOUSAND TWENTY

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AMESBURY CITY CLERK

SPONSORED BY:

Kassandra Gove
Kassandra Gove, Mayor

BILL No. 2020-051

An Order to request the City Council vote to authorize the Mayor to surplus, procure a development proposal, and then sell the public property known as the former Trader Allen's Truck Stop. The property located at 21 Pond View Avenue (a.k.a. Route 150 Extension) consists of approximately 7.7 acres of commercially zoned land.

Historically the property was privately owned and operated being used as a truck stop that included a diner, motel, and fueling station/service garage. This type of use occurred since the 1950s with commercial permit records for Amesbury dating to the 1980s. The property was abandoned in the 1990s. The property was taken by the City through tax foreclosure in 2001.

The property is identified as a Brownfield under state and federal definitions. It is also listed under the Massachusetts Contingency Plan (MCP) as a waste site with the following Release Tracking Numbers (RTN) 3-25667, 3-25880, and 3-25885. MCP work was conducted on the site by the City in the early to mid-2000s and over the last 2 years. The site has been remediated to some extent through the removal of underground storage tanks (UST) from the former fueling station. The City is currently summarizing those past reports and preparing recommendations for possible continued MCP actions.

As the property was taken through tax foreclosure certain protections are afforded the City under the Brownfields regulations. In order to comply with the Brownfield regulations the City must prevent further contamination and be actively trying to divest itself of the property. The action of selling the property will help the City fulfill those requirements and remove a liability from the City property inventory.

Summary: The Mayor seeks to sell and encourage redevelopment of this underutilized and vacant property to remove the obligation of maintenance costs and liability and to place the site on the tax rolls in order to increase revenue to the City. Such process of redevelopment shall involve the coordination with the neighborhood to ensure compatibility of the proposed use with the surrounding area.

Be it Ordered by the City Council of the City of Amesbury assembled, and by the authority of the same as follows: Pursuant to the provisions of G.L. c.40, sec. 15A, and c.30B, sec. 16, the City Council hereby votes to transfer the property described herein currently held by the City to the Mayor for the purpose of disposition of the property for private redevelopment. Further, in accordance with G.L. c, 30B, sec. 16, to facilitate such sale the City Council declares the rights of such property to be surplus and available for disposition by sale.