

COMMONWEALTH OF MASSACHUSETTS
CITY OF LOWELL

In City Council

VOTE

Declaring surplus, property located at 93 Mammoth Road, Lowell, MA and authorizing the City Manager to seek proposals under the provisions of M.G.L. Ch. 30B for the disposition of said parcel, namely; 93 Mammoth Road, Lowell.

The City of Lowell is the owner of the property at 93 Mammoth Road, Lowell, MA; and,

The Department of Planning and Development has recommended that the City Council declare 93 Mammoth Road surplus and to seek a Request for Proposals for purchase and to include a minimum proposal of Two Hundred Ten Thousand and 00/100 (\$210,000.00) Dollars based upon the appraisal prepared on November 7, 2021.

BE IT VOTED BY A TWO-THIRDS VOTE:

That City of Lowell property at 93 Mammoth Road, total lot area approximately 5,341 sq. ft., is hereby declared surplus property and not presently needed for municipal purposes; the City Manager, acting through the Department of Planning and Development, is hereby authorized to proceed with the disposition of said property, under the provisions of M.G.L. Ch.30B, and to include therein a minimum proposal price of Two Hundred Ten Thousand and 00/100 (\$210,000.00) Dollars, and to also include required notification to all abutters pursuant to the Code of the City of Lowell, §60-2.

BE IT FURTHER VOTED:

That the request for proposal shall contain such other terms, restrictions and conditions as the City Manager deems are in the best interest of the City of Lowell.

ATTACHMENT



Details

Info

Account: 200236

GIS ID 3815-93

Parcel ID 0098 3815 0093 0000

Legal Address 93 MAMMOTH RD

Legal Owner CITY OF LOWELL

Legal Area 5341 sq ft

Book/Page

Access Deed [Click here](#)

Info

Property [Click Here](#)

Record Card

Owner Info

Owner Address 375 MERRIMACK ST

City, State, Zip LOWELL, MA, 01852-1852

Assessing Info

Land Value 137900

Building Value 659300

Total Value 797200

Year Built 1891

Land Zone NB

Land Use Public Safety C

Description

Commercial

Style Fire Station

Living Area 4916

Effective Area 6120

Gross Area 8288

Stories 2.5

Additional Resources

Parcel Image [Click here](#)

Parcel Sketch [Click here](#)



Eileen Donoghue
City Manager

March 1, 2022

Mayor Sokhary Chau
and
Members of City Council

REFERENCE: Surplus and Disposition of 93 Mammoth Road

Dear Mayor Chau and Members of the City Council:

The property located at 93 Mammoth Road is City owned. The parcel consists of approximately 5,341 square feet of land, improved by a two and one half story discontinued City of Lowell Fire Station. The Fire Station building consists of approximately 8,288 square feet of gross area. Please see attached Geographic Information System (GIS) Map.

The property is located in the Neighborhood Business (NB) District. An independent appraisal of the property was obtained on November 7, 2021 establishing the fair market value of the property as Two Hundred Ten Thousand (\$210,000.) Dollars.

The Department of Planning and Development (DPD) conducted a Needs Assessment for this property on October 12, 2020 and found no department had a municipal need.

DPD recommends the sale of this property for development through the Request for Proposals process. The successful proposal would be selected on the basis of price, reuse, zoning, and compatibility with the neighborhood.

The Law Department has prepared the necessary Vote declaring the property Surplus and authorizing for sale through the RFP process at the minimum amount of Two Hundred Ten Thousand (\$210,000.) Dollars.

Sincerely,

Eileen M. Donoghue
City Manager

Attachment:

cc: Christine McCall, Assistant City Manager/DPD Director
Christine P. O'Connor, City Solicitor
Patricia Lucken, Asset Manager