



Town of Reading Meeting Posting with Agenda



Board - Committee - Commission - Council:

Board of Selectmen

Other:

Date: 2013-08-01

Time: 7:00 PM

Building: Reading Town Hall

Location: Town Hall Conference Room

Meeting Called By: Paula Schena on behalf of Chairman James Bonazoli

Notices and agendas are to be posted 48 hours in advance of the meetings excluding Saturdays, Sundays and Legal Holidays. Please keep in mind the Town Clerk's hours of operation and make necessary arrangements to be sure your posting is made in an adequate amount of time. A listing of topics that the chair reasonably anticipates will be discussed at the meeting must be on the agenda.

All Meeting Postings must be submitted in typed format; handwritten notices will no longer be accepted.

Topics of Discussion:

- ◆ Open session for topics not reasonably anticipated 48 hours in advance of the meeting

1) Reports and Comments

- a. Selectmen's Liaison Reports and Comments
- b. Public Comment
- c. Town Manager's/Assistant Town Manager's Report

2) Discussion/Action Items

- a. Vote to issue Confirmatory Deed for lot 36 (Selfridge Road) in Reading
- b. Vote to authorize the Town Manager to request that the Governor petition the State legislature for a Special Act Validating the Results of the Annual Election Held in the Town of Reading on April 2, 2013



Town of Reading
16 Lowell Street
Reading, MA 01867-2685

FAX: (781) 942-9071
Email: townmanager@ci.reading.ma.us
Website: www.readingma.gov

TOWN MANAGER
(781) 942-9043

MEMORANDUM

TO: Board of Selectmen

FROM: Robert LeLacheur

DATE: July 31, 2013

RE: Agenda – August 1, 2013

Tonight there are two agenda items for your consideration.

The first item is for you to issue a Confirmatory Deed for a lot at #17 Selfridge Road. Attorney John Guerin will be in attendance representing his clients, Catherine and Michael O'Meara, who have lived at that location for over fifteen years. In their process of refinancing a mortgage, there was some discrepancy as to clear title that had not been previously uncovered. This action tonight is taken at the advice of Town Counsel to clear the deed, and is done from time-to-time by the Selectmen. The urgency of meeting tonight was the refinancing rate-lock expires next Monday, and the title company did not give the go-ahead to this suggestion until last weekend – so we were unable to add it to the Tuesday agenda because of the 48hr public notice requirement.

A motion for this action is as follows: “Move that the Board of Selectmen authorize the issuance of a Confirmatory Deed for lot 36 at 17 Selfridge Road in Reading”

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The second item is one I reviewed on Tuesday night with the Board, concerning the ability to borrow funds on behalf of the Library Project. In the printed Annual Town Meeting Warrant, Article 1 failed to specify the April 2, 2013 election date. The best remedy to that omission is to request that the Governor petition the Legislature for a ‘Validating Act’ through a Special Act.

A motion for this action is as follows: “Move that the Board of Selectmen request that His Excellency Deval Patrick, the Governor of the Commonwealth of Massachusetts, request through a Special Act sent to the Legislature

**“AN ACT VALIDATING THE RESULTS OF THE ANNUAL ELECTION HELD IN THE TOWN OF READING ON APRIL 2, 2013.**

*Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:*

Whereas, The deferred operation of this act would tend to defeat its purpose, which is to validate the actions taken by the town of Reading at its annual town election held on April 2, 2013, therefore it is hereby declared to be an emergency law, necessary for the immediate preservation of the public convenience.

**SECTION 1.** Notwithstanding any general or special law to the contrary, all acts and proceedings taken by the town of Reading at the annual town election held on April 2, 2013 and all actions taken pursuant thereto are hereby ratified, validated and confirmed, notwithstanding any failure to include the date, time and place of said election in the posted warrants for said election.

**SECTION 2.** This act shall take effect upon its passage.

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Thanks again for meeting on such short notice!

Property Address:
17 Selfridge Road, Reading,
Massachusetts 01867

Confirmatory Deed

THE TOWN OF READING, a municipal corporation duly established under the laws of the Commonwealth of Massachusetts and having its usual place of business at Town Hall, 16 Lowell Street, Reading, Massachusetts, acting by and through its Board of Selectmen,

for Nominal Consideration Paid, the sufficiency of which is hereby acknowledged, GRANT TO: **LEONARD OVERON and CLARA OVERON**, as individuals, AND their successors and assigns

with **QUITCLAIM COVENANTS**

all its right, title and interest, if any, in and to the following described land in said Reading,

A certain parcel of the land and all improvements thereon shown as Parcel A on Plan entitled, "Plan of Land Off of Selfridge Road in Reading, MA 01867" Prepared by John D. Sullivan III, PE., dated April 20, 2004, Scale: 1" = 20'.

Containing approximately 8,237 square feet according to said Plan.

Being Reading Assessor's Lot 36, Map 97.

For Title see Book 12810, Page 245 and Land Court Case No. 59403 T.L. and proceedings thereunder including Final Decree at Book 14146, Page 341. For Selectmen's Authority see Book 9276, Page 198.

Meaning and intending to convey the same premises conveyed through inadvertance and mistake to L&C Overon, a *Massachusetts Corporation*, at Book 15132, Page 201, when there was and is no such corporation and said Deed should have conveyed said property to Leonard and Clara Overon as Individuals.

Executed as a sealed instrument this day of August, 2013.

James E. Bonazoli, Chairman

John Arena, Vice Chairman

Ben Tafoya, Secretary

Dan Ensminger

Marsie West

. Error! AutoText entry not defined.

Deed

2a1

Commonwealth of Massachusetts

Middlesex, ss:

On this day of August, 2013, before me, the undersigned notary public, personally appeared ,James E. Bonazoli, Chairman, John Arena, Vice Chairman, Ben Tafoya Secretary, Dan Ensminger and Marsie West proved to me through satisfactory evidence of identification, which were Driver's License; State ID; Passport; Other Government Issued ID; Other, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he/she/they signed it voluntarily for its stated purpose.

, Notary Public

My Commission Expires:

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