

Chap. 841. AN ACT PROVIDING FOR THE IMPROVEMENT BY THE METROPOLITAN DISTRICT COMMISSION OF RECREATIONAL FACILITIES AT REVERE BEACH IN THE CITY OF REVERE.

Whereas, The deferred operation of this act would tend to defeat its purpose which is to allow the metropolitan district commission to acquire and dispose of land to facilitate the development of a site, known as Revere beach in the City of Revere, for public recreational purposes, therefore it is hereby declared to be an emergency law, necessary for the immediate preservation of the public convenience.

Be it enacted, etc., as follows:

SECTION 1. The metropolitan district commission, hereinafter called the commission, in order to facilitate the development of a site for public recreational purposes in the area known as Revere beach in the City of Revere, is hereby authorized to undertake the activities defined herein. The commission is hereby authorized to expend a sum not to exceed five million dollars, in addition to any other appropriations which may have heretofore or may hereafter be made, to carry out the purposes of this act.

SECTION 2. The commission is hereby authorized to acquire by purchase or otherwise, on such terms and conditions and in such manner as it may deem proper, or take by eminent domain, all land, public or private, and all rights in land, in the city of Revere within the area hereinafter referred to as the Revere Beach Site and bounded and described as follows:

Beginning at the southwesterly corner of the intersection of the rights-of-way of Revere Street and Revere Beach Boulevard; thence running southwesterly and southerly along the westerly right-of-way line of Revere Beach Boulevard, crossing Shawmut Street Extension, Chester Street, Beaver Street, Bath Street, Beach Street, Shirley Avenue, and West Street, a distance of five thousand three hundred and thirty-nine feet, more or less, to the point of intersection with the southwesterly corner of the intersection of the rights-of-way of West Street and Revere Beach Boulevard; then turning and running westerly along the southerly right-of-way of West Street, a distance of thirty-seven feet, more or less, to the point of the intersection with the easterly right-of-way of Ocean Avenue; thence turning and running in a northwesterly direction to the northerly right-of-way of West

Street, a distance of thirty-five feet, more or less; thence continuing in a northeasterly direction along the easterly right-of-way of Ocean Avenue, crossing Shirley Avenue, Beach Street, Bath Street, Beaver Street, Chester Street, and Shawmut Street Extension, a distance of five thousand three hundred and ninety feet, more or less, to the point of the intersection of the easterly right-of-way of Ocean Avenue and the southerly right-of-way of Revere Street; thence turning and running in a southeasterly direction along the southerly right-of-way of Revere Street, a distance of seventy-five feet, more or less, to the point of intersection with the westerly right-of-way line of Revere Beach Boulevard, which is the point of beginning.

The commission is further authorized to acquire, in the manner hereinbefore provided, easements in, or the benefit of restrictions upon, property abutting said Site to preserve and protect the interests of the commonwealth in said Site.

SECTION 3. The commission is hereby authorized to sell, at a price to be determined by independent appraisers to be selected by the commissioner of administration, or to exchange for land of equal value, all or any part of the following-described real property:

Beginning at the southeasterly corner of the intersection of the rights-of-way of Revere Street and Ocean Avenue; thence running southwesterly and southerly along the westerly right-of-way of Ocean Avenue, crossing Beach Street, a distance of four thousand one hundred and seventy feet, more or less, to the point of convergence of the westerly right-of-way of Ocean Avenue and the easterly right-of-way line of the Massachusetts bay transportation authority (M.B.T.A.); thence continuing northerly and northeasterly along said easterly right-of-way line of the M.B.T.A., crossing Shirley Avenue and Beach Street, a distance of four thousand seven hundred thirty-seven feet, more or less, to the point of intersection with the southerly right-of-way line of Revere Street; thence turning and running easterly and southeasterly along a curve to the right, a distance of fifty feet, more or less, to the point of intersection with the westerly right-of-way line of Ocean Avenue, which is the point of beginning.

SECTION 4. There shall be established for the purposes of this act a Revere Beach Design Review Board, hereinafter called the board, comprised of the secretary of communities and development or his designee, acting as chairman of the board; the commissioner of the metropolitan district commission or his designee; the director of the office of state planning or his designee; two persons shall be appointed by the mayor of the city of Revere; one of whom shall be a member of the Revere Beach Citizens Advisory Board; one registered architect and one registered landscape architect each to be appointed by the secretary of communities and development; and one member of

the Governor's Task Force on Coastal Resources to be appointed by the secretary of the executive office of environmental affairs.

Any private person or entity proposing to construct residential, recreational, or other facilities within the area delineated in section three shall submit to the Board for review preliminary site development plans showing the location and outlines of proposed buildings; illustrative details of building facades; the density of proposed uses; the proposed locations, general dimensions and materials for streets, drives, parking areas, walks, and paved areas; proposed landscaping improvements and open areas within the site; and indicating generally the relationship of the site plan to the surrounding neighborhood. The Board shall report, in writing, to the commissioner of the metropolitan district commission within sixty days of the submission of the design plans whether the proposed design is suited to the characteristics of the Revere Beach Site and is adequately integrated with the surrounding area.

SECTION 5. The commission is hereby authorized to accept any federal or other funds, public or private, which may be or become available for the purposes of this act, and to accede to such conditions and obligations as may be imposed as a prerequisite to the availability of such funds, insofar as the same are consistent with law and the purposes of this act. Such funds may be expended in addition to those made available by this act.

SECTION 6. The state treasurer may borrow, from time to time, on the credit of the commonwealth such sums of money as may be necessary for the purpose of meeting payments as authorized by section one, and may issue and renew from time to time notes of the commonwealth therefore, bearing interest payable at such times and at such rates as shall be fixed by the state treasurer. Such notes shall be issued and may be renewed one or more times for such terms, not exceeding one year, as the governor may recommend to the general court in accordance with Section 3 of Article LXII of the Amendments to the Constitution of the Commonwealth, but the final maturities of such notes, whether original or renewal, shall not be later than June thirtieth, two thousand and one. All payment on account of principal and interest on such notes shall be paid from the Metropolitan District Park Fund to be assessed by methods fixed by law.

SECTION 7. To meet the expenditures necessary in carrying out the provisions of this act, or to refinance notes issued under the provisions of section six the state treasurer shall, upon request of the governor, issue and sell at public or private sale bonds of the commonwealth, registered or with interest coupons attached as he may deem best, to an amount to be specified by the governor from time to time, but not exceeding in the aggregate the sum of five million dollars. All bonds issued by the commonwealth, as aforesaid, shall be designated on their face

Revere Beach Improvements Loan, Act of 1975, and shall be on the serial payment plan for such maximum term, not exceeding twenty years, as the governor may recommend to the general court pursuant to Section 3 of Article LXII of the Amendments to the Constitution of the Commonwealth, the maturities thereof to be so arranged that the amounts payable in the several years of the period of amortization, other than the final year, shall be as nearly equal as in the opinion of the state treasurer it is practicable to make them. Said bonds shall bear interest semiannually at such rate as the state treasurer, with the approval of the governor, shall fix. The initial maturities of such bonds shall be payable not later than one year from date of issue thereof and the entire issue not later than June thirtieth, two thousand. All interest payments and payments on account of principal of such bonds shall be paid from the Metropolitan district park fund to be assessed by methods fixed by law.

Approved December 24, 1975.