



TOWN COUNCIL
ASSET MANAGEMENT ADVISORY COMMITTEE
 Selectmen's Conference Room
 Thursday October 4, 2018 – 6:00pm

MEETING MINUTES

PRESENT: Chair of the Committee, Councilor Philip Wallace; Councilor James Crocker Jr.; Councilor Jessica Rapp Grassetti, Councilor Paul C. Neary; **ABSENT:** Councilor John Flores **ALSO IN ATTENDANCE:** David Anthony, Property and Risk Management; Councilor Paula Schnepf

Meeting was called to order at 6:00 pm.

The Chair of the Committee opened the meeting asking for any Public Comment, seeing none, Chair closed Public Comment; Final update on first round of tax foreclosure possession sale by Mr. Anthony, started with a group of properties (see list attached)

	Map	Par	Ext	Street Address	Village	Size	Assessors 2017	Final Sale price	Notes
1	148	130		39 North Precinct	Centerville	0.34	\$ 43,100.00	\$ 12,500.00	
1	169	096		0 Bridgets Path	Centerville	0.37	\$ 108,400.00	\$ 17,500.00	
1	172	079		139 Guilford Road	Centerville	.2	\$ 101,500.00	\$ 779.00	
1	172	080		0 Guilford Road	Centerville	.52	\$ 112,600.00	\$ 5,500.00	
1	193	230	002	0 Patriot Way	Centerville	.23	\$ 41,600.00	\$ 7,679.00	
1	193	261	002	0 Shootflying Hill Road	Centerville	.02	\$ 4,600.00	\$ -	Withdrawn bids - Flaw in Listing
1	018	015		96 Pine Ridge Road	Cotuit	.18	\$ 124,700.00	\$ 75,000.00	
1	018	024		39 Cherry Tree Road	Cotuit	.18	\$ 124,700.00	\$ 75,000.00	
1	018	049		125 Oakwood St.	cotuit	.09	\$ 7,500.00		Withdrawn bids
1	018	050		117 Oakwood Street	Cotuit	.09	\$ 7,500.00		Withdrawn bids
1	018	052		63 PINE RIDGE ROAD	Cotuit	.09	\$ 65,400.00		Withdrawn bids
1	018	055	002	121 Oakwood St.	cotuit	.09	\$ 7,500.00		Withdrawn bids
1	026	004		0 Brittany Drive	Cotuit	6.4	\$ 4,900.00	\$ 30,109.00	
1	026	017		131 Brittany Drive	Cotuit	.11	\$ 1,900.00	\$ 10,109.00	
1	269	018		59 Teyaw Road	Hyannis	.08	\$ 50,500.00	\$ -	No bids
1	274	038		1411 Phinney's Lane	Hyannis	.53	\$ 7,900.00	\$ 12,700.00	
1	291	032		38 St. Francis Circle	Hyannis	.33	\$ 43,000.00	\$ 5,000.00	
1	307	047	002	15 Woodbury Ave	Hyannis	.08	\$ 5,400.00	\$ 22,000.00	
1	344	043		227 Old Yarmouth Road	Hyannis	0.21	\$ 154,100.00	\$ 131,000.00	
1	046	120		10 Bosuns Way	Marstons Mills	.54	\$ 113,700.00	\$ 1,879.00	
1	093	072		4 Windrush Lane	Osterville	0.06	\$ 1,300.00	\$ 3,510.00	
1	146	064		221 Ebenezer Road	Osterville	.21	\$ 102,300.00	\$ -	Withdrawn bids - Old Utility easement and site plan issue
1	128	017	004	0 Pioneer Path	West Barnstable	0.16	\$ 6,900.00	\$ 4,348.00	Still Open
							Total Received	\$ 405,765.00	
							Total Expected	\$ 410,113.00	

Mr. Anthony explained that the document was a recap of the properties that were put out for sale; the yellow lines are either withdrawn parcels or pulled because there were no bids on it. There were two parcels with flaws, one of the parcels had an easement and a utility easement and a site view problem (Ebenezer) and the other parcel had a flaw in the listing and probably should not have been on our list to begin with (Shootflying Hill Rd). We knew there were going to be issues with these, and the process proved that. The lines in red are the two biggest sales for the town and those are located in Cotuit, the second set of a bundled group (blue) in Cotuit is back in town possession because the first bidder that bid pulled out of the bids, and the second bidder decided not to proceed with the process. Mr. Anthony stated that it would be up to this Committee to decide or recommend that the bundle go back out to bid, or if we break it up into individual parcels, and that decision will be this Committee's. The last red line (Pioneer Path) is still in land court process, there is a certificate that needs to be filed in Boston, and we

are in the process of filing that paperwork by Ms. Harris; as far as Mr. Anthony is aware the original bidders on that parcel are still interested in it.

Chair of the Committee asked the members what the Committee would like to do with the bundled properties in Cotuit, Mr. Anthony said he would reach out to them again, (abutters) there was an abutter last year that was interested, but did not participate in the process of bidding, Mr. Anthony will reach out again to the abutters to get a feel from them and gather some information on it. There were two other people that bid on the bundle, but withdrew their bid at the last moment. Mr. Anthony will look to see if the zoning will allow rounding off the 4 properties and making it a buildable lot for affordable housing. Assistant Town Manager Andrew Clyburn stated it would be beneficial that if we have Mr. Kilroy look at these 4 and decide the best course of action. Vice President Crocker said to use the revenue of selling the properties in the first round to hire someone to look into these parcels that are difficult now, if we had issues with what we thought were the easy ones in the first rounds, then we need to make sure in the second round we have done the work with a professional to research these parcels.

Mr. Anthony mentioned that there are a lot more little pieces of properties in the next round that will have some challenges to them, the other conversations we will have to have is the Town Ways to Water and what to do with those, do we sell to the abutters if there is more than one town ways to water on that body of water to remove from the Town, or do we still keep and maintain them. Mr. Anthony mentioned that there is a reason these are still with the town and not on the tax roll, there are going to be challenges with the next round of parcels, and it may be that we only have one or two on the next Agenda to talk about, there may be some more time between each parcel as we do the research on it with a more in depth look at each one before putting out to bid, so in the next round there is going to be a lot more conversation and strategy.

Vice President Crocker believes that the Zoning and Regulatory Committee may be able to help in this area of zoning. Vice President Crocker mentioned that he remembered a conversation with the Town Attorney, Ruth Weil, about these undersized lots around the town and the reasoning behind the no build on undersized lots; the claim was that because the town did all this before land bank, before the town took things off the tax roll was to protect what was thought to be an aggressive buildout so the town put a ban on building on the undersize lots, but what has happened is the Town now has all these unbuildable lots.

Mr. Anthony distributed the next round of properties to be looked (updated master) he has removed the ones that have been sold in the first round.

1	317	052	92 SaltRocks Road	Barnstable		1.31	\$165,900.00					B		Bids up to Railroad Trickle	
1	348	003	474 Marston Lane	Barnstable		0.58	\$ 145,100	Unknown	Unknown			B		Abuts south edge to Midscape Highway, bids to be landlocked unless easement exists	None
2	348	005	71 Hamstead Lane	Barnstable		1.23	\$ 65,400	Unknown	Unknown	Unknown		B		Abuts south edge to Midscape Highway	None
2	348	008	0 midscape Highway	Barnstable		.96	\$ 155,700		Unknown			B		Abuts south edge to Midscape Highway, bids to be landlocked see Town owned parcels 354002 (TP) and 354003 (TP)	None
2	349	013	105 Oakmont Road	Barnstable	A/H	3.36	\$223,400.00	upland	none	no	no	A		Sell to abutter. Abutter has already approached Town for a land swap. Ray deary.	good for A/H
2	354	002	0 midscape Highway	Barnstable		1.23	\$ 65,400.00					B		Abuts land owned by Municipal. Subdivision taken for Tax Possession	
2	354	003	0 midscape Highway	Barnstable		5.36	\$137,800.00					B		Abuts land owned by Municipal. Subdivision taken for Tax Possession	
3	235	012	333 Old Neck Lane	Barnstable	conservation	0.33	\$ 9,400.00	upland				R		Abuts BLT and Open Space Parcel	
3	236	011	250 Old Neck Lane	Barnstable	conservation	8.67	\$142,500.00	upland				R		Abuts BLT and Open Space Parcel	
3	295	004	0 Midscape HWY, west of E	Barnstable	conservation	5.96	\$ 20,700.00	upland	high	no	no	R		Landlocked by Conservation property.	
3	350	036	155 Country Club Drive	Barnstable	A/H	0.49	\$172,300.00	Wetlands				R		No abut unbuildable due to wetlands	
3	355	002	008 0 Spoglass Hill Road	Barnstable	sub div. open space	5.83	\$ 23,300.00	upland	none	no	no	10% B		Abuts land owned by Municipal. Subdivision taken for Tax Possession	good for open space

SOLD	1	148	130	39 North Precinct	Centerville	sell to abutter	0.34	\$ 43,100.00	upland & BVW	low	SE3-0846	no	A	Sale to single abutter? small, may not be buildable. See comments on wetlands?	residential, only 65' from edge of pavement to wetland. Open space or Land Bank to protect it. Make neighbor move vehicle.
SOLD	1	169	096	0 Bridgels Path	Centerville	none	0.37	\$108,400.00	not sure	none	no	no	A	Possible build? Sale to 4 possible abutters.	residential, has a low spot, would need a field visit, land bank maybe
SOLD	1	172	079	139 Guilford Road	Centerville	A/H	.2	\$101,500.00		high	no		B	Two Abutters might be interested? Long strip of land all road frontage	
SOLD	1	172	080	0 Guilford Road	Centerville	A/H	.52	\$112,600.00		high	no		B	Three Abutters might be interested? Long strip of land all road frontage	
SOLD	1	193	230	002 0 Patriot Way	Centerville	A/H	.23	\$ 41,600.00		high	no		B	Abutter might be interested.	

1	193	261	002	0 Shootfing Hill Road	Centerville	none	.02	\$ 4,600.00	upland	none	no	no	B		Sell to single abutter?	residential, looks under-sized for building.
1	214	039		355 Pleasant Pines	Centerville	sub div. open space	.87	\$123,500.00		none	no				Possible AH?	
1	247	145		71 Ginger Lane	Centerville	none	0.05	\$ 5,100.00	upland	none	no	no	A		Sell to abutters 3 abutters. Check for Drainage?	residential, looks under-sized for building.
2	147	006		0 Nye Road	Centerville	none	10.25	\$ 22,400.00	BVW & upland	high	dumping violation	no	R		To conservation for shooting range swap	abuts TOB/Cons parcel which is 25 acres map 147 / 005
2	172	121		110 Ashley Drive	Centerville	A/H	.35	\$107,900.00		high	no	no	B		Abutters might be interested? It looks like building to north is close to property line	
2	172	154		0 Ashley Drive	Centerville	A/H	.53	\$113,100.00		high	no	no	B		Nine Abutters might be interested? Long strip of land very small frontage	
2	189	155		0 Birchhill Road	Centerville	housing	.78	\$122,500.00		high			C		May be a challenge due to being near wetlands abutter is BLT. Landlocked, three abutters	
2	190	059		0 Highland Drive	Centerville	subdiv. Open space	.021	\$ 40,900.00	upland	none	no	no	B	LOLV	Difficult shape for development, small may be required for open space of sub division	residential use for subdivision open space maybe
2	190	257		116 Fox Hill Road	Centerville	none	.53	\$ 7,900.00	upland & BVW	low	no	no	B		Difficult shape for development, small may be required for open space of sub division Could it be cut up and offered to abutters?	long thin slice that runs behind houses and then to a edge of a bog between two houses. Much falls within 50' buffer. Good for BLT or open space
2	193	027		567 Shoot Flying Hill Road	Centerville	none	.018	\$ 8,700.00	upland & BVW	low	no	no	B		Sell to single abutter, next to phenom road layout. Can it be resolved before sale?	
2	228	090	002	421 Pine Street	Centerville	none	.017	\$ 6,400.00	upland	none	no	no	75% B		Could be an encroachment by abutter to west. Possible sale to abutter?	residential, one side cemetery, no conservation interest or jurisdiction per Rob
2	233	068		22 Nyes Point Way	Centerville	none	.46	\$ 55,200.00	upland & BVW	low	no	no	B		Possible development but small parcel	BLT or protect under open space
2	249	063		721 Strawberry Hill Road	Centerville	sell to abutter	0.08	\$ 5,400.00	upland	none	no	no	A		Sell to abutters 2 abutters. Check for Drainage?	residential, looks under-sized for building.
2	252	044		133 GOOSE POINT ROAD	Centerville	marsh	.67	\$ 2,200.00	BVW & upland	medium	DA-86007, DA-94045	yes	C		Way To Water? Owner rights on private road. No parking if sale to abutter, only 1.	would require significant waiver of 50 ft. setback to build; abuts 5.6 acres belonging to LAKE ISLE WOODS OPEN SPACE TR. Fronts Shallow Pond; possible way-to-water?

3	167	030		0 Powers Drive	Centerville	housing	2.25	\$619,300.00	marsh	high			C		verify ownership and status. BLT owns abutting Property	
3	193	030		544 Shootfing Hill Road	Centerville	none	.04	\$ 1,000.00	upland	none	no	no	B		Possible connection to Way To Water 193 262	upland, looks under sized for building, on edge of road, abuts private property
3	193	262		0 Shootfing Hill Road	Centerville	none	.03	\$ 10,900.00	upland	none	no	no	B		Sell to single abutter? Possible way to water	
3	226	031		7 Ocean Ave	Centerville	none	1	\$188,300.00	marsh	low	no	no	5% R		All wetland unless make it a way to water	BLT or protect under open space

1	010	016		101 Sandal Wood Drive	Cotuit		.1	\$ 6,400.00	upland	none	no	yes	A		Perhaps of interest to single abutter	residential, looks under-sized for building
1	018	015		96 Pine Ridge Road	Cotuit		.18	\$124,700.00	upland	none	no	no	B		Needs to be combined with 018 024 #39 Cherry Tree Road - Also Tax possession	all upland surrounded by residential development except that it abuts m 018 p 024 (another undeveloped lot owned by Town of Barnstable) - sell to neighbor and place conservation restriction?
1	018	024		39 Cherry Tree Road	Cotuit		.18	\$124,700.00	upland	none	no	no	B		Needs to be combined with 018 015 #96 pine ridge road - Also Tax possession	all upland surrounded by residential development except that it abuts m 018 p 015 (another undeveloped lot owned by Town of Barnstable) - sell to neighbor and place conservation restriction?
1	018	049		125 Oakwood St.	cotuit	A/H	.09	\$ 7,500.00	upland	none	no	no	10% B	LOLV	other parcels, 018/052, 018/050, 018/055/002 all tax possession	residential, maybe A/H if they combine lots
1	018	050		117 Oakwood Street	Cotuit	A/H	.09	\$ 7,500.00	upland	low	no	no	60 % B		other parcels, 018/052, 018/050, 018/055/002 all tax possession	all upland; residential neighborhood; sandwiched between map 018 pars 062 & 055/002 both undeveloped lots owned by Town of Barnstable
1	018	052		63 PINE RIDGE ROAD	Cotuit	marsh	.09	\$ 65,400.00	upland	low	no	no	yes B		other parcels, 018/052, 018/050, 018/055/002 all tax possession	all upland; residential neighborhood; abuts m 018 p 050 (another undeveloped lot owned by Town of Barnstable)
1	018	055	002	121 Oakwood St.	cotuit	A/H	.09	\$ 7,500.00	upland	none	no	no	35% B	LOLV	other parcels, 018/052, 018/050, 018/055/002 all tax possession	residential, maybe A/H if they combine lots
1	026	004		0 Britany Drive	Cotuit	none	6.4	\$ 4,900.00	cranberry bog upland and edge of pond	high	no	yes	C		Surrounded by privately owned land, in trust. Issues of dumping, and access	See 026/017 - entirely a wetland important to keeping Lovells Pond clean
1	026	017		131 Britany Drive	Cotuit	none	.11	\$ 1,900.00	upland and edge of pond	high	violations	yes	C		Surrounded by privately owned land, in trust. Issues of dumping, and access	See 026/004 - abuts Lovell Pond and bog. Important to protect this area for health of pond.
1	042	002		0 post road	Cotuit	sub div. open space	1.1	\$1,000.00		none	no	no			Land Locked. Surrounded by C/OMM water land	
2	034	028		0 Main Street	Cotuit		.20	\$154,300.00		none	no	no	B		Perhaps of interest to four abutters. Land Locked.	
2	042	012	C00	0 Britany Drive	Cotuit	none	15.13	\$ 30,000.00	cranberry bog	high	no	yes	C		Surrounded by privately owned land, in trust. Issues of dumping, and access	See 026/004 and 026/017 - almost entirely wetland; almost connects Party's Pond to Lovell's Pond; abuts C/OMM land; abuts map 026 par 004 TOB (MUN)
2	042	012	T00	0 Britany Drive	Cotuit	none	0.19	\$ 7,000.00	marsh	high	no	no	C			
3	026	036		1274 Sankuit-Newton Rd.	Cotuit	none	.41	\$202,200.00	wooded swam	low	no	yes	R		Next to the Lovells Pond Boat ramp. Retain by Town?	abuts town way to water, boat ramp, make it part of town landing parcel

1	269	018		59 Teyaw Road	Hyannis	none	.08	\$ 50,500.00		none	no	no			Sell to abutters? Not sure what can be done with it	
1	274	038		1411 Phinney's Lane	Hyannis	none	.53	\$ 7,900.00	upland	none	no	no	C	77C	Abuts State land. Can't be swapped out for a piece somewhere else?	abuts Commonwealth of Mass Property Residential area
1	291	032		38 St. Francis Circle	Hyannis	none	.33	\$ 43,000.00	upland & BVW	none	no	no	C	LOLV	Issues involving wet lands	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
1	307	047	002	15 Woodbury Ave	Hyannis	none	.08	\$ 5,400.00		none	no	no	B	LOLV	Abutters Have expressed interest in purchase	no conservation jurisdiction
1	310	336		0 Linden Street	Hyannis	none	0.02	\$ 1,900.00	upland	none	no	no	A		Sell to abutters 2 possible abutters. Small triangle parcel	under-sized lot, not buildable, surrounded by residential development; try to sell to an abutter
1	344	043		227 Old Yarmouth Road	Hyannis		0.21	\$154,100.00					B			
2	250	066	001	203 Old Strawberry Hill Road	Hyannis	sub div. open space	.012	\$ 900.00	upland	none	no	no	B	LOLV	Sell to Abutters, Check for Drainage. Are we limited due to Sub division open space?	subdivision open space
2	250	066	006	203 Old Strawberry Hill Road	Hyannis	sub div. open space	0.90	\$ 8,700.00	upland	none	no	no	B	LOLV	Sell to Abutters, Check for Drainage. Are we limited due to Sub division open space?	subdivision open space
2	269	062		122 Pontiac Street	Hyannis	none	1.3	\$ 86,100.00		none	no	no			Sell to abutters? Not sure what can be done with it.	
2	270	008		202 Durnis Pond Road	Hyannis	A/H	1.05	\$131,900.00	upland & BVW	high		DA90026 Delle Femine	no	B	Would require road to access (Extend durnis pond road?) Near Durnis Pond, water level in summer can be difficult	abuts TOB/Cons parcel which is 4.85 acres map 270 parcel 007 and map 270 parcel 242. 28 acres. Only a small paper road separates them.
2	270	115		571 Pitchers Way	Hyannis	none	8.75	\$186,500.00		none	no	no			Sell to abutters? Not sure what can be done with it. Develop 270 115?	
2	270	116		571 Pitchers Way	Hyannis	none	.88	\$ 80,300.00		none	no	no			Sell to abutters? Not sure what can be done with it. Develop with 270 115?	
2	270	218		139 Wagon Lane	Hyannis	none	.18	\$ 4,500.00	upland	none	no	no	B		Small parcel but needs to be taken in coordination with 269/062 large parcel owned by Town.	not buildable, but does abut another large town owned property, use it for open space
2	290	017		85 Forest Glen Road	Hyannis	none	.59	\$ 30,300.00	upland & BVW & pond	none	no	no	C	77C	Issues involving wet lands	50% wetland and upland, near AH property across a paper road, building on it would have an access issue with the wetland. Protect undr BLT or open space
2	290	019		67 Forest Glen Road	Hyannis	none	.63	\$147,700.00	upland & BVW	none	no	no	C	77C	Issues involving wet lands	abuts AH property. Maybe AH could combine almost all wetlands, protect under BLT or open space
2	290	118		73 Forest Glen Road	Hyannis	none	.48	\$ 2,200.00	pond & BVW	none	no	no	C	77C	Issues involving wet lands	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
2	291	031		0 St. Francis Circle	Hyannis	none	6.7			none	no	no	C	LOLV	Issues involving wet lands	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
2	292	289		57 Jennifer Lane	Hyannis	none	.23	\$ 4,700.00		none	no	no	C		Sell to abutters? Not sure what can be done with it. Develop with abutting Tax Poss parcels	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
2	292	290		65 Jennifer Lane	Hyannis	none	.22	\$ 4,700.00		none	no	no	C		Sell to abutters? Not sure what can be done with it. Develop with abutting Tax Poss parcels	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
2	292	291		71 Jennifer Lane	Hyannis	none	.22	\$ 4,700.00		none	no	no	C		Sell to abutters? Not sure what can be done with it. Develop with abutting Tax Poss parcels	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
2	292	292		75 Jennifer Lane	Hyannis	none	.22	\$ 4,700.00		none	no	no	C		Sell to abutters? Not sure what can be done with it. Develop with abutting Tax Poss parcels	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
2	292	293		85 Jennifer Lane	Hyannis	none	.22	\$ 4,700.00		none	no	no	C		Sell to abutters? Not sure what can be done with it. Develop with abutting Tax Poss parcels	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
2	292	294		95 Jennifer Lane	Hyannis	none	.22	\$ 4,700.00		none	no	no	C		Sell to abutters? Not sure what can be done with it. Develop with abutting Tax Poss parcels	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
2	292	295		101 Jennifer Lane	Hyannis	none	.20	\$ 4,700.00		none	no	no	C		Sell to abutters? Not sure what can be done with it. Develop with abutting Tax Poss parcels	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
2	292	296		107 Jennifer Lane	Hyannis	none	.20	\$ 4,600.00		none	no	no	C		Sell to abutters? Not sure what can be done with it. Develop with abutting Tax Poss parcels	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
2	292	297		128 Jennifer Lane	Hyannis	none	.22	\$ 4,700.00		none	no	no	C		Sell to abutters? Not sure what can be done with it. Develop with abutting Tax Poss parcels	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
2	292	298		122 Jennifer Lane	Hyannis	none	.22	\$ 4,700.00		none	no	no	C		Sell to abutters? Not sure what can be done with it. Develop with abutting Tax Poss parcels	abuts pond, small parcel. Town bought other parcel on the pond because of flooding issues. Check with DPW
2	307	080		109 Sea Street	Hyannis	none	.11	\$ 37,200.00	upland	none	no	no	B		Small parcel but needs to be taken in coordination with 292 296? - more than water comes with it. Develop with 292 296?	no conservation jurisdiction
2	308	273	001	35 Mitchels Way	Hyannis	none	.43	\$ 71,400.00		none	no	no	C		Issues involving wet lands	
2	308	273	002	45 Mitchels Way	Hyannis	none	.45	\$110,200.00		none	no	no	C		Issues involving wet lands	
2	326	143		13 Daisy Hill Road	Hyannis	none	0.25	\$114,000.00	upland	none	no	no	A		Possible sale to abutters? Small parcel, may not be buildable.	residential area

3	245	045	217 Seventh Ave	Hyannis	none	1.00	\$ 2,500.00	Marsh	none	no		A		Wet marshy land. Not buildable	
3	266	002	0 Ocean Drive	Hyannis	none	6.10	\$489,300.00		none	no		C		Wet marshy land. Not buildable	
3	268	097	248 Straightway	Hyannis	none	.55	\$114,300.00		none	no		C		Has house on it, boarded up. Abuts water district land. Hyannis water?	There is some sort of issue with the land court certificate? 1995 petition to replace the cert?
3	295	028	0 Independence Drive	Hyannis	none	1.37		pond	low	no	25%	R		Total Wetlands/bond area	BLT or protect under open space
3	306	001	160 Ocean Ave	Hyannis	A/H	.72	\$ 2,400.00		low	SE3-0856		C	77C	Looks very wet. Salt marsh. Not buildable	
3	306	027	0 Studley Road	Hyannis	A/H	.88	\$ 65,400.00		low	SE3-0856		C	77C	Looks very wet. Salt marsh. Not buildable	
3	306	067	33 Stetson Lane	Hyannis	none	.62	\$ 87,200.00	shrub swamp	low	no	no	B		Possible way to water? Heavy swamp land off of stetson lane	BLT or protect under open space
3	306	202	0 Ocean Ave	Hyannis	A/H	.39	\$ 2,200.00		low	SE3-0856		C	77C	Looks very wet. Salt marsh. Not buildable	
3	306	259	18 Periwinkle Dr	Hyannis	A/H	.29	\$ 11,600.00	upland & BVW	low	SE3-0856		no	B	Small but if buildable? Some wetland on parcel	any construction would be within 50' buffer, land trust maybe
3	324	044	21 Gosnold St.	Hyannis	none	.73	\$ 12,900.00	upland & marsh	none	no	no	B		Marshy land behind several houses. Not sure if there is much to do with this one.	wetland that runs behind houses on Ocean Street, maybe land bank
3	328	229	247 Yarmouth Road	Hyannis	none	.16	\$128,000.00	upland	none	no	no	R		May want to retain if willow street/ yarmouth road project is in the future.	near railroad tracks
3	329	009	0 Brooks Road	Hyannis	none	.5	\$138,000.00	upland	none	no	no	R		To airport? Inside the fence.	all upland, surrounded by airport. Good for airport

SOLD	1	046	120	10 Bosours Way	Marstons Mills	pos. Road drainage A/H	.54			not sure	none	no	yes	B	Possible, but notes say needs to be looked into for drainage requirements for general area. .54 acres? Affordable Housing potential?	residential area, road drainage, if no wetland A/H
	2	046	137	31 Whisteberry Drive	Marstons Mills	sell to abutter	.96			upland & BVW	none	no	yes	B	Possible sale to abutters (two primary abutters) .96 acres	boarders bog and has wetlands, sell to bog owner or land bank
	2	077	017	69 Hilltop Drive	Marstons Mills	A/H	0.29	\$106,500.00	upland	none	no	no	A		Parcel on private road. Not sure if it is big enough to build on? No reason for the Town to save this. Possible sale to abutters?	residential, private houses on either side and school property behind
	2	078	008	125 River Road	Marstons Mills	sub div. open space	1.4			upland	none	no			Upstream to Marstons Mills River	
	2	079	005	0 Mistic Drive	Marstons Mills	sub div. open space	0.08	\$ 3,500.00	upland	none	no	no	A		Sale to single abutter? Long strip along road. Very small, not buildable	residential, looks under-sized for building.
	2	079	051	0 Mistic Drive	Marstons Mills	sub div. open space	0.11	\$15,000.00	upland	none	no	no	A		Sale to single abutter? Long strip along road. Very small, not buildable	residential, looks under-sized for building.
	2	148	011	464 Nye Road	Marstons Mills	housing	1.39			high			C		Several abutters - one is COMM water six residential	
	2	150	052	29 Field Road	Marstons Mills	A/H	.48	\$110,900.00		high	no		B		Abutter might be interested. Also abuts parcel 150/053	
	2	150	053	17 Field Road	Marstons Mills	A/H	.48	\$110,900.00		high	no		B		Abutter might be interested. Also abuts parcel 150/052	
	2	150	059	26 Field Road	Marstons Mills	A/H	.46	\$110,500.00		high	no		B		Abutter might be interested. Also abuts parcel 150/060	
	2	150	060	297 Tree Top Circle	Marstons Mills	A/H	.53	\$113,100.00		high	no		B		Abutter might be interested. Also abuts parcel 150/059	
	2	150	061	17 Tree Top Circle	Marstons Mills	A/H	.59	\$116,000.00		high	no		B		Abutter might be interested. Also abuts parcel 150/059 and 150/060	

3	029	005	005	260 Long Pond Road	Marstons Mills	way to water	.65			upland to pond edge	low	no	yes	B	Town Way to Water, but big conservation parcel exists to Long Pond in marstons mills already.	new path to pond would require an RDA filing
3	043	007	002	0 Wakeby Rd.	Marstons Mills	sub div. open space	34			upland	none	no	no	C	I don't believe there is much we can do about this one. Can we get relief from open space requirements? Can we sell back to the development? Why would they buy it?	area surrounds a residential housing dev.
3	044	003		0 River Road	Marstons Mills	maybe way to water	.22	\$ 11,200.00		upland, BVW and outlet for bog	none	no	yes	R	Comment made that there is a way to water to this pond. I don't have that in my records. Retain if only way to water.	there is already a way to water up the road, maybe land bank or the bog owner.
3	047	014		0 Race Lane	Marstons Mills	A/H	1.67			upland	none	no	no	C	it appears to abut Mashpee	A/H

SOLD	1	093	072	4 Windrush Lane	Osterville	none	0.06	\$ 1,300.00	upland	none	no	no	A		Sale to single abutter? Long strip along road. Very small, not buildable	residential, looks under-sized for building.
	1	146	064	221 Ebenezer Road	Osterville	A/H	.21	\$102,300.00		high	no		B		Two Abutters might be interested.	
	2	121	103	108 Gunstock Road	Osterville	marsh	.35	\$134,900.00	upland	low	no	no	B		Need to confirm marsh status.	possible vernal pool on lot?, single-family dwellings on three sides
	2	143	003	30 Oakville Ave.	Osterville	A/H	2.06	\$102,300.00	upland	high	no	no	B		Abutter might be interested. Also abuts parcel 143/023	
	2	143	023	44 oakville Ave.	Osterville	A/H	.29	\$ 42,600.00	upland	high	no	no	B		Looks to be landlocked parcel. Abutter might be interested. Also abuts parcel 143/003 which was once considered for affordable housing (TP parcel)	abuts TOB/Cons parcel to the north which is 9.90 acres map 143 parcel 011
	2	165	060	0 Crossway Place	Osterville	aq. Access or sell	0.34	\$142,100.00	abuts pond	low	no	no	A		Abutters may be interested Three potential suitors	abuts Colman Pond, land locked parcel
	3	144	032	181 Oldham Road	Osterville	none	.35	\$107,900.00	BVW & upland	medium	no	no	B		Lookslike a drainage parcel? Storm drain located at roads edge	about 1/4 wetland, may be buildable with waiver, neighbor's driveway might be encroaching; abuts 2 other privately-owned "undevelopable" lots

SOLD	1	128	017	004	0 Pioneer Path	West Barnstable	sub. Div. open space	0.16	\$ 6,900.00	upland	none	no	no	A	Sale to single abutter? Long strip along road. Very small, not buildable	sell to subdivision for open space
	2	109	014	004	0 Cedar Street	West Barnstable	talk to DPW	.018	\$ 7,000.00	upland	none	no	no	C	Road does appear to run through it, re pikt and sell the scraps to abutters?	the current road cuts through it, talk to DPW
	2	111	011	003	0 Kalkwell Drive	West Barnstable	sell to abutter	0.58	\$ 12,600.00	upland	none	no	25%	A	Three potential abutters?	land locked. Could seek access or sell to abutter
	2	156	012		694 Route 6A	West Barnstable	housing	1.35	\$ 2,700.00	marsh	high		yes	C	May be a challenge due to proximity to wetlands	almost all wetland, abuts TOB/CONS marsh parcel
	2	156	014		710 Route 6A	West Barnstable	housing	.71		marsh	high		yes	C	May be a challenge due to being all wetlands verify ownership and status.	
	3	129	011		881 Service Road	West Barnstable	A/H	.41	\$ 7,700.00	isolated wetlands	high	no	yes	R	Abuts Conservation land along service road unless small house could be built on the property.	abuts TOB/Cons parcel which is 2.13 acres map 129 parcel 007
	3	136	012		333 Sandy Neck Road	West Barnstable	housing	.11	\$ 1,200.00		high		no	C	Abuts Conservation land near sandy neck.	
	3	157	010		0 Main Street/ Rte. 6A	West Barnstable	cons. or land trust	8.79	\$ 5,800.00	marsh	high	no	yes	R	To conservation	part of great marsh, abuts TOB/Cons.
	3	180	001		268 Packet Landing	West Barnstable	cons. or land trust	.36	\$ 7,600.00	mostly marsh	high	no	yes	C	Buried in the wetlands of West Barnstable	almost all wetland, does abut CPA parcel, part of great marsh
	3	180	010		261 Packet Lane	West Barnstable	housing	13.76	\$ 7,500.00	marsh & upland	high		yes	C	May be a challenge due to being all wetlands verify ownership and status.	
	3	180	014		238 Packet Landing	West Barnstable	cons. or land trust	.36	\$ 7,600.00	marsh & upland	high	no	yes	C	Buried in the wetlands of West Barnstable	almost all wetland, does abut CPA parcel, part of great marsh
	3	196	022	003	218 Plum Street	West Barnstable	none	.012	\$ 10,200.00	upland access to pond	none	no	no	C	Possible Way to Water? There is one already to Garrets pond. Two Abutters. Low probability of sale.	possible way to water in the future?

3	290	116		62 Forest Glen Road	Hyannis	already Bam. H/A	.54		upland	no	no	no	R	77C	Barn Housing Authority	stay in Barnstable Housing Authority
3	290	020		57 Forest Glen Road	Hyannis	already Bam. H/A	1.35			SE3-0652	no	no	R	77C	Barn Housing Authority	stay in Barnstable Housing Authority
3	276	042		0 Phineys Lane	Barnstable	conservation	.21						R		Stay in Conservation	stay in conservation
3	313	003	H00	0 Hyannis-Barnstable Road	Barnstable	none	2.5		upland	low	no	yes	R		Airport Land	Priority habitat on northeast corner, currently owned by Airport, surrounded by Airport land
3	177	004		1340 Main St./Rte. 6A	West Barnstable	stay conservation	4.28		marsh & upland	high	SE3-3999	75%	R		In conservation now?	keep in Conservation
3	110	008		0 Wayside Lane	West Barnstable	stay conservation	.2						R		In conservation	stay in conservation
3	300	044		0 Main St./ Rte. 6A	West Barnstable	stay conservation	1.04						R		Stay in Conservation	stay in conservation
3	197	011		0 Main St./ Rte. 6A	West Barnstable	none	3.3		shrub swamp	high	no	no	R		In conservation.	abuts 2 TOB Conservation parcels to the north, map 177 parcel 004 4.28 acres and map 197 parcel 010 1.62 acres. Part of Bridge Creek area.
3	065	018		0 Little Pond Rd.	Marstons Mills	Listed as way to water	.24		upland & BVW	none	no	50%	R		Is listed as a way to water (#79) only one on the Little Pond. Not sure if it is developed.	would make a nice way to water
3	150	087		0 Tree Top Circle	Marstons Mills	stay conservation	3.09						R		Conservation	
3	045	039		0 River Road	Marstons Mills	island is cons.	1.17		pond and island	high	no	25%	R		Listed as conservation land.	the island is conservation already. The rest is a pond.
3	231	001		0 lakeside drive west	Centerville	conservation	.05		island in Wequaquet Lake	high	no		R		Island in Wequaquet lake	
3	253	007		0 Huckins Neck Road	Centerville	conservation	4.27		island in Shallow Pond	high	no		R		Island in Shallow Pond	
3	187	015		197 Scudder Bay	Centerville	cons	1.15		upland & BVW	medium	no	yes	R		Considered a W2W #81	abuts BLT, sell to BLT

There are some parcels on the spread sheets that the town may look at for affordable housing (second spread sheet). On the third spread sheet there are some parcels on Jennifer Lane that may have water tables issues and the neighborhood has had issues with water in the past, so there may be a reason as to why they were never built on, Mr. Anthony wanted to make sure that parcels were looked at for affordable housing at the request of Councilor Schnepf and Councilor Dagwan. Councilor Jessica Rapp Grassetti mentioned also that the Fire Districts were looking also at parcels for water protection reasons, so they may be interested in these parcels as well. Mr. Anthony said that would be a transfer of land from one entity to another and would have to go before the Town Council for approval. Mr. Anthony stated there were also parcels on the list that in the 1970's the town designated as drainage parcels, but as the drainage issues were fixed with storm drains there is no reason to have these parcels designated as drainage parcels and should we look at those now to be put out to bid; so there is going to be a lot of discussion revolved around these parcels and the best course of action needed to be taken on these.

Mr. Anthony asked the committee to look at the Master list again and to look at the comments in each column as he tried to give a little bit of history or explanation on the parcel. Councilor Schnepf asked about the coding A, B C on the list, Mr. Anthony explained that that was what was used in the first round to explain the level of difficulty in putting the parcels out to bid on the first round.

Chair of the Committee asked that the parcels be broken out by village and those parcels that in this round would be less difficult to those that are going to have the most issues.

Chair of the Committee looked at the next topic which was the future direction of the Committee, the Chair would like to see the Committee look at the Paine Black House, the Danforth property, and other larger areas in the town and look at the uses for these parcels. Mr. Anthony said we are going in to the unique properties that are going to involve a little more work, or creative uses and we can look at the opportunities the town has regarding some of these, however Assistant Town Manager said he has looked at the future of the Committee and the first round we know was tax possession parcels, the town has been approached by the LAPC (Land Acquisition and Preservation Committee) about purchasing some of the parcels for open space that may already about a parcel that they own, there is money available to do this and the Town would hold the conservation restriction,(CR) if this is the Committee's desire to participate in any of the discussions that may be brought forward by LAPC, it would be something this Committee could weigh in on or would you like the Town Managers office to handle them; it is something to think about for future meetings or as these come up. Assistant Town Manager handed out a sample of what he was trying to describe and it is a 6 acre parcel that the owners came to BLT for conservation, and the funding has been secured through CPC (Community Preservation Committee) funds to purchase the property, it makes sense in this case to do this because the land that is around the 6 acres is already conservation. Vice President Crocker asked how the deal would work, because you can't be the owner and hold the conservation restriction's at the same time, is the town actually owner of the parcel, we all are aware that the CR is the maintenance portion of a parcel and the ownership is the actual owners are we buying CR's; Assistant Town Manager said he has conversations with Conservation and asked that very question, is it better to be the owner of the property or hold the CR; Conservation is reluctant to hold any more CR's because we need the resources to maintain the parcel, and currently Conservation does not have the resources, so it depends on the parcel, but in this case of the 6 acre it is better for us to be the ownership of the 6 acres, but it is not always the case. Councilor Rapp Grassetti asked about liability, Mr. Anthony said usually it is the owner is responsible for the liability, but there also could be some liability on the CR holder as well, so it depends on the CR and how it is written.

Vice President Crocker wanted to make sure that the Committee understood what was currently on the floor is that this Committee is only advising the Town Manager and Assistant Town Manger that it is the Committee's desire as the Town looks at the Maddelana property that the Town has the opportunity to own the land.

The Committee voted on the following:

The Asset Management Committee is only advising and recommending that the Town Manager and/or the Assistant Town Manger as the Town looks at the Maddelana property that the Town has the opportunity to own the land.

Councilor Jessica Rapp Grasseti	YES
Councilor Philip Wallace	YES
Vice President James Crocker Jr.	YES
Councilor Paul C. Neary	YES

Vice President Crocker asked that the Committee go back to the discussion for a moment on the purpose or future discussions for this Committee, and it was his understanding that the reason behind the first round of parcels going to bid was to be able to put monies aside from the sale of those parcels to then set that money aside for the next round of properties that we knew were going to be difficult and we were going to ask our legal team to hire the professionals needed to do the more difficult properties ahead if needed in a land court situation to get a clean asset that we can put back out to bid. The Chair and the rest of the members agreed that that is what the Committee intends to do.

Chair of the Committee made a motion to accept the meeting minutes of June 21, 2018; Councilor Jessica Rapp Grasseti seconded the motion, all members voted in favor of accepting the meeting minutes as written.

The Chair of the Committee asked for the next meeting the following be prepared for discussion:

- Re-categorize by village, nature and parcel
- Look at the parcels in Cotuit bundle and describe options for the parcels
- Bundle parcels by like issues for the types of professionals needed to hire for the parcels for clear titles

ADJOURN: 6:55pm

NEXT MEETING: November 1, 2018@6:00pm