

Amendment 774

AN ORDINANCE AMENDING SECTION 2 ARTICLE III OF THE WORCESTER ZONING ORDINANCE ADOPTED APRIL 2, 1991 RELATIVE TO THE EXTENSION OF THE ADAPTIVE REUSE OVERLAY ZONING DISTRICT TO INCLUDE 26, 33 AND 39 HERMON STREET

Be it ordained by the City Council of the City of Worcester as follows:

Section 2 of Article III of the Worcester Zoning Ordinance, adopted April 2, 1991, be and is hereby amended by changing the official zoning map of the city of Worcester to incorporate within the Adaptive Reuse Overlay District the areas located within the boundaries hereinafter described in Part I and Part II:

Part I

Beginning at the intersection of the northeastern boundary line of Hermon Street and the boundary line separating property now or formerly of ARLMAN,LLC, also known as 26 Hermon Street, and property now or formerly of EMMANUEL BAPTIST CHURCH, also known as 715 Main Street;

Thence, Northeasterly 116 feet, more or less, along the boundary line separating property now or formerly of ARLMAN,LLC and property now or formerly of EMMANUEL BAPTIST CHURCH, to a point;

Thence, Southeasterly 27 feet, more or less, along the boundary line separating property now or formerly of ARLMAN,LLC and property now or formerly of SOMDATT B PRASHAD, TRUSTEE, to a point;

Thence, Southwesterly 16 feet and Southeasterly 63 feet, more or less, along the boundary line separating property now or formerly of ARLMAN,LLC and property now or formerly of POLYCHRONICS DELIGIANNIDES, to a point;

Thence, Southeasterly 46 feet, Southwesterly 10 feet, and Southeasterly 4 feet, more or less, along the boundary line separating property now or formerly of ARLMAN,LLC and property now or formerly of SOMDATT B PRASHAD, TRUSTEE, to a point;

Thence, Southwesterly 91 feet, more or less, along the boundary line separating property now or formerly of ARLMAN,LLC and property now or formerly of RICHARD M and LOIS A RIZZO, to a point;

Thence, Southwesterly 40 feet, more or less, perpendicular to Hermon Street, to a point on the southwestern boundary line of Hermon Street;

Thence, Southeasterly 44 feet, more or less, along the boundary line separating property now or formerly of KILLEEN REALTY CORP and Hermon Street, to a point;

Thence, Southwesterly 223 feet, more or less, along the boundary line separating property now or formerly of KILLEEN REALTY CORP and property now or formerly of BRADY SULLIVAN WORCESTER, to a point;

Thence, Northwesterly 56 feet, more or less, along the boundary line separating property now or formerly of KILLEEN REALTY CORP and property now or formerly of BRADY SULLIVAN WORCESTER, to a point;

Thence, Northeasterly 6 feet, more or less, along the boundary line separating property now or formerly of KILLEEN REALTY CORP and Harris Court, to a point;

Thence, Northeasterly 25 feet and Northwesterly 98 feet, more or less, along the boundary line separating property now or formerly of KILLEEN REALTY CORP and property now or formerly of KILLEEN MACHINE + TOOL COMPANY INC, to a point;

Thence, Northeasterly 202 feet, more or less, along the boundary line separating property now or formerly of KILLEEN REALTY CORP and property now or formerly of CARL V M BENANDER, TRUSTEE, to a point;

Thence, Northeasterly 20 feet, more or less, perpendicular to Hermon Street, to a point on the centerline of Hermon Street;

Thence, Northwesterly 62 feet, more or less, along the centerline of Hermon Street, to a point;

Thence, Northeasterly 20 feet, more or less, perpendicular to Hermon Street, to the point of beginning.

Part II

Beginning at the intersection of the southwestern boundary line of Hermon Street and the boundary line separating property now or formerly of KILLEEN MACHINE + TOOL COMPANY INC, also known as 39 Hermon Street, and property now or formerly of BRADY SULLIVAN WORCESTER, also known as 35 Hermon Street;

Thence, Southwesterly 97 feet, more or less, along the boundary line separating property now or formerly of KILLEEN MACHINE + TOOL COMPANY INC and property now or formerly of BRADY SULLIVAN WORCESTER, to a point;

Thence, Southeasterly 60 feet, more or less, along the boundary line separating property now or formerly of KILLEEN MACHINE + TOOL COMPANY INC and property now or formerly of BRADY SULLIVAN WORCESTER, to a point;

Thence, Northeasterly 95 feet, more or less, along the boundary line separating property now or formerly of KILLEEN MACHINE + TOOL COMPANY INC and property now or formerly of SOMDATT B PRASHAD, TRUSTEE, to a point;

Thence, Northeasterly 20 feet, more or less, perpendicular to Hermon Street, to a point on the centerline of Hermon Street;

Thence, Northwesterly 55 feet, more or less, along the centerline of Hermon Street, to a point;

Thence, Southwesterly 20 feet, more or less, perpendicular to Hermon Street, to the point of beginning.

In City Council May 19, 2020

Passed to be ordained by a ye and nay vote of Eleven Yeas and No Nays

A Copy. Attest:

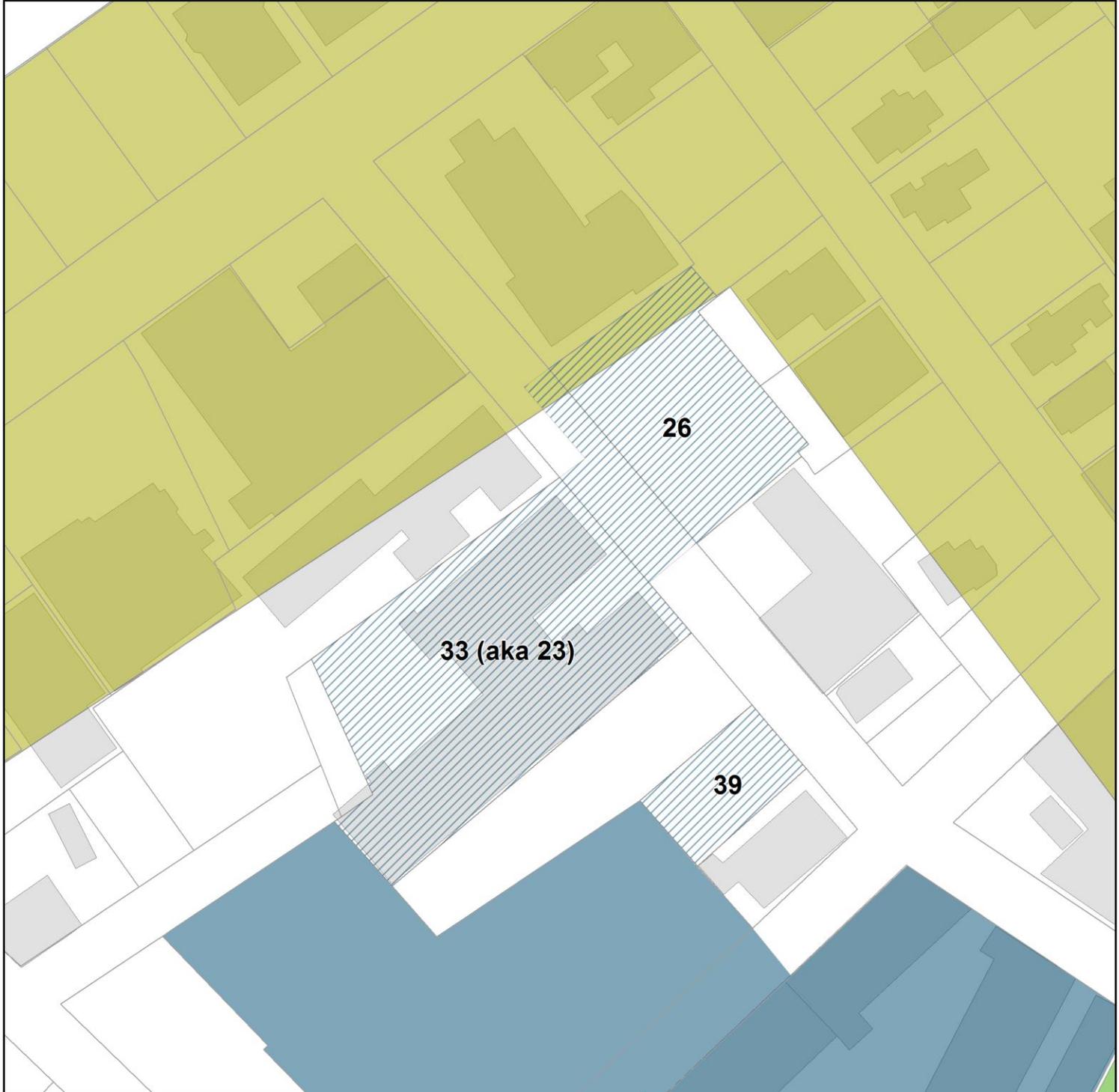
Nikolin Vangjeli, Clerk

A handwritten signature in black ink, appearing to read "Nikolin Vangjeli", is written over a rectangular area with a light gray dotted background.

City Clerk

Proposed Hermon Street AROD

26, 33 (aka 23) & 39 Hermon Street



Zoning Districts - Overlay

Commercial Corridors Overlay District:

- CCOD-D: Downtown Parking Subarea
- CCOD-E: Elsewhere

Sign Overlay Districts:

- DSOD - Downtown/Blackstone Canal Sign

Other Overlay Districts:

- AR - Adaptive Reuse

Legend:

- Proposed Hermon Street AROD
- Parcels
- Buildings
- Railroad
- Streams and Brooks
- Rivers, Ponds, and Lakes

January 28, 2020

1:2500
1 inch = 20.53 feet

0 0.002 0.004 0.008 0.012

Prepared by: City of Worcester
Division Office of Economic Development
Director of Planning & Regulatory Services

DATE: 01/28/2020
DRAWN BY: [Name]
CHECKED BY: [Name]
APPROVED BY: [Name]

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