

CITY OF NEWTON

IN BOARD OF ALDERMEN

FINANCE COMMITTEE AGENDA

MONDAY, SEPTEMBER 26, 2011

7 PM  
Room 222

**ITEMS TO BE DISCUSSED:**

**REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES**

- #38-10(3) HIS HONOR THE MAYOR requesting authorization to transfer the sum of one hundred four thousand eight hundred twenty six dollars (\$104,826) from the Energy Improvement Capital Stabilization Fund to provide additional funding for costs associated with building envelope improvements at the Newton Lower Falls Community Center. [08/01/11 @ 2:23 PM]  
**PUBLIC FACILITIES APPROVED 6-0 (Gentile not voting) on**
- #214-10(5) HIS HONOR THE MAYOR requesting the approval of the Economic Development Proposal for the Chestnut Hill Square Project and authorization of the final joint City of Newton and New England Development Corporation application for funding through the Infrastructure Investment Incentive Program (I-Cubed) of the Economic Development Proposal once the developer has received preliminary approval and settled all outstanding issues. [06/13/11 @ 6:05 PM]
- #259-10 COMPTROLLER transmitting Annual Financial Report for the audit of fiscal year ending June 30, 2010 for Board of Aldermen review/acceptance. [09/13/10 @ 12:26 PM]

***Recommended to Finance on July 12, 2010***

**REFERRED TO PROGRAMS & SERVICES AND FINANCE COMMITTEES**

- #87-09 ALD. SANGIOLO, BRANDEL, FREEDMAN AND HESS-MAHAN requesting a Home Rule Petition to allow the City of Newton to require elected officials to contribute a higher percentage rate for health insurance benefits than is required for other employee groups. [03-10-09 @ 9:17 AM]  
**PROGRAM & SERVICES APPROVED 5-1-1 (Baker opposed; Merrill abstaining; Parker not voting) on 4/15/09**

The location of this meeting is handicap accessible and reasonable accommodations will be provided to persons requiring assistance. If you have a special accommodation need, contact the Newton ADA Coordinator Trisha Guditz at 617-796-1156 or [tguditz@newtonma.gov](mailto:tguditz@newtonma.gov) or via TDD/TTY at (617) 796-1089 at least two days in advance of the meeting.

**ITEMS NOT SCHEDULED FOR DISCUSSION:**

**REFERRED TO PROGRAMS & SERVICES AND FINANCE COMMITTEES**

- #269-11 HIS HONOR THE MAYOR requesting authorization to appropriate and expend \$200,000 for the purpose of funding additional appropriations in the School Department. This amount reflects an increase in the State Chapter 70 Education Funding. [09/12/11 @4:39 PM]

**REFERRED TO PROGRAMS & SERVICES AND FINANCE COMMITTEES**

- #268-11 HIS HONOR THE MAYOR requesting authorization to appropriate and expend \$470,292 from FY12 Free Cash for the purpose of funding additional appropriations in the School Department. The amount reflects an increase in the Medicaid Direct Services reimbursements. [09/12/11 @4:39 PM]

- #267-11 COMPTROLLER transmitting the Budgetary Basis Annual Financial Report for fiscal year ending June 30, 2011 for Board of Aldermen review/acceptance. [09/09/11 @ 2:05 PM]

**REFERRED TO PUBLIC SAFETY & TRANS. AND FINANCE COMMITTEES**

- #262-11 HIS HONOR THE MAYOR requesting amendments to Chapter 17 of the City of Newton Ordinances, 2007 to increase fees for permits issued by the Fire Department. [08/29/11 @ 3:50 PM]

- #241-11 ALD. HESS-MAHAN, FREEDMAN & FULLER requesting a discussion concerning the adoption of the provisions of An Act Relative to Municipal Health Insurance , Ch. 69 of the Acts of 2011, which will allow cities and towns to avoid an estimated \$100 million in health insurance increases, while guaranteeing a role for municipal unions at every step of the process. [07-18-11 @9:08 AM]

- #140-11 ALD. HESS-MAHAN requesting acceptance of MGL Chapter 59 §5c which allows communities to shift the tax burden away from homeowners who live in lower than average valued single and multi-family homes to owners of higher valued homes, second homes, and most apartment buildings. {04-15-11 @ 3:07 PM]

**REFERRED TO PROG & SERV, PUB. FAC. AND FINANCE COMMITTEES**

- #130-11 PAUL COLETTI, ALD. SANGIOLO, DANBERG, & JOHNSON requesting Home Rule Legislation to create a Capital Preservation Fund for the City of Newton modeled on the Community Preservation Fund to address the capital needs of the City. [04/11/11 @9:42 PM]

**REFERRED TO ZONING AND PLANNING AND FINANCE COMMITTEES**

- #102-11 ALD. HESS-MAHAN, JOHNSON, COMMISSIONER LOJEK, AND CANDACE HAVENS requesting an amendment to Chapter 17 to establish a fee for filing a notice of condo conversion. [03-29-11 @ 4:55PM]  
**ZAP APPROVED 7-0 on 06/13/11**

**REFERRED TO ZONING AND PLANNING AND FINANCE COMMITTEES**

- #95-11 ALD. HESS-MAHAN proposing an ordinance requiring that a notice of conversion to condominium ownership be filed with the Inspectional Services Department and that the property be inspected to determine compliance with all applicable provisions of the state and local codes, ordinances and the rules and regulations of all appropriate regulatory agencies. [03-24-11 @ 9:30AM]  
**ZAP APPROVED 7-0 on 06/13/11**

**REFERRED TO PUBLIC FACILITIES & FINANCE COMMITTEES**

- #89-11 FINANCE COMMITTEE recommending that **Sec. 29-72(b) Same— Assessments upon owners of estates passed by new sewers.** of the City of Newton Rev Ordinances, 2007, be amended to increase the fixed uniform rates assessed upon owners of all estates passed by new sewers to rates that more accurately represent the estimated average cost of installing such sewers. [03-07-11 @9:30 AM]

**REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES**

- #60-11 HIS HONOR THE MAYOR requesting the budget for the Newton North High School construction project be amended by transferring funds from the owner's contingency line item to the construction manager at risk line item for the purpose of funding additional costs related to the demolition phase of the project. [02/10/11 @ 9:18 AM]

**REFERRED TO PUBLIC SAFETY/TRANSPORTATION & FINANCE COMMITTEES**

- #54-11(2) ALD. YATES, CICCONE, HARNEY, FREEDMAN requesting that Chapter 19 **MOTOR VEHICLES AND TRAFFIC** of the Revised Ordinances be amended by reinstating the Community Parking Program in a manner that charges the participants for the full cost of the program. [05-01-11 @ 10:05AM]

**REFERRED TO PROG. AND SERVICES AND FINANCE COMMITTEES**

- #373-10 ALD. GENTILE, HARNEY, SANGIOLO requesting amendment to §20-13, *Noise Control*, of the City of Newton Revised Ordinances to prohibit outdoor athletic events from starting before 7 AM and increase the maximum fine to \$300. [12-10-10 @ 12:53 PM]

**REFERRED TO PUBLIC SAFETY & TRANS. AND FINANCE COMMITTEES**

- #363-10 ALD. ALBRIGHT & DANBERG proposing a trial of parking meter free Saturdays between Thanksgiving and New Year for the shopping areas to support shopping at local businesses in Newton. [11/15/10 @ 6:30 PM]

**REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES**

- #311-10(A) HIS HONOR THE MAYOR requesting an appropriation in the amount of three million three hundred thirty-five thousand dollars (\$3,035,000) from bonded indebtedness for the purpose of funding the FY 2011 Capital Improvement Plan projects as follows:  
(A) Architectural Design and Engineering/Next Scheduled Fire Station \$400,000  
A-2 - HELD \$270,000 for final design bidding and construction admin  
[11/29/10 @ 3:23 PM]

**REFERRED TO PUBLIC SAFETY & TRANS. AND FINANCE COMMITTEES**

#311-10(B) HIS HONOR THE MAYOR requesting an appropriation in the amount of three hundred thousand dollars (\$300,000) from bonded indebtedness for the purpose of funding the Manet Road Emergency Communications Radio Tower Replacement, which is included in the FY 2011 Capital Improvement Plan. [11/29/10 @ 3:23 PM]

**PUBLIC SAFETY & TRANSPORTATION APPROVED 7-0 on 12/08/10**

**REFERRED TO PUBLIC FACILITES, PROG&SERV AND FINANCE COMMITTEES**

#312-10 ALD. LENNON, LAPPIN, SCHNIPPER, SANGIOLO requesting a discussion with the School Committee on its plans to address space needs in the Newton public schools. [10-27-10 @11:07 AM]

**REFERRED TO ZONING & PLANNING AND FINANCE COMMITTEES**

#391-09(2) ALD. DANBERG, MANSFIELD, VANCE & HESS-MAHAN requesting the establishment of a municipal parking mitigation fund whose proceeds, derived from payments-in-lieu of providing off-street parking spaces associated with special permits, will be used solely for expenses related to adding to the supply of municipal parking spaces, improving existing municipal parking spaces, or reducing the demand for parking spaces.

**REFERRED TO PUBLIC FACIL., PROG. & SERV. & FINANCE COMMITTEES**

#8-09 ALD. HESS-MAHAN LINSKY, ALBRIGHT, FREEDMAN, MANSFIELD, JOHNSON, HARNEY & VANCE proposing an ordinance requiring that the installation of synthetic in-filled turf athletic fields on city-owned property shall use sustainable, recyclable, lead-free, non-toxic products to the maximum extent feasible. [12/30/08 @9:55 AM]

**REFERRED TO FINANCE AND PROGRAMS AND SERVICES COMMITTEES**

#245-06 ALD. JOHNSON AND HESS-MAHAN requesting an amendment to the City Charter to require the Mayor annually to prepare and submit to the Board of Aldermen a long-term financial forecast of anticipated revenue, expenditures and the general financial condition of the City, including, but not limited to identification of any factors which will affect the financial condition of the City; projected revenue and expenditure trends; potential sources of new or expanded revenues; anticipated municipal needs likely to require major expenditures; and a strategic plan for meeting anticipated municipal needs, to include, but not be limited to, any long or short-term actions that may be taken to enhance the financial condition of the City.

Respectfully submitted,

Leonard J. Gentile, Chairman



SETTI D. WARREN  
MAYOR

City of Newton, Massachusetts  
Office of the Mayor

#38-10(3)

Telephone  
(617) 796-1100

Facsimile  
(617) 796-1113

TDD/TTY  
(617) 796-1089

E-mail  
swarren@newtonma.gov

August 1, 2011

Honorable Board of Aldermen  
Newton City Hall  
1000 Commonwealth Avenue  
Newton, MA 02459

Ladies and Gentlemen:

I write to request that your Honorable Board docket for consideration a request to transfer the sum of \$104,826 from the Energy Improvement Capital Stabilization Fund to cover costs associated with Building Envelope Improvements at the Newton Lower Falls Community Center. As you know the City received approximately \$500,000 from the DOER Green Communities Grant, as well as the State Bond Grant for building improvements

Thank you for your consideration of this matter.

Very truly yours,

Setti D. Warren  
Mayor

TRANSFER - Municipal Building Fund  
From: 386104-593038 104,826

To: Lower Falls Community Center Improvements  
38E11504-5825 104,826

TT AUG -1 P 2:23  
CITY CLERK  
NEWTON, MA 02459

*AA*  
08/23/2011

1000 Commonwealth Avenue Newton, Massachusetts 02459

www.newtonma.gov



DEDICATED TO COMMUNITY EXCELLENCE



PUBLIC BUILDINGS DEPARTMENT

Stephanie Kane Gilman, Commissioner

Telephone (617) 796-1600

FAX (617) 796-1601

TTY: (617) 796-1089

52 ELLIOT STREET

NEWTON HIGHLANDS, MA 02461-1605

Setti D. Warren  
Mayor

July 25, 2011

The Honorable Setti D. Warren  
Mayor  
Newton City Hall  
1000 Commonwealth Avenue  
Newton Centre, MA 02459

NEWTON, MA 02159  
CITY CLERK  
AUG - 1 P 2 36

RE: Building Envelope Improvements Newton Lower Falls Community Center

Dear Mr. Mayor:

The Public Buildings Department respectfully requests an additional \$104,826.00 to cover the cost of the Building Envelope Improvements at the Newton Lower Falls Community Center, in conjunction with the funding received from the DOER Green Communities Grant, as well as a State Bond Grant for building improvements. This additional funding would come from the Energy Rebates within the Capital Stabilization Fund.

The original Grant was in the amount of \$179,500.00. Final Construction Documents are nearly completed, and the current project estimate is \$266,434.00.

A breakdown of the project is as follows:

Building Envelope Improvements Estimate	\$ 266,434.00
Design and Contract Administration	17,900.00
Contingency 5%	<u>14,217.00</u>
Project Total	\$ 298,551.00
Less DOER Green Communities Grant	-\$ 179,500.00
Less State Bond Project Funding	<u>- 14,225.00</u>
Additional Funding Request	\$ 104,826.00

Should you require any additional information, please do not hesitate to contact my office.

Sincerely,

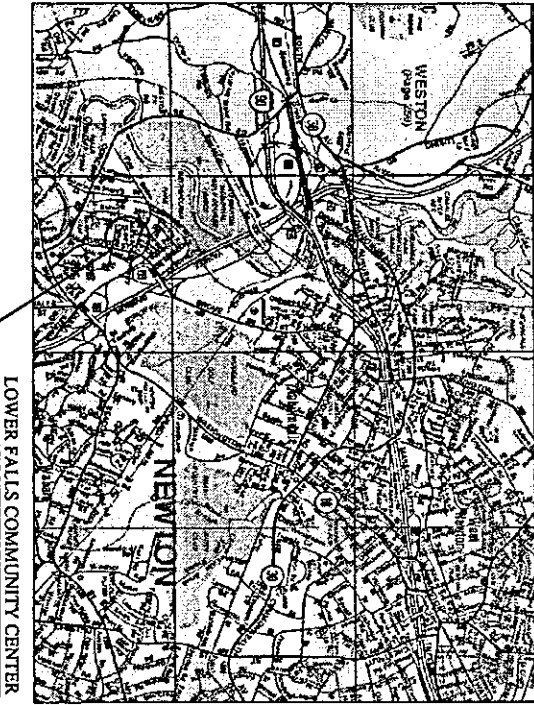
Stephanie Kane Gilman  
Public Buildings Commissioner

AFC:dla  
Enclosure  
CC: Robert Rooney, Chief Operations Officer  
Maureen Lemieux, Chief Budget Officer

# LOWER FALLS COMMUNITY CENTER ENVELOPE IMPROVEMENTS

## 545 Grove Street Newton Lower Falls, MA 02462

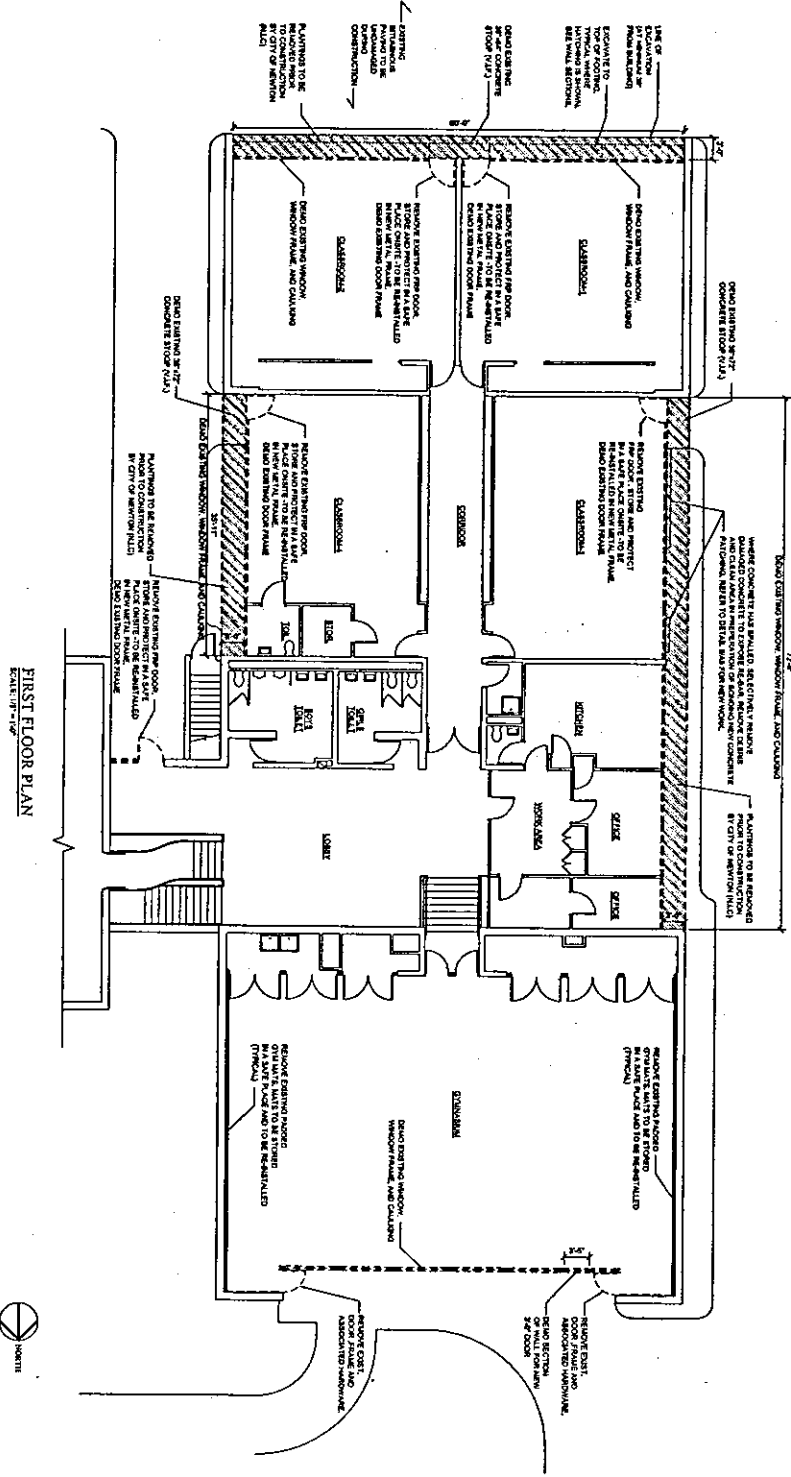
LOCATION PLAN



LIST OF DRAWINGS

GENERAL	TITLE SHEET
T1	
ARCHITECTURAL	DEMOLITION - FLOOR PLAN
D1	
D2	
A1	
A2	
A3	
A4	
A5	

<p><b>KBA</b> ARCHITECTS 100% CD</p> <p>100% CD</p>	<p>Designed By: Daniel P. Beakford Drawn By: D.R.A. / T.K.</p> <p>Checked By: Daniel P. Beakford REV:    DATE:    DESCRIPTION:</p>	<p>Job No: S112110-N Date: 9/15/2011 Drawing No: T1</p>	<p>Lower Falls Community Center Envelope 545 Grove Street Newton Lower Falls MA, 02462</p>	<p>Key Plan AREA OF WORK CALLED NORTH</p>
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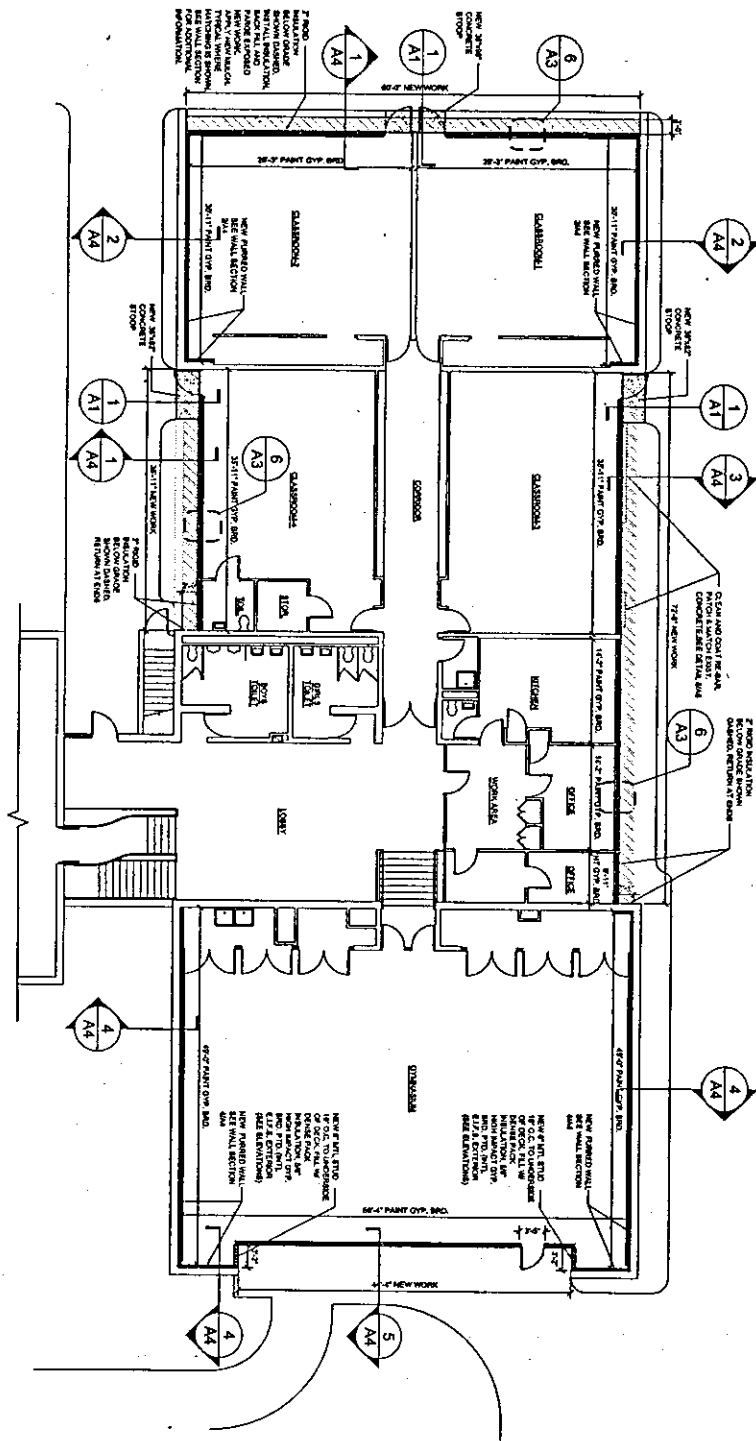


FIRST FLOOR PLAN  
SCALE: 1/8" = 1'-0"

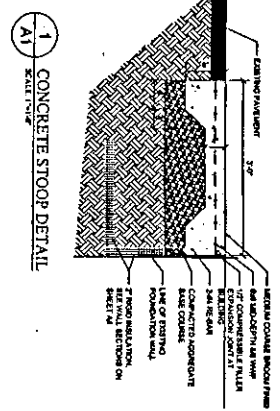
<b>KBA ARCHITECTURE</b> 4 THIRTIETH STREET CHARLESTON, MA 01029 413-253-8119	
Drawn By: D.R.A. / T.K. Checked By: David P. Bradford REV DATE DESCRIPTION	Design By: David P. Bradford
Job No.: S112110-N Date: 9/15/2011 Drawing No.: D1 100% CD	
Existing Name: <b>Lower Falls Community Center Envelope</b> 545 Grove Street Newton Lower Falls MA, 02462	
Key Plan AREA OF WORK CALLED NORTH	Stamp:







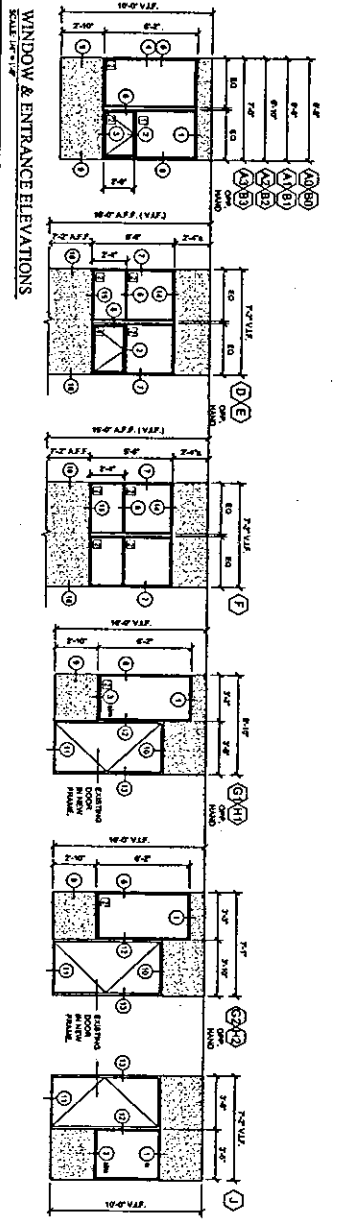
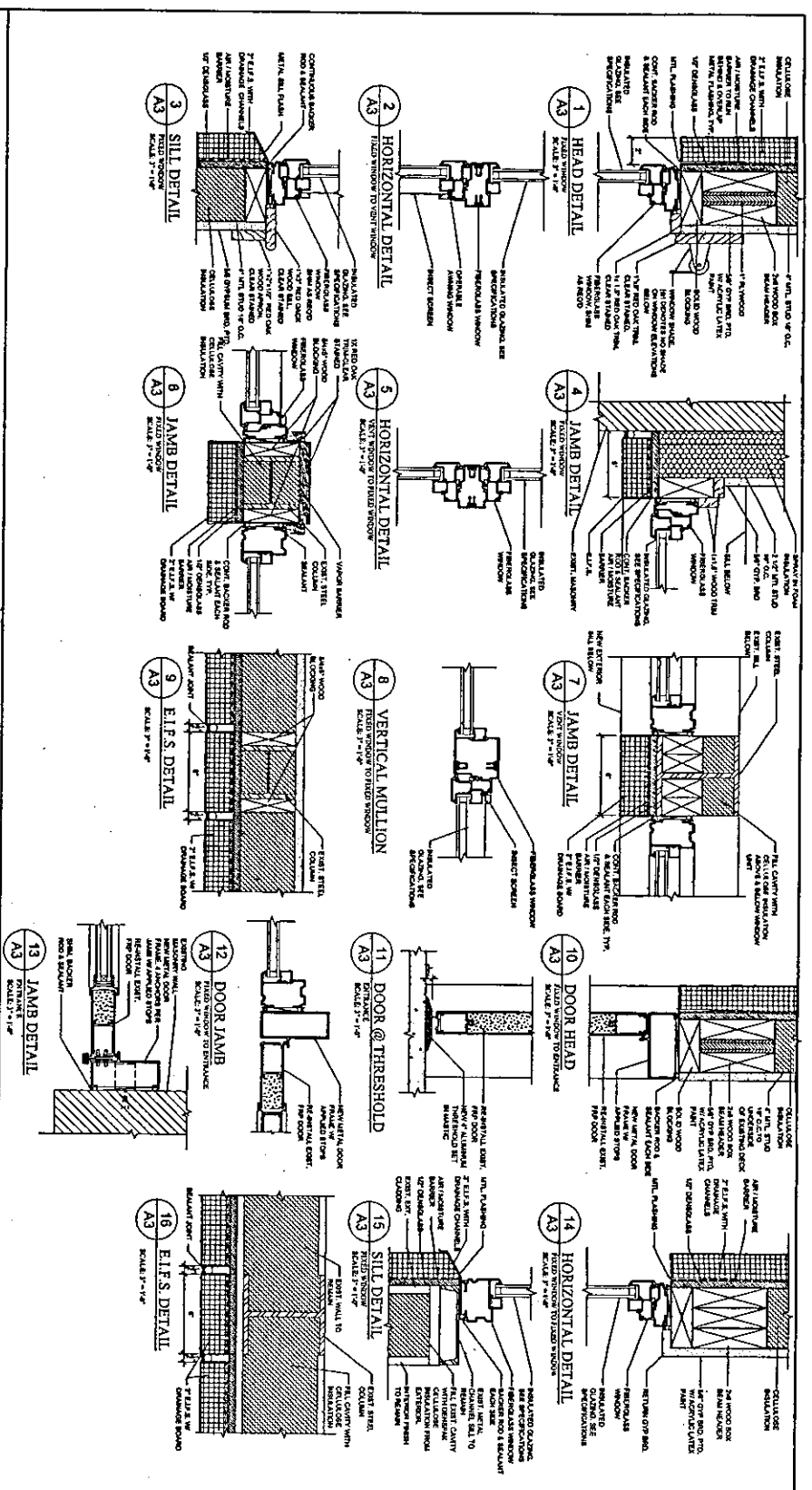
FIRST FLOOR PLAN  
SCALE: 1/8" = 1'-0"



1  
A1  
CONCRETE STOOP DETAIL  
SCALE: 1/4" = 1'-0"

<p><b>KBAA</b> KIMBERLY B. ANDERSON, INC. 1 THURSTON STREET CHALESTON, MA 02158 PH: 508/281-1770 FAX: 508/281-1779</p>	<p>Delivered By: Daniel P. Beahm</p>	
	<p>Drawn By: D.R.A. / T.K.</p>	
<p>Lower Falls Community Center Envelope \$45 Grove Street Newton Lower Falls MA 02462</p>	<p>Checked By: Daniel P. Beahm</p>	
	<p>REV. DATE DESCRIPTION</p>	
<p>Stamp:</p>		
<p>Job No.: S112110-N Date: 9/15/2011 Drawing No.: A1 100% CD</p>		





**WINDOW GENERAL NOTES:**

1. FINISHES TO BE SHOWN ON ALL WINDOW SCHEDULES.
2. REMOVE ALL EXISTING CURTAIN IRON AND ALL MATERIAL AT FRAME HEAD AND SILL OF ALL WINDOWS.
3. CONTRACTOR SHALL VERIFY ALL EXISTING DIMENSIONS AND SHALL CONDITION ALL THE FRAMEWORK AND ALL CONDITIONS AT THE TIME OF CONSTRUCTION OF NEW WINDOWS AND DOORS.

**TEMPERED GLAZING SCHEDULE**

SEE SPECIFICATIONS FOR GLAZING REQUIREMENTS.

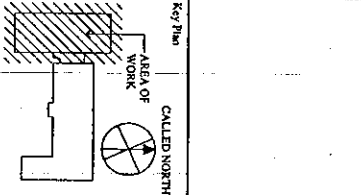
□ CLEAR HANDLED GLASS  
 □ CLEAR TEMPERED GLASS REQUIRED

**WINDOW & ENTRANCE ELEVATIONS**  
 SCALE: 1/8"=1'-0"

**KBA**  
 ARCHITECTURE  
 437 HIGHLAND STREET  
 CHELSEA, MA 02156  
 617-331-3801 (T)  
 617-331-3811 (F)

Drawn By: D.R.A. / T.K.  
 Checked By: David P. Bradford  
 Date: 9/15/2011

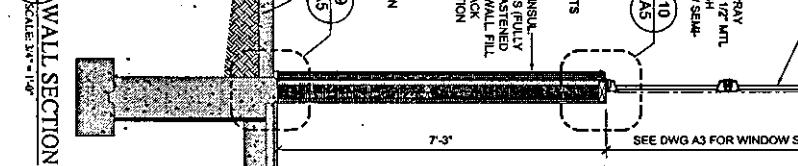
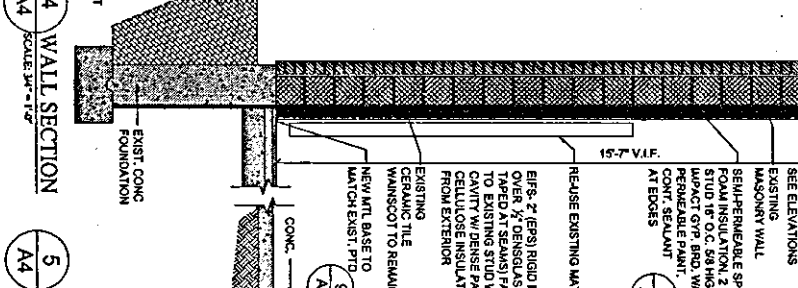
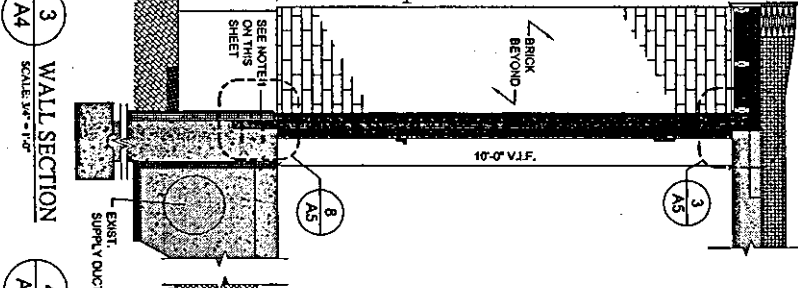
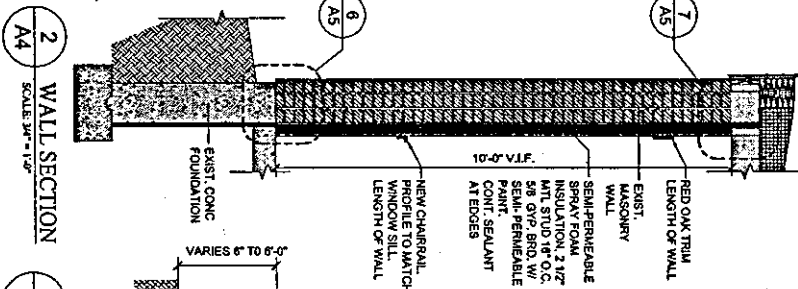
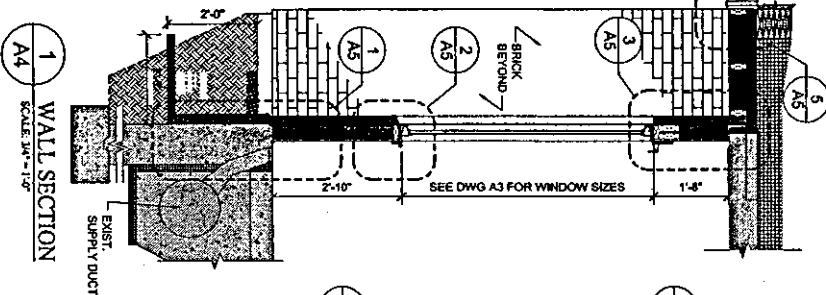
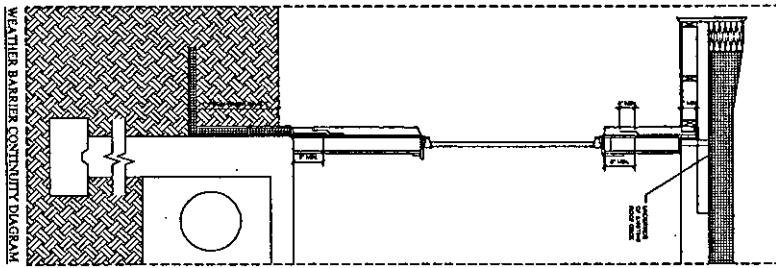
REV	DATE	DESCRIPTION



**Lower Falls Community Center Envelope**  
 545 Grove Street  
 Newton Lower Falls  
 MA. 02462

Drawing Name:  
 ENLARGED WINDOW ELEVATIONS & DETAILS

Job No.: S112110-N  
 Date: 9/15/2011  
 Drawing No.: A3  
 100% CD



**GENERAL DRAWING NOTE:**  
 EXISTING CONDITIONS SHOWN AS SHADDED AREAS (TYP)  
 NOTE 1:  
 CUT OUT EXIST. CONCRETE WHERE SPALLED, CLEAN & COAT RE-BARE INSTAL DOWNERS AND PATCH TO MATCH EXIST. SEE PLAN FOR LOCATION

4700 WASHINGTON STREET CHARLESTON, MA 01033-2070 413-234-2837 (1) 413-234-2837 (2)	
Checked By: Daniel P. Beaudoin Date:	Designed By: Daniel P. Beaudoin Date: D.S.A. / T.K.
REV DATE DESCRIPTION	Stamp:
Key Plan:	AREA OF WORK:
Lower Falls Community Center Envelope 545 Grove Street Newton Lower Falls MA, 02462	
Drawing Name: WALL SECTIONS	Drawing No. A4
Job No. S112110-N Date: 9/15/2011	100% CD



**COMPTROLLER'S OFFICE  
CITY OF NEWTON, MASSACHUSETTS**  
[dwilkinson@newtonma.gov](mailto:dwilkinson@newtonma.gov)  
(617) 796-1305

September 21, 2011

TO: Public Facilities Committee

FROM: David Wilkinson

SUBJECT: Capital Stabilization Fund **energy conservation project sub-fund**

=====

Almost twenty years ago the Mayor and Board of Aldermen authorized a **Capital Stabilization Fund** for the purpose of accumulating resources for future capital project funding. Separate sub-funds are maintained within the fund for a variety of purposes, the largest of which is for North High School project debt service subsidies. No funds held in the Capital Stabilization Fund can be obligated without an appropriation recommended by the Mayor and approved by the Board of Aldermen, and an accounting of the resources held in the various sub funds is made on a regular basis to the Finance Committee and posted on the Comptroller's page of the City web-site

During fiscal year 2011 an **energy conservation project sub fund** was opened within the Capital Stabilization Fund to hold energy conservation rebates that were received by the City in connection with capital projects for which financing is complete. Resources held in this sub fund are available for funding future energy conservation appropriations.

The following is a current accounting of resources held in the energy conservation project sub fund.

<b>Capital project energy rebates</b>	\$ 536,627
<b>Appropriations:</b>	
# 146-11 - Municipal building improvements	(20,000)
<b>Pending Appropriations:</b>	
#38-10(3) Lower Falls Community Center improvements	(104,826)
<b>Balance Available for Appropriation</b>	<b>\$ 411,801</b>

Cc: Finance Committee

CITY OF NEWTON, MASSACHUSETTS  
SUMMARY OF MAJOR FINANCIAL RESERVES

	Certified Free Cash	Snow/Ice Reserve	Budget Reserve	Rainy Day Stabl. Fund	Wage Reserve	Parking Meter Receipts	CPA Fund Balance	Stormwater Surplus	Sewer Surplus	Water Surplus	Capital Stabilization Fund	OP&E Trust
Beginning balance - July 1, 2011	\$ 6,793,864	\$ 1,361,225	\$ 500,000	\$ 2,648,966	\$ 175,000	\$ 318,188	\$ 6,157,731	\$ 514,528	\$ 1,899,007	\$ 1,843,456	\$ 5,139,489	\$ 137,295
Adoptions/adjustments #	-	-	-	-	-	276,979	30,700	-	-	-	400,000	-
Year to date appropriations	-	-	-	-	-	-	-	-	-	-	-	-
Pending FY 2012 appropriations	(751,417)	-	(450,000)	-	(121,299)	-	-	-	-	-	(104,826)	-
Designated - FY 2013 Budget	-	-	-	-	-	-	-	-	-	-	-	-
Available balance:	\$ 6,042,447	\$ 1,361,225	\$ 50,000	\$ 2,648,966	\$ 53,701	\$ 595,167	\$ 6,188,431	\$ 514,528	\$ 1,899,007	\$ 1,843,456	\$ 5,434,663	\$ 137,295

{1} Community Preservation Fund:

Reserved - Open Space	\$ 353,235
Reserved - Historic Preservation	734,610
Reserved - Community Housing	601,917
Reserved - CPA Purposes	4,498,669
<b>Total CPA Fund Balance</b>	<b>\$ 6,188,431</b>

{2} Capital Stabilization Fund:

Reserved - Water & Sewer	\$ 105,000
Reserved - Debt Funded Projects	3,107
Designated - Future Debt Service	4,801,557
Designated - Fire Station Renovations	1,698
Designated - Energy Conservation	411,801
Designated - Ordinary Capital Funding	111,500
<b>Total Capital Stabilization Fund Balance</b>	<b>\$ 5,434,663</b>