

CITY OF NEWTON
IN BOARD OF ALDERMEN
PUBLIC FACILITIES COMMITTEE AGENDA

WEDNESDAY, JANUARY 5, 2011

7:45 PM
Room 209

ITEMS SCHEDULED FOR DISCUSSION:

Chairman's Note: The Committee will meet jointly with the Programs and Services Committee to discuss the following item:

REFERRED TO PROG. AND SERVICES AND PUB. FACILITIES COMMITTEES

#372-10 SUPERINTENDENT FLEISCHMAN requesting the vote of the Board of Aldermen to complement the vote of the School Committee to authorize the superintendent of schools to refresh the current statements of interest for 2011 to the Massachusetts School Building Authority by January 26, 2011 for the following schools: Angier, Bigelow, Burr, Cabot, Brown, Countryside, FA Day, Franklin, Horace Mann, Ward, Lincoln-Elliott, Mason-Rice, Pierce, Underwood, and Zervas. [12/09/10 @ 4:26PM]

#214-10(3) COMMISSIONER OF PUBLIC WORKS, in accordance with Massachusetts General Law Ch. 40, Sec. 15, requesting abandonment of certain City water and drain utility easements located on the property at 200 – 230 Boylston Street (Chestnut Hill Square) as well as relocation of water and drain utilities, utility lines and acceptance of related water and drain utility easements. [12-10-10 @1:17 PM]

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

#311-10 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 6-0 \$270,000 for final design bidding and construction admin on 12/08/10	
(C) City Hall Windows – Repair/Replacement	\$125,000
(D) Purchase of Heavy Vehicle Equipment – DPW	\$300,000
(E) Newton Public Schools – Roof Repairs	\$810,000
(F) Newton Public Schools – Masonry Repairs	\$450,000
(G) Newton Public Schools – Boiler Replacements	\$350,000
(H) Newton Public Schools – Roof Top & Exhaust Unit Replacements	\$100,000
(I) Newton Public Schools – Window and Door Replacements	\$500,000
TOTAL	\$3,035,000

[11/29/10 @ 3:23 PM]

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, please contact the Newton ADA Coordinator Kathleen Cahill, 617-796-1125, via email at KCahill@newtonma.gov or via TDD/TTY at (617) 796-1089 at least two days in advance of the meeting date.

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

- #366-10 HIS HONOR THE MAYOR requesting authorization to appropriate and expend the sum of five hundred thousand dollars (\$500,000) from the Parking Meter Receipts Reserve Fund for the purpose of supplementing the City's annual Chapter 90 Highway Funding Allocation. [11/29/10 @ 3:23 PM]
- #204-10 Commissioner of Public Works, on behalf of NSTAR, petitioning for a grant of location to relocate pole 128/6 to the opposite side of ELM ROAD, a distance of 50' +/- westerly from existing pole location. (Ward 2) [06/21/10 @ 5:13 PM]
- #385-07 ALD. SCHNIPPER AND GENTILE updating the Public Facilities Committee on the progress of the Newton North High School Project. [11/21/07 @ 10:23 AM]

ITEMS NOT YET SCHEDULED FOR DISCUSSION:

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

- #367-10 HIS HONOR THE MAYOR requesting authorization to appropriate an amount not to exceed five million dollars (\$5,000,000) from bonded indebtedness for the following:
(B) installation of up to six modular classrooms at five elementary schools as well as the addition of permanent classrooms and renovations to the core of F.A. Day Middle School. [11/29/10 @ 3:23 PM]

REFERRED TO PS&T, PUB. FACIL. AND FINANCE COMMITTEES

- #310-10 ALD. DANBERG, ALBRIGHT, BAKER, BLAZAR, CROSSLEY, FISCHMAN, FREEDMAN, HESS-MAHAN, JOHNSON, LINSKY, MERRILL, RICE AND SCHNIPPER requesting that §26-8 and §20-21 of the City of Newton Rev. Ords., 2007, be amended to establish criteria and provisions for requiring removal of snow in all districts by property owners, occupants, and property managers to sidewalks abutting their property and to review and amend enforcement provisions including structure of fines, for snow removal violations. [10/25/10 @ 4:39 PM]

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 FINANCE AND APPROPRIATE COMMITTEES

- #311-10 HIS HONOR THE MAYOR submitting the FY'12-FY'16 Capital Improvement Program, totaling \$174,246,135 pursuant to section 5-3 of the Newton City Charter and the FY'11 Supplemental Capital budget which require Board of Aldermen approval to finance new capital projects over the next several years. [10/18/10 @5:24PM]
- #245-10 ALD. SCHNIPPER requesting discussion with National Grid regarding the possible damage to trees as a result of gas leaks. [09/01/10 4:00 PM]

- #244-10 ALD. SALVUCCI requesting discussion with the Utilities Director and the Public Works Commissioner regarding the possibility of installing second water meters for outside irrigation. [08/17/10 @ 12:18 PM]
- #223-10 ALD. YATES & ALBRIGHT requesting updates on the status of the reconstruction of the Needham/Newton Street corridor, which include details on the reconstruction funding, plans for the revitalization of the area, and plans for the implementation of transportation improvements. [07/15/10 @ 1:02 PM]
- #192-10 POST AUDIT & OVERSIGHT COMMITTEE requesting review of **Section 26-30 Licenses for café furniture on sidewalks** with the Commissioner of Public Works and the role of the Board of License Commission. [06/22/10 @ 2:08 PM]
- #116-10 ALD. CROSSLEY AND HESS-MAHAN requesting discussion regarding status of ESCO weatherization audit focusing on building envelope retrofits proposed for Phase II and Phase III and coordinating those efforts to inform decision making on related capital expenditures. [04/13/10 @ 7:24 PM]

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

- #53-10 ALD. FULLER, SCHNIPPER, CROSSLEY & BAKER requesting a Resolution to His Honor the Mayor requesting the implementation of new parking meter payment methods and/or parking meter systems to eliminate the sole use of coins. [02/09/10 @ 12:43 PM]
(A) Resolution to His Honor the Mayor requesting that the pay station for the Cypress Street Municipal Lot be installed within 120 days APPROVED 7-0 on 03/03/10
(B) Resolution to His Honor the Mayor requesting the implementation of new parking meter payment methods and/or parking meter systems to eliminate the sole use of coins –HELD 7-0 on 03/03/10
- #22-10 ALD. YATES & DANBERG requesting a report from current and former members of the Design Review Committee on the treatment of the members of the committee relevant to the Newton North High School Project. [01/04/10 @ 8:16 PM]
- #397-09 NSTAR ELECTRIC petitioning for a grant of location to install a new pole (233/4-1X on the northeasterly side of HOMER STREET opposite Grafton Street. (Ward 6) [11-10-09 @ 12:24 PM]
- #367-09 PUBLIC FACILITIES COMMITTEE requesting discussion with the Law Department on how to resolve the dispute with NStar regarding whose responsibility it is to repair the streetlight connection between the manhole and the base of the streetlight. [10/21/09 @ 9:00 PM]

REFERRED TO PS&T AND PUBLIC FACILITIES COMMITTEE

- #196-09 ALD. MANSFIELD AND SANGIOLO requesting rescission of Sec. 19-99 (b), Speed humps of the Revised Ordinances of the City of Newton. [06/17/09 @ 11:24 PM]

REFERRED TO PS&T AND PUBLIC FACILITIES COMMITTEES

- #196-09(2) PUBLIC SAFETY & TRANSPORTATION COMMITTEE requesting to broaden Sec. 19-99, Speed humps of the Revised Ordinances of the City of Newton to cover all vertical deflection: raised intersections, raised crosswalks and speed humps, regardless of dimension. [01/20/10]
- #175-09 PUBLIC FACILITIES COMMITTEE requesting monthly updates from the Department of Public Works on the Commonwealth Avenue project. [06-03-09 @ 10:30 PM]
- #126-09 ALD. LAPPIN requesting an update on the status of repairs and rental of the Kennard Estate. [04/17/09 @ 2:49 PM]
- #111-09 ALD. ALBRIGHT AND MANSFIELD requesting discussion of recent information (made available to the Land Use Committee) from NStar related to double poles, focusing on the 350 double poles waiting only for removal of wires or streetlights by the City of Newton.

REFERRED TO PS&T, PUBLIC FACILITIES AND FINANCE COMMITTEES

- #60-09 ALD. SANGIOLO, GENTILE AND HARNEY requesting the installation of traffic islands on CONCORD STREET to be funded with the Cabot, Cabot and Forbes Traffic Mitigation Fund for Lower Falls (Ward 4). [02/03/09 @ 1:01 PM]

RECOMMITTED TO FINANCE AND PUBLIC FACILITIES ON 02/17/09

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

- #13-09 HIS HONOR THE MAYOR requesting authorization to appropriate and expend three hundred eighty-five thousand dollars (\$385,000) from bonded indebtedness to the Public Works Department for the purpose of replacing both the salt shed and the Quonset hut at Crafts Street. [12/30/08 @ 5:04 PM]

REFERRED TO PUBLIC FACILITIES AND PROGRAMS & SERVICES

- #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]
- #457-08 ALD. LAPPIN AND SALVUCCI requesting discussion with NStar regarding the timely repair of City streetlights and the development of a standard response timeframe. [11/20/08 @ 12:51 PM]

REFERRED TO PROG. & SERV. AND PUBLIC FACILITIES COMMITTEES

- #271-08 ALD. JOHNSON proposing a RESOLUTION to His Honor the Mayor requesting that he work with the Board of Aldermen, the Parks and Recreation Department, and the Department of Public Works in order to determine the most effective and efficient way to organize the work of managing our public resources. [07/17/08 @ 9:53 AM]
- #208-08 ALD. GENTILE, SANGIOLO, SALVUCCI AND SCHNIPPER requesting a discussion on establishing a permanent Building Committee in the City of Newton. [05/16/08 @ 11:47 AM]
- #253-07 ALD. LINSKY ALBRIGHT, JOHNSON, HARNEY, SANGIOLO, SALVUCCI, MANSFIELD, BURG, SCHNIPPER requesting (1) a review as to how provisions of applicable ordinances, specifically 5-58, were implemented during the course of the Newton North project, and (2) consider proposed revisions of 5-58 including, but not limited to:
- (a) timely provision of documentation by the public building department to the Board of Aldermen and Design Review Committee;
 - (b) establishment of liaison committees to facilitate communications and input from neighborhoods affected by projects subject to this ordinance;
 - (c) approval of final design plans by the Board of Aldermen of projects subject to this ordinance;
 - (d) oversight during the construction phase of projects subject to this ordinance by appropriate Board committee(s) both in respect to approval of change orders as well as design changes; and
 - (e) generation of a required record detailing the entire construction process by the public building department to guide present and future oversight of projects subject to this ordinance. [08/07/07 @ 3:12 PM]
- 54-07 ALD. SANGIOLO requesting discussion with the School Department and the Public Buildings Department about giving the School Department increased control over maintenance of school building facilities thereby allowing the School Department to have direct authority to deploy/hire staff to make necessary repairs to their school facilities. [02/09/07 @ 1:46 PM]
- #224-06(2) ALD. LINSKY, ALBRIGHT & JOHNSON, BAKER & SCHNIPPER requesting further deliberation on the conditions set forth in the Site Plan Approval Board Order relating to the Newton North High School project, considering possible expansion and modification of the conditions.
- #155-06(2) ALD. BLAZAR on behalf of James A. Blackburn, 105 Wood End Road, Newton Highlands petitioning for laying out, grading and acceptance of WOOD END ROAD as a public way from the intersection of Mountfort Road westerly to the intersection of Nantucket Road, a distance of approximately 360 feet to the width of 45 feet. [05/18/10 @ 11:52 AM]

#152-06 PS&T COMMITTEE requesting discussion re Road Classification Design Types (as outlined by the Planning and Development Department) for future use as an overall management tool for the City.

#386-04 ALD. SANGIOLO, HESS-MAHAN, JOHNSON, AND DANBERG proposing an ordinance to require that designers selected have LEED certification and include high performance/life cycle analysis for all municipal construction projects in the City of Newton.

#321-04(2) ALD. JOHNSON requesting a RESOLUTION to His Honor the Mayor requesting that he expeditiously as possible find funding to create traffic calming measures on Mill Street as requested by the Traffic Council.

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

#309-01 ALD. PARKER requesting increase in the income eligibility level of the 30% water/sewer discount for low-income senior citizens.

Respectfully submitted,

Sydra Schnipper, Chairman

CITY OF NEWTON

10 DEC -9 P 4: 26

DOCKET REQUEST FORM

DEADLINE NOTICE: Aldermanic Rules require items to be docketed with the Clerk of the Board NO LATER THAN 7:45 P.M. ON THE MONDAY PRIOR TO A FULL BOARD MEETING.

To: Clerk of the Board of Aldermen

Date: December 9, 2010

From (Docketer): Dr. David Fleischman, Superintendent

Address: _____

Phone: _____

E-mail: _____

Additional sponsors: _____

1. Please docket the following item (it will be edited for length if necessary):

Superintendent Fleischman requesting the vote of the Board of Aldermen to complement the vote of the School Committee to authorize the Superintendent of Schools to refresh the current Statements of Interest for 2011 to the Massachusetts School Building Authority by January 26, 2011 for the following schools: Angier, Bigelow, Burr, Cabot, Brown, Countryside, FA Day, Franklin, Horace Mann, Ward, Lincoln-Eliot, Mason-Rice, Pierce, Underwood, and Zervas.

2. The purpose and intended outcome of this item is:

- | | |
|--|--|
| <input type="checkbox"/> Fact-finding & discussion | <input type="checkbox"/> Ordinance change |
| <input type="checkbox"/> Appropriation, transfer, | <input type="checkbox"/> Resolution |
| <input type="checkbox"/> Expenditure, or bond authorization | <input type="checkbox"/> License or renewal |
| <input type="checkbox"/> Special permit, site plan approval, | <input type="checkbox"/> Appointment confirmation |
| <input type="checkbox"/> Zone change (public hearing required) | <input checked="" type="checkbox"/> Other: <u>Submit Statement of Interest</u> |

3. I recommend that this item be assigned to the following committees:

- | | | |
|---|--|--|
| <input checked="" type="checkbox"/> Programs & Services | <input type="checkbox"/> Finance | <input type="checkbox"/> Real Property |
| <input type="checkbox"/> Zoning & Planning | <input type="checkbox"/> Public Safety | <input type="checkbox"/> Special Committee |
| <input checked="" type="checkbox"/> Public Facilities | <input type="checkbox"/> Land Use | <input type="checkbox"/> No Opinion |
| <input type="checkbox"/> Post Audit & Oversight | <input type="checkbox"/> Committee on Community Preservation | |

4. This item should be taken up in committee:

Immediately (Emergency only, please). Please state nature of emergency:

Must be submitted by January 27, 2011

- As soon as possible, preferably within a month
- In due course, at discretion of Committee Chair
- When certain materials are made available, as noted in 7 & 8 on reverse
- Following public hearing

PLEASE FILL OUT BOTH SIDES

Form of Vote

10 DEC 28 A 10:46

The following form of vote should be used by both the City Council/Board of Aldermen, Board of Selectmen/equivalent governing body AND the School Committee in voting to approve this Statement of Interest.

CITY CLERK
NEWTON, MA. 02159

If a regional school district, the regional school district should use the following form of vote.

Resolved: Having convened in an open meeting on _____, the
____[City Council/Board of Aldermen, Board of Selectmen/Equivalent Governing Body,
School Committee]_____ of ____[City/Town/School District]____, in accordance with its
charter, by-laws, and ordinances, has voted to authorize the Superintendent to
submit to the Massachusetts School Building Authority the Statement of Interest
dated _____ for the ____[Name of School]_____ located at
_____[Address]_____ which describes and explains the following
deficiencies and the priority category(s) for which _____[Name of
City/Town/District]_____ may be invited to apply to the Massachusetts School
Building Authority in the future _____[Insert a description of the priority(s)
checked off on the Statement of Interest and a brief description of the deficiency
described therein for each
priority]_____

_____ ; and hereby further
specifically acknowledges that by submitting this Statement of Interest, the
Massachusetts School Building Authority in no way guarantees the acceptance or the
approval of an application, the awarding of a grant or any other funding commitment
from the Massachusetts School Building Authority, or commits the
City/Town/Regional School District to filing an application for funding with the
Massachusetts School Building Authority.

The SOI submission will not be considered complete until the MSBA receives this information in a format acceptable to the MSBA:

- 1.) For the vote of the City Council/Board of Aldermen or Board of Selectmen/equivalent governing body, a copy of the full text of the vote with a certification of the City/Town Clerk that the vote was duly recorded and the date of the vote must be submitted to the MSBA.
- 2.) For the vote of the School Committee, a copy of the full text of vote and the Minutes of the School Committee meeting at which the vote was taken, signed by the Committee Chairperson must be submitted to the MBSA.
- 3.) One signed original of the Statement of Interest must be submitted to the MSBA.
(Note: A PDF version of the Statement of Interest will be generated once you click the "Submit" button. Please print one copy of the Statement of Interest and obtain the requisite signatures on the certification page.

Vote of Municipal Governing Body	
YES:	24
NO:	0
Voted Date:	07/09/2007
Vote of School Committee	
YES:	9
NO:	0
Voted Date:	06/25/2007

CITY OF NEWTON

IN BOARD OF ALDERMEN

PUBLIC FACILITIES COMMITTEE REPORT

WEDNESDAY, JUNE 20, 2007

Present: Ald. Schnipper (Chairman), Weisbuch, Albright, Salvucci, Yates, Mansfield and Lappin

Absent: Ald. Gentile

Also present: Ald. Baker, Danberg, Harney, Hess-Mahan, Johnson, Merrill, Samuelson, Sangiolo and Vance

City personnel: Jeffrey Young (Superintendent of Schools), Dori Zaleznik (Chair of School Committee), Reenie Murphy (School Committee Member), Anne Lerner (School Committee Member), Susan Heyman (School Committee Member), Candace Havens (Chair of the Traffic Council), David Koses (Traffic Council Member), Sgt. James Norcross (Traffic Council Member), Clint Schuckel (Traffic Engineer), Robert Rooney (Commissioner of Public Works), Lou Taverna (City Engineer), Ouida Young (Associate City Solicitor) and Shawna Sullivan (Committee Clerk)

Please note the Committee met jointly with Programs & Services Committee on the following item:

REFERRED TO PROGAMS & SERVICES & PUBLIC FACILITIES COMMITTEES

#205-07 SUPERINTENDENT YOUNG requesting vote of the Board of Aldermen to complement the vote of the School Committee to instruct him to submit a statement of interest to the School Building Authority by July 31, 2007. [06-08-07 @ 9:52 AM]

ACTION: PROG. & SERV. APPROVED 4-0-1 (Johnson Abstaining; Lipof not voting) PUBLIC FACILITIES APPROVED 6-0 (Mansfield not voting)

NOTE: The Committee met jointly with the Programs and Services Committee to discuss the above item. Several School Committee members, Superintendent Young and the architectural team, who performed the school building study, were also present for the discussion. Ald. Baker stated that there is a draft resolution (attached) for the Committees to review. The language used in the draft is specified on Page 12 of the Massachusetts School Building Authority (MSBA) packet previously provided to the Board. The operational information about the specific schools and the specific priorities are omitted from the draft because the School Committee has had general discussion but has not set the final list. The question is whether it is agreeable to the Committees to have the blanks filled in by the School Committee with the recognition of the proviso that there is no commitment by either the City or the MSBA.

Dori Zaleznik apologized to the Committee for the rushed nature of the item. The School Committee did not appreciate that the submittal required both School Committee and Board approval until last week. She recognizes that the School Committee is asking the Board to do things outside of the usual routine. The School Committee has been very strongly advised in conversations with the MSBA and the architects that performed the school building study that this is a no lose proposition to be on the MSBA's list. The MSBA is setting out to engage communities in conversation regarding what the needs are for schools and what the priorities might be. The School Committee is concerned that if they are not on the list that it might preclude the City from getting state funding in the future. Ms. Zaleznik reiterated that the submittal does not imply a commitment from either the City or the MSBA. Presumably, the new process for MSBA funding will be tightened up as time goes on, but it seems like the City should be on the MSBA list. The School Committee will be voting on which buildings to submit on the list on June 25, 2007. Therefore, the draft list will be available for the Board of Aldermen's vote on July 9, 2007. Once the School Committee actually votes and reviews the statement of interest, they can easily forward those on to the Board members. The School Committee's understanding is that the MSBA prescribes who they want to vote in cities, and in towns and it appears that they want to be sure that the community leaders are behind pursuing compensation with them. The City has time while the MSBA is going through their elaborate process in determining whether they agree with the needs that have been set by the City, to have conversations as a community regarding what the priorities are.

Ald. Hess-Mahan asked if the MSBA is ultimately going to decide what the priorities are among cities and towns as well as within a list submitted by a particular city or town. Ms. Zaleznik responded that the MSBA reserves the right to do that. Although, if they choose a project the City is not interested in, the City can pass. The MSBA does not do make their decisions in isolation. They send people out to review the facilities and then meet with the city officials to discuss what they found and what they think should be done. The MSBA is prescribing to some type of interactive process; however, ultimately they would determine what projects they are interested in supporting. Ald. Johnson pointed out that there is no guarantee that the MSBA will support any proposed project. Just being on the list does not mean that there will be any guarantee. Ald. Schnipper felt that as a community there needs to be acknowledgement that twenty-five years of deferred maintenance to all of our capital stock has come home to roost. The City is now at the point where it has no choice but to address capital issues. Her concern is that every other community in the state is in the same place and the lists are going to be so enormous that even the large sum of money that the state is thinking about is not even going to hit the tip of the iceberg. It is time for everybody to stand up and say we have enormous needs. Ald. Johnson concurred with Ald. Schnipper's statements.

Ald. Sangiolo pointed out that there is no need for a community to have completed a study or hired anyone to submit a statement of interest. The MSBA is looking for input from the local educators, parents and all of the stakeholders to hear what needs exist in a community. The City went ahead and hired a company to do a study for the City but the MSBA did not require it. Ald. Salvucci pointed out that the study is a good thing. Ald. Sangiolo agreed but stated that the City could have submitted the list in January and avoided the rush to meet the deadline. Dori Zaleznik explained that if you look at the flow chart from the MSBA, in the very first line of how this process works there is a master facilities analysis required. It is step four of the process.

The fact that the City did it in advance of being able to set out all of the needs only puts the City a step ahead and whether we submitted on January 31, 2007 or whether we submit on July 30, 2007 makes no difference in terms of where the City is in the process. The MSBA has not agreed to work with any communities yet, so that the city has not lost time in terms of doing the study. Ms. Zaleznik believes that there would have been some trouble looking at the system as a whole without the study. Ald. Sangiolo understands the argument but at the same time, it is sad that the City needs the study and does not have an internal system to check on what kind of needs the school system has in terms of facilities. She would suggest that going forward the City makes sure it stays on top of its buildings and knows when replacement and repairs need to be done.

Ald. Salvucci moved approval of the item in Public Facilities Committee, which carried unanimously. Ald. Merrill moved approval on the item in Programs and Services Committee. Ald. Johnson stated that she had not had a chance to read the documentation; therefore, she will abstain. The motion carried by a vote of four in favor and one abstaining.

Executive Summary of the Space Needs Assessment

Working with the Newton Schools Steering Committee, HMFH Architects, Inc. began the elementary and middle schools study in February 2007. The goal of this study was to provide the City of Newton and Newton Public Schools with a space needs assessment and long-range utilization plan for the 21 buildings evaluated. This summary covers the first part of the study, the Space Needs Assessment.

Process

The study includes 15 active elementary schools, 4 middle schools, the Education Center and Carr School. The three assessment categories are:

- Facility Condition
- Educational Space
- Enrollment Growth

Facility Condition

A facility questionnaire was developed and distributed to the key individuals at each of the properties (except Carr School). The questionnaire responses identify how well each building, in its current use and condition, meets the physical space and educational needs of the programs and its occupants.

The School Department and the Public Buildings Department provided information on each of the properties for review, including previous reports, plans of the buildings, and recent work completed. The study team of architects and engineers toured each facility. Faculty and staff were interviewed. The modular spaces were **not** included in this facility condition assessment, because they are considered to be only temporary space solutions for current space deficiencies.

The following components were assessed to determine the current condition of each property:

- Building exterior
- Building interior finishes
- Building systems (mechanical, electrical, plumbing, fire protection)
- Accessibility
- Code requirements
- Site conditions
- Building and site limitations

Educational Space

Educational specifications were developed to reflect Newton's current educational programs. The educational specifications are comprised of required program spaces, the quantity of spaces and the sizes (square feet) of each space. The Massachusetts School Building Authority's educational specifications as well as Newton's inclusive program requirements were used to establish the educational space standards. The space standards provide a benchmark to assess the existing school spaces.

The educational space assessment identifies space deficiencies based on use, size (square feet), configuration, location within the building, and overcrowding. Key indicators such as net square feet per pupil, classroom quantity and size, and size of libraries, gymnasiums and auditoriums, were used to establish the overall condition of the educational spaces for each building.

Each building was assessed by the same group of professionals to ensure an objective and consistent comparison and rating of each property.

Enrollment Growth

Each building's current student capacity has been determined by comparing current use, space size and program needs to the educational specifications standard developed. The presence of modularity was not taken into account, as they are temporary solutions. The study team reviewed enrollment projections developed by the Newton Public Schools in November 2006, and found the projections to be sound, thorough and well developed, utilizing a detailed cohort survival methodology.

In addition to the current student capacity, each school's projected growth was identified as a percentage change in student population between the current school year (2006/07) and five years from now (2011/12). This comparison identified those schools projected to have the highest growth relative to its current student population.

Assessment

Based on the detailed and objective assessment of each property within each of the categories described above, the study team assigned a numerical evaluation to each property. An evaluation rating of 1, 2, 3 or 4 was developed, with a 1 rating for the lowest level of need in that category and a 4 rating for the highest level of need.

Of the 21 buildings assessed, 16 were originally built over 50 years ago. Three school buildings were originally constructed more than 80 years ago. Eight of the school buildings in this study were constructed during the 1950's, while the newest building was constructed 36 years ago. Additions and various levels of renovations have occurred on most buildings over the years. Burr, Horace Mann, Mason Rice, and Zervas have not had additions.

Facility Condition Assessment

Six buildings are assessed at the highest level of facility condition needs: Angier, Cabot, Countryside, Ward, Zervas, and Carr. These buildings are all greater than 50 years old and two are greater than 80 years old (Angier and Ward). The correlation between the age of the facilities and the need for improvements or replacement it is not an unusual finding. The buildings assessed with the lowest level of facility condition need are Bowen, Memorial-Spaulding, Williams, and Oak Hill. These buildings have all had additions and partial renovations within the past 10 years and are therefore in the best physical condition of the 21 buildings assessed.

The remainder of the facilities are in need of various levels of renovation work. All buildings require upgrades to the mechanical, electrical and plumbing systems. The majority of the buildings require some level of upgrades to meet the accessibility codes, whether it is at the toilet rooms, the building entries or the vertical circulation.

Educational Space Assessment

Angier, Cabot, Peirce and Zervas are each rated at the highest level of need with respect to educational space needs. This reflects the undersized classrooms, the low net square feet of space per pupil, and the minimal size or quantity of the shared spaces (library, gym, auditorium). Many of the educational space deficiencies are due in part to the age of the buildings. Educational requirements have changed dramatically in the past 50 years, reflecting the following when comparing current needs to past construction:

- Special needs programs were not included.
- Music and art were not taught outside of the classroom.
- Lunches were taken at home; therefore no cafeterias were required.
- Full-time kindergarten was not established.

The principals, faculty and staff should be commended for their creative use of space and the exceptional educational programs despite the facilities conditions. The facilities with the lowest level of educational space needs are Bowen, Burr, Memorial-Spaulding and Williams, three of which have recently received additions.

Enrollment Assessment

The enrollment projections predict a growth of nearly 1,000 elementary students by the 2011/12 school year. The current elementary school buildings, regardless of the physical and educational space deficiencies identified in this study, cannot accommodate the population growth expected. The school districts expected to have the highest percentage of growth are Lincoln-Eliot (with a 50% increase in population), Bowen (with a 42% increase), Underwood (36% increase), and Countryside (29% increase). This shows that significant growth is expected to occur on both the north and south sides of Newton. This pattern is similar at the middle schools, with the greatest growth expected at Day on the north and Oak Hill on the south side of Newton. Additionally, when the middle school enrollment is projected out 10 years, the expected increase of 900 students cannot be accommodated in the existing four schools.

With this combination of population growth and facilities needs, Newton faces both a challenge and an opportunity to create a visionary educational plan for the decades ahead.

Newton Schools Study - Existing Schools Assessment

Building

School Name	Year Built/Add'tn ¹	Existing	Proposed	Rating*	Gross Sq Ft ¹	Mechanical	Electrical	Plumbing /Fire	Rating*	Site Condition	Acres ²	HMFH Rating*	MSBA Rating	HMFH Rating	Educational Space Needs Capacity**	Current Enrollment ³	2006/07 Enrollment ³	5-yr Projected ³	Projected Growth Rating***	
+ Systems Condition +												Total			Enrollment					
Elementary:																				
1 Angier	1919/1936	-----		3.5	51,300	4	3	4	3	3	1.98 A	3.5	3	4	349	379	380	380	1	
2 Bowen	1952/1989/2000	-----	2007(1)	1.5	63,915	4	3	3	2	2	11.54 A	2.4	2	1	396	413	586	586	4	
3 Burr	1967	-----		3	53,000	3	3	3	3	3	8.65 A	3.0	1	1	352	333	409	409	2	
4 Cabot	1929/1957	1991	2007(2)	3.5	41,000	4	3	4	3	3	1 A	3.5	3	4	344	420	494	494	2	
5 Countryside	1953/1958/1988	1991/1999		3.5	65,000	4	3	4	3	3	7.39 A	3.5	2	2	388	437	565	565	3	
6 Franklin	1939/1950/1953	-----		2	56,764	4	3	4	2.5	2	5.45 A	2.8	2	3	366	414	507	507	2	
7 Horace Mann	1965	2002	2007(1)	3.5	37,500	3	3	3	2	2	1.59 A	3.1	2	2	308	350	334	334	1	
8 Lincoln-Eliot	1939/1965/1974	-----		3	51,074	4	3	4	2	2	4 A	3.1	1	2	290	281	422	422	4	
9 Mason-Rice	1959	-----		3	39,000	3	3	3	3	3	3.99 A	3.0	2	2	396	372	380	380	1	
10 Memorial-Spaulding	1954/1959/2002	-----		1.5	68,775	3	3	3	3	3	5.59 A	2.4	2	1	440	443	529	529	2	
11 Peirce	1951/1955	-----	2007(2)	2	33,800	4	3	4	2	2	3.68 A	2.7	3	4	286	324	343	343	1	
12 Underwood	1924	-----		2	43,300	4	3	4	3	3	1 A	2.9	1	3	278	288	391	391	3	
13 Ward	1928/1950/1954	-----		3.5	38,000	4	3	4	3	3	3.16 A	3.5	2	3	316	237	223	223	1	
14 Williams	1950/2001	-----		1.5	41,700	4	2	4	3	3	2 A	2.5	1	1	286	295	303	303	1	
15 Zervas	1954	1999	2007(2)	3.5	30,646	4	3	4	2	2	5.28 A	3.4	3	4	226	332	410	410	2	
Middle:														Subtotal Elementary	5,021	5,318	6,276	6,276		
1 Bigelow Middle	1967/1993-opened MS	-----		2	92,500	4	2	4	3	3	2.81 A	2.7	2	1	500	495	527	527	1	
2 Brown Middle	1956/1962/1982/1997	-----		2	146,000	4	2	4	2	2	8.27 A	2.6	3	1	850	665	721	721	1	
3 Day Middle	1971/1997-infill add	-----		2	145,600	4	2	3	2	2	8.57 A	2.4	2	1	850	747	925	925	2	
4 Oak Hill Middle	1936/1997-opened MS	-----		1.5	91,000	2	1	2	2	2	8.04 A	1.6	1	2	550	567	672	672	2	
Other:														Subtotal Middle	2,750	2,474	2,845	2,845		
1 Carr	1936/1960	-----		3	49,000	4	3	4	3	3	4.85 A	3.3	-	-	-	-	-	-	-	
2 Education Center	1928/1934	1966		2.5	70,000	4	3	4	3	3	3.78 A	3.1	3	4	-	-	-	-	-	
Totals					1,308,874									7,771	7,792	9,121	9,121			

¹ Source: Newton Public Buildings Department

² Source: Newton Assessors

³ Source: Newton School Department

*Key to Rating for Condition:

1 = New or in good condition with ordinary maintenance required
 2 = Good condition with minor repairs required
 3 = Fair condition with repairs or replacement required
 4 = Poor condition with replacement required

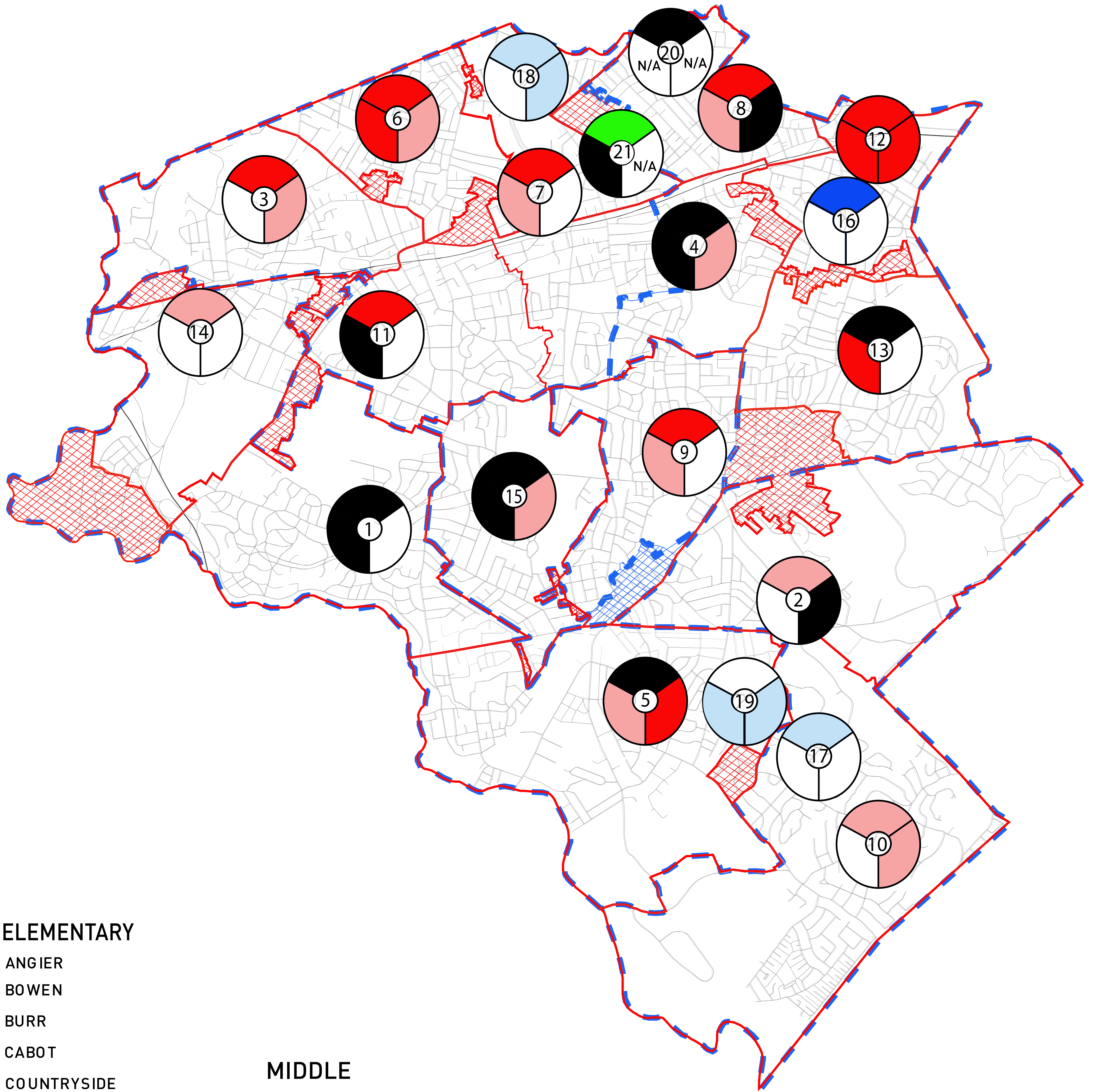
** Current capacity maintains

existing programs, does not include temporary classrooms, and uses 40 sf per pupil per classroom.

***Key to Rating for Projected Growth:

1 = 5-year projected change percentage <10
 2 = 5-year projected change percentage of 11-25
 3 = 5-year projected change percentage of 25-40
 4 = 5-year projected change percentage >41

Existing Schools Assessment



ELEMENTARY

- 1 ANGIER
- 2 BOWEN
- 3 BURR
- 4 CABOT
- 5 COUNTRYSIDE
- 6 FRANKLIN
- 7 HORACE MANN
- 8 LINCOLN-ELIOT
- 9 MASON-RICE
- 10 MEMORIAL-SPAULDING
- 11 PEIRCE
- 12 UNDERWOOD
- 13 WARD
- 14 WILLIAMS
- 15 ZERVAS
- CHOICE AREAS

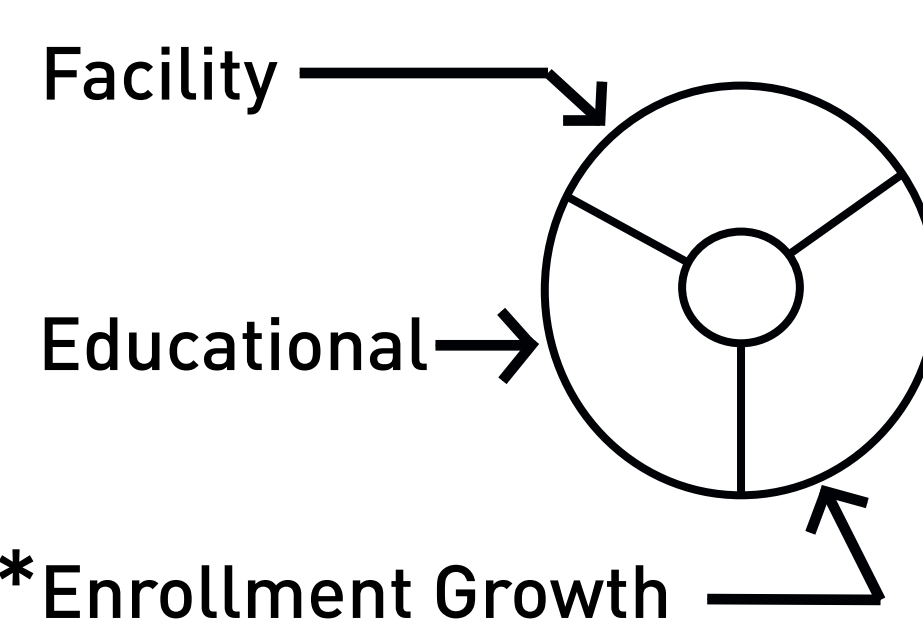
MIDDLE

- 16 BIGELOW
- 17 BROWN
- 18 DAY
- 19 OAK HILL
- CHOICE AREAS

OTHER

- 20 CARR
- 21 EDUCATION CENTER

Category of Assessment



Level of Need

	Elem.	Middle	Other
Low 1			
Med. Low 2			
Med. High 3			
High 4			

* A percentage change in student population between school years 2006/07 and 2011/12



DEPARTMENT OF PUBLIC WORKS

OFFICE OF THE COMMISSIONER

1000 Commonwealth Avenue
Newton Centre, MA 02459-1449

Setti D. Warren
Mayor

December 14, 2010

To: David Olson, City Clerk
From: Thomas E. Daley, Commissioner of Public Works
Subject: Request to Docket Item for the Public Facilities Committee regarding Relocation and Discontinuance of City Easements within the Chestnut Hill Square Development Area

10 DEC 14 P 1:34
CITY CLERK
NEWTON, MA 02459

Dear Mr. Olson,

Please place the following matter on the Board of Aldermen docket for consideration by the Public Facilities Committee:

That the City of Newton relocate certain water and drain utility easements and interests ("the Remaining Easements") and utility lines ("the Utility Lines") within the Chestnut Hill Square development area, and to discontinue certain water and drain utility easements and interests ("the Old Easements") within the Chestnut Hill Square development area, all as identified on the plan entitled Easement Relocation Plan, Boylston Street and Florence Street, Newton, Mass dated November 30, 2010, prepared by Harry Feldman, Professional Land Surveyor.

The Commissioner of Public Works has determined that it is desirable and in the public interest to relocate and discontinue these easements. The easement plan shall be recorded at the Middlesex South Registry of Deeds, and/or the Middlesex South Registry District of Land Court, as applicable, by NED Chestnut Hill Square LLC.

Thank you for your attention regarding this matter.

cc: Shawna Sullivan, Clerk's Office
Dave Turocy, Deputy Commissioner
Lou Taverna, City Engineer
Robert Waddick, Law Department

Timothy W. Sullivan
tsullivan@goulstonstorrs.com
(617)574-4179 Tel
(617) 574-7872 Fax

December 9, 2010

VIA OVERNIGHT DELIVERY

Linda Finucane
City of Newton
1000 Commonwealth Avenue
Newton, MA 02459-1449

10 DEC 10 P 1:17
CITY CLERK
NEWTON, MA 02159

Re: Chestnut Hill Square - Easement Relocation and Discontinuance Plan

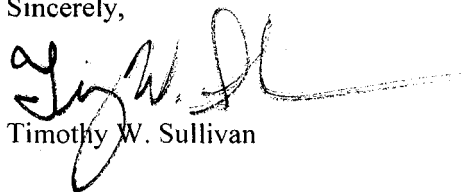
Ms. Finucane:

On behalf of NED Chestnut Hill Square LLC, we are pleased to submit the enclosed copies of the Easement Relocation and Discontinuance Order and Plan for the Chestnut Hill square Project. This shall serve as our application to the Board of Aldermen for the relocation and/or abandonment (pursuant to Condition 28 of the Special Permit/Site Plan Approval granted by Board Order 214-10(2)) of a series of waterline, drain and grading easements and other rights related to existing buildings that must be reconfigured in connection with the Project.

It is our understanding that, prior to consideration by the full Board, the Public Facilities Committee will conduct a public hearing on this application (and all matters requested therein). Accordingly, we respectfully request that the City Clerk docket this application for the Board of Aldermen's December 20th meeting so that the Board may refer this application (and all matters requested therein) to the Board's Public Facilities Committee.

Please contact us with any questions.

Sincerely,



Timothy W. Sullivan

Enclosures

cc: Alexandra Ananth (w/o encs.)
William R. Cronin, Jr. (w/o encs.)
John E. Twohig, Esq. (w/o encs.)

2030819

EASEMENT RELOCATION AND DISCONTINUANCE

WHEREAS, the City of Newton (the "City") acting by and through its Board of Aldermen has determined that it is desirable and in the public interest to relocate certain easements and interests (the "Remaining Easements") and utility lines (the "Utility Lines") and to discontinue certain easements and interests (the "Old Easements") as the same are identified on that certain plan entitled "Easement Relocation Plan" prepared by Feldman Professional Land Surveyors dated August 2, 2010 and recorded herewith (the "Easement Relocation Plan").

WHEREAS, the Board of Aldermen of the City of Newton voted on or before the date hereof to execute, deliver and record this instrument.

IT IS NOW ADJUDGED, ORDERED AND DECREED, for the common convenience and necessity, as follows:

- A. The City hereby grants NED Chestnut Hill Square LLC and its successors, assigns and designees ("NED") the right to relocate the Remaining Easements and Utility Line(s) to the locations shown on the Easement Relocation Plan upon the recording/filing by NED of a notice of relocation referencing this instrument in the Middlesex South Registry of Deeds or the Middlesex South Registry District of Land Court, as applicable.
- B. The Old Easements are hereby discontinued and abandoned and the City hereby releases to NED all of its right, title and interest in and to the Old Easements.
- C. NED shall have the right from time to time hereafter to further relocate the Remaining Easements and any other easements and utility lines within the lots shown on the Easement Relocation Plan, at NED's sole cost and expense, and to construct buildings or other improvements on any such easement and/or line.

10 DEC 10 1 P 1:17
CITY CLERK
NEWTON, MA 02159

IN WITNESS WHEREOF, we the following members of the City of Newton Board of Aldermen have caused these presents to be signed in the name and behalf of the City of Newton on this _____ day of _____, 20__.

CITY OF NEWTON BOARD OF ALDERMEN

Attested to be a true copy:

City Clerk

Date: _____, 20__

and for emergency vehicle access during and following construction. The Petitioner shall chain or gate the Florence Street access during and after construction.

26. The Petitioner has committed to an ongoing stormwater system cleaning and maintenance effort as described in their Stormwater Operations and Maintenance Plan on file with the City. The Petitioner will comply during construction with the National Pollutant Discharge Elimination System (NPDES) General Permit for stormwater discharges from a construction site and provide documentation to the City once every four months during construction that the stormwater pollution control measures to be undertaken during construction have been implemented on an ongoing basis. The Petitioner will provide the City with a Stormwater Pollution Prevention Plan prior the issuance of the initial occupancy permit for any portion of the Project.
27. The utility services lines along the Project's Route 9 frontage will be located underground, subject to necessary Approvals. The feasibility of underground location of other utility service lines will be reviewed by the Petitioner in light of other site design considerations, such as the location and configuration of structures, site costs, required earthwork and other similar considerations.
28. The Petitioner has applied to the Public Facilities Committee to relocate the existing City drain easement and grant the City a new easement for access and maintenance of the new drainage culvert and water main pursuant to the Easement Relocation Plan noted on Exhibit A. The Easement Relocation Plan, once approved by the Board, will be recorded at the Middlesex South Registry of Deeds.
29. The Petitioner will remove any trash that may accumulate between the Petitioner's retaining wall and the retaining wall along Florence Court Condominiums at least semi-annually.
30. The Petitioner shall be responsible at its sole cost for trash disposal for the residential units.
31. The Petitioner will comply with applicable state and local laws, regulations and protocols governing blasting, including, the Standard Blasting Conditions for Special Permit/Site Plan Approvals, dated May 31, 2002 on file with the City Clerk.
32. The Petitioner will not contest parking restrictions on the north side of Florence Street.
33. The Petitioner will work with the City Engineer regarding a study of an existing problem related to FOG within the City's sanitary sewer system and will negotiate with the City Engineer regarding a contribution towards such study. Such contribution shall be made prior to the issuance of any Certificate of Occupancy.
34. The Petitioner shall prepare a Functional Design Report in support of planned improvements that will provide a review of design alternatives for both the Parker Street and Centre/Cypress Street intersections for review by the Director of Planning and Development in consultation the City Traffic Engineer.

City of Newton



Setti D. Warren
Mayor

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

December 3, 2010

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

RE: Docket Item # 311-10(C) City Hall Windows – Repair/Replacement

Honorable Board:

The Public Buildings Department is requesting funding to cover the cost of the repair, rehabilitation and/or replacement of the City Hall windows. Several years ago, many original windows were rehabilitated from single pane to thermo pane windows, painted and the rope system repaired. At this time, we are requesting funds to complete this work by rehabilitating the window opening, installing stops, weather stripping and adjusting the rope system where required.

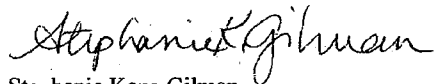
The breakdown of the funding request is as follows:

- Window opening repairs (approx. 100 windows)	\$ 20,000
- Window stops (approx. 50 windows)	15,000
- Weatherstripping (approx. 100 windows)	25,000
- Adjust rope system (approx. 50 windows)	5,000
- Total window rehabilitation (25 windows)	<u>50,000</u>
Sub Total	\$110,000
- Contingency	5,000
- Design	<u>10,000</u>
Total	\$ 125,000

10 DEC 10 1 P 2:51
CITY CLERK
NEWTON, MA 02459

Should you have any questions regarding the above, please feel free to contact my office.

Sincerely,

Handwritten signature of Stephanie Kane Gilman in cursive script.

Stephanie Kane Gilman
Commissioner of Public Buildings

SKG:dla

CC: Robert Rooney, Chief Operating Officer
Maureen Lemieux, Chief Financial Officer

Department of Public Works
Purchase of Heavy Vehicle Equipment

**INTERNATIONAL TRUCK AND ENGINE CORPORATION
2009/2010
GREATER BOSTON POLICE COUNCIL
COOPERATIVE PROCUREMENT CONTRACT
GBPC_2008_INTERNATIONAL1**

201 BASE: 2011 INTERNATIONAL 7000 35,000 lb. CAB & CHASSIS \$ 63,933
40,000 lb. GVWR

OPTIONAL EQUIPMENT:

ITEM #	DESCRIPTION		COST
205	MaxxForce DT-HT 260 HP Upgrade 7400	\$	4,081
230	T-Bar Type Shift Control	\$	385
232	14,000 lb. front axle with 12R22.5 - 16 PR tires	\$	1,012
245	26,000 lb. rear axle w/cast brake shoes	\$	3,244
257	Inside/Outside Engine Air-Intake within Cab Control	\$	249
271	Trailer Brake Connections - Air Brakes	\$	329
273	Body Circuit Switches "six pack "	\$	483
282	Heavy Duty .472" Hub Piloted Disc Wheels - Front Axle	\$	155
283	Heavy Duty .472" Hub Piloted Disc Wheels - Each Rear Axle	\$	247
313	Plate mounted T-90A pintle hook with trailer plug	\$	850
355	Front mounted Central Hydraulic System	\$	5,500
361	10' - 6 to 8 cubic/yard Dump	\$	11,500
362	Class 60 arm type with a capacity of 17 tons	\$	600
363	Upgrade dump body to 7 gauge steel	\$	800
369	3 Custom fabricated tailgate asphalt door (each)	\$	1,500
374	Electric automatic load cover	\$	2,650
379	Steel side boards: "c" channel	\$	800
381	Full width steel asphalt apron, 8-7" depth	\$	600
390	Heavy duty plow frame - power tilt with lights and control valve	\$	6,500
397	Heavy duty 11' power reversing trip edge plow	\$	8,500
401	Power reverse hydraulics with controls	\$	900
446	Compu Spread Spreader Control System	\$	8,350
504	WHELEN D.O.T. 102 Strobe System:	\$	2,500
	2010 GBPC Contract Price Increase 5%	\$	6,283
TOTAL DELIVERED PRICE		\$	131,951

SERVICING INTERNATIONAL DEALER

TAYLOR & LLOYD, INC.
8 RAILROAD AVE.
BEDFORD, MA 01730
781-275-9290

by Michael L. Fronk

October 6, 2010

Date

MUNICIPALITY:

CITY OF NEWTON
110 CRAFTS ST
NEWTON, MA

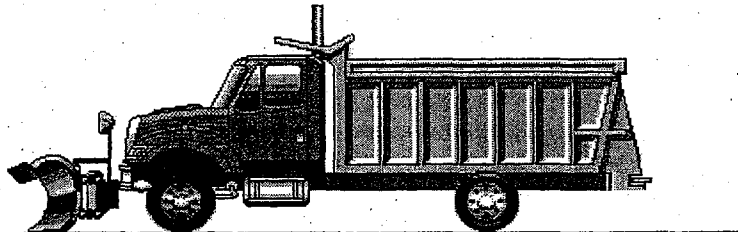
October 06, 2010

INTERNATIONAL®

Prepared For:
CITY OF NEWTON
RON MAHAN
Public Works Department
Newton, MA 02460-
(617)896 - 1480
Reference ID: N/A

Presented By:
TAYLOR & LLOYD INC
Michael Fronk
8 RAILROAD AVE
BEDFORD MA 01730 -
(781)275-9290

Thank you for the opportunity to provide you with the following quotation on a new International truck. I am sure the following detailed specification will meet your operational requirements, and I look forward to serving your business needs.



Model Profile
2011 7400 SFA 4X2 (SA525)

APPLICATION:	Front Plow with spreader
MISSION:	Requested GVWR: 40000. Calc. GVWR: 40000 Calc. Start / Grade Ability: 37.20% / 2.19% @ 55 MPH Calc. Geared Speed: 74.9 MPH
FUEL ECONOMY:	8.36 MPG @ 55 MPH
DIMENSION:	Wheelbase: 160.00, CA: 85.00, Axle to Frame: 63.00
ENGINE, DIESEL:	{International MaxxForce DT} EPA 07, 260 HP 800 lb-ft Torque @ 1400 RPM, 2400 RPM Governed Speed, # 2 Bell Housing
TRANSMISSION, AUTOMATIC:	{Allison 3500_RDS_P} 4th Generation Controls; Wide Ratio, 6-Speed, With Double Overdrive; On/Off Hwy; Includes Oil Level Sensor, With PTO Provision, Less Retarder, With 80,000-lb GVW & GCW Max.
CLUTCH:	Omit Item (Clutch & Control)
AXLE, FRONT NON-DRIVING:	{Dana Spicer I-140W} Wide Track, I-Beam Type, 14,000-lb Capacity
AXLE, REAR, SINGLE:	{Dana Spicer S26-190D} Single Reduction, 26,000-lb Capacity, R Wheel Ends, Driver Controlled Locking Differential Gear Ratio: 6.14
CAB:	Conventional
TIRE, FRONT:	(2) 12R22.5 G661 HSA (GOODYEAR) 484 rev/mile, load range H, 16 ply
TIRE, REAR:	(4) 12R22.5 G622 RSD (GOODYEAR) 482 rev/mile, load range H, 16 ply
SUSPENSION, RR, SPRING, SINGLE:	Vari-Rate; 31,000-lb Capacity, Includes 4500-lb Capacity Multileaf Auxiliary
PAINT:	Cab schematic 100GM Location 1: 0311, Omaha Orange (Std) Chassis schematic N/A

Newton Public Schools
Capital Projects



Setti D. Warren
Mayor

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

December 10, 2010

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

RE: Docket Item #'s 311-10 E, F, G, H, & I, School Department FY 2011 CIP Projects

Honorable Board:

The Public Buildings Department has prepared cost estimates for the following School Department CIP items:

(E)	Roof Repairs	\$ 810,000
(F)	Masonry Repairs	450,000
(G)	Boiler Replacement	350,000
(H)	RTU & Exhaust Replacements	100,000
(I)	Window & Door Replacements	<u>500,000</u>
		\$2,210,000

Should you have any questions regarding the above, please feel free to contact my office.

Sincerely,

Stephanie Kane Gilman
Commissioner of Public Buildings

SKG:dla
CC: Robert Rooney, Chief Operating Officer
Maureen Lemieux, Chief Financial Officer

Bowen and Countryside Partial Roof Replacement Estimate:

12/3/2010

Roof Replacement Budget:

	Bowen Auditorium	Countryside Gym	Countryside 1953 Bldg
Design & Architect Construction Administration	\$ 13,420	\$ 16,908	\$ 21,901
Roof Demolition	\$ 26,125	\$ 55,000	\$ 70,950
Disposal	\$ 8,310	\$ 17,500	\$ 22,575
Roof Deck Repairs	\$ 24,938	\$ 9,000	\$ 13,275
New Built-up Roofing Materials	\$ 34,438	\$ 35,000	\$ 45,150
Installation of new built-up roofing materials	\$ 32,020	\$ 45,000	\$ 58,050
Flashing	\$ 3,750	\$ 3,500	\$ 4,000
Perimeter Metal Edge Trim	\$ 1,250	\$ 1,625	\$ 2,010
Installation of other roofing materials	\$ 3,375	\$ 2,438	\$ 3,000
20 Warranty	\$ 11,875	\$ 25,000	\$ 32,250
Contingency (5%)	\$ 7,975	\$ 10,548	\$ 13,657
Total	\$ 167,475	\$ 221,517	\$ 286,818

Major/Minor Roofing Repair Estimates at Brown Middle School, Lincoln-Eliot, Cabot and Franklin:

Major Roofing Repair Budget:

<u>Brown Middle School</u>	<u>Lincoln-Eliot School</u>	<u>Franklin School</u>	<u>Cabot School</u>	<u>Ward School</u>
Roof maintenance required: clogged drains, roof top unit curb repairs, vent pipe flashing, other base flashing & sheet metal repairs in various areas	Roof maintenance required: roof top unit curb repairs, minor membrane repairs, perimeter & other base flashing repairs, OSHA compliant ladder installation, roof door replacement and scupper box repairs	Roof maintenance required: slate repairs, gutter/downspout repairs, perimeter & other base flashing repairs.	Roof maintenance required: slate repairs, gutter/downspout repairs, perimeter & other base flashing repairs, membrane repairs	Roof maintenance required: roof top unit curb repairs, minor membrane repairs, perimeter & other base flashing repairs, OSHA compliant ladder installation, roof door replacement and sealant repairs around windows and louvers
Estimated Cost \$ 37,821	Estimated Cost \$ 29,106	Estimated Cost \$ 20,475	Estimated Cost \$ 29,925	Estimated Cost \$ 16,863

#311-10DEFGHI

Bigelow, Education Center, Underwood and Ward Masonry and related repairs:

12/3/2010

Bigelow	Ed Center	Underwood	Ward
Repair of masonry crack on Vernon street side of building near the Library	Masonry and related concrete work through out the exterior of the building	Masonry and related concrete work through out the exterior of the building	Masonry and related concrete work through out the exterior of the building
Design \$ 1,575	Design \$ 1,000	Design \$ 1,000	Design \$ 25,000
Repair \$ 75,000	Repair \$ 50,000	Repair \$ 50,000	Repair \$ 225,000
Contingency \$ 3,829	Contingency \$ 2,550	Contingency \$ 2,550	Contingency \$ 12,500
Total Cost \$ 80,404	Total Cost \$ 53,550	Total Cost \$ 53,550	Total Cost \$ 262,500
			\$ 450,004

* Rounded to \$450,000

Countryside School Boiler & related Equipment Replacement, UST removal & Conversion to Natural Gas - Cost Estimate

12/3/2010

a. Demo/disposal of existing boiler and related items	\$ 30,000
b. New boiler / burner	\$ 67,000
c. Re-Insulation	\$ 8,000
d. New Induced Draft Fan	\$ 10,000
e. Piping and related work	\$ 14,975
f. Conversion to natural gas	\$ 20,000
g. UST removal	\$ 27,500
h. Construction Administration by Designer	\$ 13,000
Sub Total	\$ 190,475
i. Contingency - 5%	9,524
Total	\$ 199,999 *

* Rounded to \$200,000

Recent bids are showing an increase cost versus original estimate. At the time of the submittal of this CIP item by the School Department to the School Committee, the above cost was in line with bids at that time.

During the March 2010 floods, both boilers were under water. This was at least the third time this has happened: Currently only one boiler is functional. We are concerned that the second boiler, although currently operational, could require replacement. The bid will have an alternate for the second boiler to be replaced, should funds be sufficient, we will replace that boiler at the same time.

Potential project cost could be \$300,000

#311-10DEFGHI

12/3/2010

Bowen School Boiler & related Equipment Replacement - Cost Estimate

a. Demo/disposal of existing boiler and related items	\$ 30,000
b. New boiler / burner	\$ 75,000
c. New Induced Draft Fan	\$ 10,000
d. Piping and related work	\$ 14,850
e. Construction Administration by Designer	\$ 13,000
Sub Total	\$ 142,850
f. Contingency - 5%	7,143
Total	\$ 149,993 *

*** Rounded to \$150,000**

Recent bids are showing an increase cost versus original estimate. At the time of the submittal of this CIP item by the School Department to the School Committee, the above cost was in line with bids at that time.

Alternates will be pursued in an attempt to reduce the project cost to \$150,000

Potential project cost could be \$200,000

1.
2.
3.

12/3/2010

Estimate for RTU and related equipment replacement at (4) Schools:

	Bowen	Countryside	Underwood	Lincoln-Eliot	Total Cost
Existing RTU & equipment Demo	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 4,000
New RTU Equipment & related equipment/installation	\$ 25,000	\$ 25,000	N/A	\$ 25,000	\$ 75,000
New Exhaust Fan & related equipment/installation	\$ 5,000	\$ 5,000	\$ 6,000	\$ 5,000	\$ 21,000
Contingency	\$ 1,550	\$ 1,550	\$ 350	\$ 1,550	\$ 5,000
Project Cost	\$ 31,000	\$ 31,000	\$ 7,000	\$ 31,000	\$ 100,000

#311-10DEFCHI

Horace Mann School Window and Exterior Door Replacement - Cost Estimate

12/3/2010

a. Demo/disposal of windows and doors	\$ 75,500
b. New classroom windows, screens and other related items	\$ 275,000
c. Lintel repairs	\$ 12,150
d. Exterior Masonry repairs around window openings	\$ 10,000
e. New exterior doors and frames	\$ 35,000
f. Window Light Deadening Shades	\$ 17,500
g. Design / Construction Administration / reimbursables	\$ 51,000

Sub Total \$ 476,150

h. Contingency - 5% 23,808

Total * \$ 499,958

rounded to \$500,000

NEWTON PUBLIC SCHOOLS

100 Walnut Street, Newtonville, MA 02460

Michael D. Cronin
Chief of Operations
Telephone: (617)559-9000 FAX: (617)559-9006
E-mail: michael_cronin@newton.k12.ma.us

MEMORANDUM

TO: V. James Marini, Interim Superintendent
 FROM: Michael D. Cronin
 DATE: June 14, 2010
 RE: FY11 Proposed Capital Improvement Plan and Five Year Plan FY12-16

At the April 26th meeting, the School Committee reviewed the list of proposed FY11 projects which are grouped into priority tiers of \$500,000 each. The School Committee also asked for a list of other projects which did not rise to the top of the priority list and do not appear on the FY11 list. Those items are in the FY12-FY16 proposed CIP included on the next page. Lastly, a list of items that were once under CIP which have fallen out of priority are listed at the end of the 5 year projection.

Tier 1 FY11 Proposed Capital Projects	Cost Estimate
Roof Repairs -- Significant replacement of roof sections at Bowen, Brown, Cabot, Countryside, Franklin, Lincoln-Eliot and Ward. \$475,000 was requested in FY10. The roof study was completed by Tremco with results attached.	\$350,000
Masonry Repairs -- Bigelow, Education Center, Underwood, and Ward	\$450,000
Tier 1 Total	\$800,000

Tier 2 FY11 Proposed Capital Projects	Cost Estimate
Countryside Boiler Replacement -- The second boiler has failed and must be replaced. We will also remove the oil tanks and convert both boilers to natural gas.	\$200,000
Bowen Boiler Replacement -- The second boiler has failed and must be replaced.	\$150,000
Roof Top Unit and Exhaust Unit Replacements at Bowen, Countryside, Underwood and Lincoln-Eliot	\$100,000
Tier 2 Total	\$450,000

Tier 3 FY11 Proposed Capital Projects	Cost Estimate
Window and Door Replacement - Horace Mann	\$500,000
Tier 3 Total	\$500,000

Tier 4 FY11 Proposed Capital Projects	Cost Estimate
Day Middle School Space Needs Improvements -The City approved \$100,000 in FY10 for a design study which is underway. Recommendations to the Committee will be an expected outcome of the report.	Pending study outcome
Tier 4 Total	\$500,000 +

FY 12 - FY16 Proposed CIP Projects

PROJECT CATEGORY	FY12	FY13	FY14	FY15	FY16
BOND ELIGIBLE					
Heating & Ventilation Systems	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000
Generators	\$0	\$200,000	\$0	\$200,000	\$0
ADA/Accessibility Project Horace Mann	\$150,000				
Exterior Masonry	\$550,000	\$500,000	\$500,000	\$500,000	\$500,000
Roofs/gutters	\$650,000	\$650,000	\$650,000	\$650,000	\$650,000
TOTAL	\$1,750,000	\$1,750,000	\$1,550,000	\$1,750,000	\$1,550,000

CIP projects that have not been completed and have fallen out of priority:

Day Seating (\$75,000)

Bathroom renovations (\$100,000/year)

Summary
6/14/10 School Committee Meeting

- **Introduction of New Principals**

Joe Russo, Assistant Superintendent for Human Resources, introduced Brian Turner, the new Principal of Day Middle School and Gregg Hurray, who will be moving from interim at Horace Mann to Interim at Lincoln-Eliot.

- **Presentation by Newton Jingshan Exchange Group**

Donna Fong, Chairperson of the Newton-Beijing Jingshan Exchange Program, presented the Newton teachers and student participants returning from China, as well as the group that will be going next year. Several spoke about their experiences and thanked the Committee and administration for supporting this opportunity.

- **Superintendent's Report**

Student Services Report: Interim Superintendent Jim Marini commented that they are working on revising the document for next year, so that rather than a monthly report that is more aligned with the budget, it will be a quarterly programmatic document. The budget component will continue to be reported in the monthly budget updates.

Anti-Bullying Task Force Update: Two committees have been formed (prevention and intervention) and are working on these issues. Members have attended a statewide conference on this subject and are in the process of editing the Students Rights & Responsibilities' Handbook to reflect their work. They anticipate having a plan in place by December, as required by law.

Class Size Array: The elementary class size arrays are constantly changing. They do not intend to make permanent assignments until late August. Registrations will take place throughout the summer at the Education Center, in order to keep track of the numbers, and the draft arrays will continue to be updated and posted on the School Department website.

Update on Newton Corner: Jim Marini noted that after meetings with the Mayor, DPW, traffic engineer, and Police Department he continues to recommend no exemptions to the policy. Students in this area have the ability to take the bus with waivers available if necessary. Families in all the safety zones will receive a packet of material outlining the policy and waiver options.

Student Placement Group: Jim Marini announced that Sandy Guryan, Assistant Superintendent for Business, Finance & Planning, will head up a Student Placement Task Force that will review all existing policies and procedures related to student placements including enrollments, feeder patterns, out-of-district, choice/optional zones, METCO program and students of eligible staff. The timeline for review will be June-October 2010. An initial public forum will be held on Monday, 6/28/10, Education Center, Frazier Room from 5:00 – 6:30 PM, to seek community input. A second forum will be held in September and a final report presented in November.

- **FY10 Budget Report**

Sandy Guryan noted that as of 5/25/10, the district has spent \$134,211,769, or 81% of the annual budget. Projected year-end based on current information is a positive balance of \$277,244 or \$157,098 more than last month's forecast due to additional savings in utilities, unemployment, non-SPED contract services, out-of-district tuition, transportation and supplies. The Committee discussed the recommendation for the

\$272,000 year-end purchasing of technology and security cameras for Newton South High School. Further discussion and a vote will be taken at the next meeting.

- **Full Day Kindergarten Task Force Report**

Patricia Kelly, Assistant Superintendent for Elementary Education, along with several members of the Task Force, presented the report. The Superintendent charged them with the task of determining the feasibility of having four full days of kindergarten instruction that would mirror the timeframe of the current grades 1-5 schedule. The report includes a review of the merits of the current program, potential downsides, research on half and full day programs, implications for change, as well as a parent and staff survey. Their conclusion is that this is feasible but the topic requires additional study and steps, which are outlined in the report. Once the new Superintendent is in place, he will meet with the group regarding the process for moving forward.

- **Math Update**

Mary Eich, Mathematics Coordinator K-8, provided a detailed report and Powerpoint presentation on this year's progress toward accomplishing the three- year plan presented in February 2009 for continuous improvement of mathematics education. As outlined in the Mission Statement of the 2006 Mathematics Curriculum Review, the goal called for all students to understand and be able to apply mathematical concepts, procedures and processes to solving challenging problems and to prepare students for continued mathematical studies.

- **Naming Facilities**

In accordance with School Committee policy, the Committee approved a request by Newton South High School to establish a naming committee to find an appropriate space to honor Bob Chrusz (former athletic director) for his contributions to the school.

- **Security Policy – Cameras in High Schools**

The Committee continued its review of the draft protocol & policy and approved as amended.

- **Capital Improvement Plan (CIP)**

The CIP plan was presented and categorized into tiers based on priority, including a list of projects that were once on the CIP but for various reasons removed. After a full discussion the Committee voted approval.

- **Establishment of Revolving Accounts**

The Committee voted to request the Mayor/Board of Aldermen to authorize the establishment of a "Greeneering" departmental revolving account, in accordance with *MGLC.74, S.14B*, effective July 1, 2010, with an annual spending limit of \$25,000. The account will be used for the purpose of collecting funds for the manufacture and sale of biodiesel fuel from vegetable oil produced by the students, with the proceeds being used in support of the program.

- **Grants**

The Committee voted to accept the grants (Title I School Improvement & Do the Right Thing) totaling \$4,122.



SETTI D. WARREN
MAYOR

City of Newton, Massachusetts
Office of the Mayor

#366-10

Telephone
(617) 796-1100

Facsimile
(617) 796-1113

TDD/TTY
(617) 796-1089

E-mail
swarren@newtonma.gov

November 29, 2010

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

10 NOV 29 P 3:23
CITY CLERK
NEWTON, MA 02159

Ladies and Gentlemen:

I write to request that your Honorable Board docket for consideration a request to appropriate and expend the sum of \$500,000 from the Parking Meter Receipts Reserve Fund for the purpose of supplementing the City's annual Chapter 90 Highway Funding Allocation.

As you know, 46% of the City's streets have a Pavement Condition Index (PCI) of "Poor" or "Very Poor". Although this supplemental appropriation for street maintenance is still woefully inadequate, it is imperative that the City begin to make the condition of our streets a higher priority.

Additional information on this project will be included in your Friday Packet on December 10, 2010. I look forward to discussing this very important project with your Honorable Board. Thank you for your consideration of this matter.

Very truly yours,

Setti D. Warren
Mayor

From: Parking Meter Receipts
14D401-5901 \$500,000
To: Street Improvements
C401071-586002 \$500,000

1000 Commonwealth Avenue Newton, Massachusetts 02459

www.newtonma.gov



DEDICATED TO COMMUNITY EXCELLENCE

CITY OF NEWTON, MASSACHUSETTS
 RECEIPTS RESERVED FOR APPROPRIATION FUND
 PARKING METER RECEIPTS
 ANALYSIS OF MONTHLY REVENUE COLLECTIONS
 July 1, 2010 - November 26, 2010
 (with comparative totals for the first five months of the five prior fiscal years)

	Fiscal Year 2011	Fiscal Year 2010	Fiscal Year 2009	Fiscal Year 2008	Fiscal Year 2007	Fiscal Year 2006
July	\$ 85,995	\$ 60,999	\$ 54,480	\$ 52,725	\$ 43,467	\$ 41,704
August	70,866	45,271	55,744	53,913	55,441	49,612
September	69,840	58,784	47,756	47,739	46,092	51,164
October	53,614	54,792	53,829	54,722	53,143	40,992
November	58,398	50,497	41,605	41,960	50,201	40,612
December		48,052	55,859	41,882	41,299	39,401
January		41,711	38,384	41,499	46,175	37,158
February		65,487	45,904	42,748	34,793	32,471
March		56,183	41,779	49,421	42,831	52,463
April		100,434	65,929	57,893	48,511	43,392
May		49,542	61,131	55,558	66,751	52,410
June		76,578	52,813	47,864	54,838	50,055
Total Curb Meter Revenue: July 1 - November 26	\$ 338,713	\$ 270,343	\$ 253,414	\$ 251,059	\$ 248,344	\$ 224,084

	Fiscal Year 2011	Fiscal Year 2010	Fiscal Year 2009	Fiscal Year 2008	Fiscal Year 2007	Fiscal Year 2006
July	\$ 26,557	\$ 56,866	\$ 44,735	\$ 43,161	\$ 45,989	\$ 29,629
August	63,732	40,687	42,541	54,621	43,886	37,055
September	54,549	53,733	51,161	44,516	42,494	26,023
October	79,877	47,691	44,227	59,643	51,059	30,227
November	64,523	38,259	35,581	51,059	46,059	27,997
December		50,903	35,810	40,339	59,566	32,738
January		41,358	37,406	57,234	51,110	35,137
February		43,058	47,896	41,577	45,234	33,910
March		52,805	54,139	52,419	52,209	34,226
April		51,759	54,005	50,824	54,382	31,837
May		62,965	36,407	48,445	45,155	37,461
June		95,270	46,234	54,958	47,872	35,637
Total Off Street Meter Revenue: July 1 - November 26	\$ 289,238	\$ 237,236	\$ 218,245	\$ 253,000	\$ 229,487	\$ 150,931

CITY OF NEWTON, MASSACHUSETTS
 RECEIPTS RESERVED FOR APPROPRIATION FUND
 PARKING METER RECEIPTS
 ANALYSIS OF MONTHLY REVENUE COLLECTIONS
 July 1, 2010 - November 26, 2010
 (with comparative totals for the first five months of the five prior fiscal years)

	Fiscal Year 2011	Fiscal Year 2010	Fiscal Year 2009	Fiscal Year 2008	Fiscal Year 2007	Fiscal Year 2006
July	\$ 4,415	\$ 2,640	-	-	-	-
August	12,360	50	-	-	-	-
September	6,100	1,195	-	-	-	-
October	6,350	2,075	-	-	-	-
November	50	550	-	-	-	-
December		3,520	-	-	-	-
January		555	-	-	-	-
February		585	-	-	-	-
March		240	-	-	-	-
April		21,243	7,680	-	-	-
May		24,585	28,685	-	-	-
June						
Total Commercial Permit Revenue: July 1 - November 26	\$ 29,275	\$ 5,960	\$ -	\$ -	\$ -	\$ -

Parking Meter Receipt Fund Balance Summary:

July 1, 2010 beginning fund balance	\$ 1,771,047
YTD Revenue	657,226
FY 2011 original operating budget - transferred to General Fund	(1,200,000)
FY 2011 supplemental appropriations	(40,000)
FY 2011 pending supplemental appropriations	(500,000)
FY 2011 budget	
Unobligated fund balance - November 26, 2010	<u>\$ 688,273</u>

PETITION FOR GRANT OF LOCATION

To the Petitioner:

City of Newton Ordinance Section 23-52 requires that each petition for grant of location be submitted to the Public Works Department for a preliminary review before the applicant files the petition with the Board of Aldermen. The comments of the Public Works Commissioner will be part of the record submitted to the Board of Aldermen. Upon filing with the Board of Aldermen, the petition will be scheduled for a public hearing before the Public Facilities Committee of the Board of Aldermen. The petitioner is responsible for insuring that the petition is complete and all required materials are in order for review. Attached please find the City Engineer's Standard Requirements for Plans.

Grant of Location Process:

1. Applicant submits completed Petition Form and required materials to Clerk of the Board's Office
2. Engineering Division of Public Works conducts preliminary review and provides written comments (estimated timeframe two weeks)
3. If there is no conflict, the Public Works Department files Petition Form with the Clerk of the Board. Petitioner has the right to file contested petition form to the Clerk of the Board.
4. Board of Aldermen schedules petition for a public hearing before the Public Facilities Committee of the Board of Aldermen
5. Public Facilities Committee recommendations are forwarded to the Board of Aldermen for a final decision

Questions may be directed to:

Shawna Sullivan, Committee Clerk, 796-1213
John Daghlian, City Engineer, 796-1029

10 JUL 9 10 10:55
CITY OF NEWTON
MASSACHUSETTS

I. IDENTIFICATION (Please Type or Print Clearly)

Company Name NSTAR ELECTRIC
Address 200 CALVARY STREET
WALTHAM, MA 02453
Phone Number 617-369-6431 Fax Number 617 369-6328
Contact Person Maureen Carroll Title Right of Way Agent
Signature Maureen Carroll Date 7-9-10
Person filing application

If a telecommunications company, indicate how certified by the Department of Telecommunications and Energy:

II. DESCRIPTION OF PROJECT: to be completed by petitioner

#204-10

A. Write here or attach a description of the project including, location, proposed time frame for completion, type of materials to be used, benefit provided to the City, project mitigation plan as applicable, street reconstruction plan including timetable for completion.

ELM RD - Northern Side Approximately 232'± Feet
East of Blithedale Street
Install one (1) New Pole 128/6, Install
Anchor Guy, Remove one (1) Existing Pole

B. Attach a sketch to provide a visual description of the project. If plans are attached, provide:

Title of Plan 57 ELM Road Date of Plan 7-7-10

III. PUBLIC WORKS DEPARTMENT REVIEW

Date received by Public Works Department _____

Check One:

Minor Project

Major Projects

Lateral

(Refer to City Engineer Standard Requirements for Plans for definition of minor and major project)

Plans Submitted:

Certified Plot Plan

Stamped Plans

DATE AND COMMENTS:

RECOMMENDATIONS:

See Memo Dated
July 7, 2010

Louis M. Tarverno 7/9/10

IV. RECOMMENDATION TO PUBLIC FACILITIES COMMITTEE:

Commissioner, Public Works

Date

7/9/10

10 JUL -9 AM 10:59
CITY CLERK
NEWTON, MA. 02459



200 Calvary Street
Waltham, Massachusetts 02453

#204-10

July 9, 2010

Board of Aldermen
City Hall
Newton, MA 02159

RE: **Elm Road**
Newton, MA
W.O. # 1775190

10 JUL -9 AM 10:55
CITY CLERK
NEWTON, MA. 02159

Dear Board of Aldermen:

The enclosed petition and plan is being presented by the NSTAR Electric Company and Verizon New England, Inc., for the purpose of obtaining a Grant to relocate (1) pole 128/6 and install one (1) Anchor Guy, Elm Road, Newton.

This work is necessary to provide overhead electric service to New Newton High School @ #57 Elm Road.

Your prompt attention to this matter would be greatly appreciated. If you have any questions please call Maureen Carroll at (617) 369-6421.

Sincerely,

William D. Lemos
Rights & Permits Supervisor

WDL/aw
Attachments

**PETITION OF NSTAR ELECTRIC COMPANY AND OTHER COMPANIES
FOR ALTERATION OF JOINT OR IDENTICAL LOCATIONS FOR EXISTING POLES**

To the **Board of Aldermen** of the CITY of **NEWTON** Massachusetts:

RESPECTFULLY represent **NSTAR ELECTRIC COMPANY** and **VERIZON NEW ENGLAND, INC.** companies subject to Chapter 166 of the General Laws (Ter.Ed.), that they have heretofore received a grant of joint or identical location for, and have erected or constructed, a line consisting of wires, poles and such other fixtures as may be necessary to sustain or protect the wires of the line, upon, along and across the public way or ways hereinafter specified, and that it is desirable that the location of certain of said poles be altered.

WHEREFORE, your petitioners pray that after due notice and hearing as provided by law the **Council** may by Order grant your petitioners alteration in the location of said existing poles, so that hereafter said poles, together with such other fixtures as may be necessary to sustain or protect the wires of the line, shall be located, substantially as shown on the plan made by **A. Debenedictis** dated **July 7, 2010**, and filed herewith, upon, along and across the following public way or ways of said Town:

Elm Road - Northerly side approximately 232 ± feet east of Blithedale Street

- Install one (1) new pole 128/6**
- Install one (1) Anchor Guy**
- Remove one (1) existing pole**

WO.# 1775190

Your petitioner agrees to reserve space for one crossarm at a suitable point on each of said poles for the telephone, fire and police signal wires owned by the **City** and used for municipal purposes.

NSTAR ELECTRIC COMPANY

By *William D. Lemos*
William D. Lemos, Supervisor
Rights & Permits

VERIZON NEW ENGLAND, INC.

By *John Callahan*
(P.C.)

Dated this 9th day of July, 2010

City of **Waltham**, Massachusetts.

Received and filed _____

City Clerk

CITY OF NEWTON MASS
JUL - 9 2010
CITY CLERK

ORDER FOR ALTERATION OF JOINT OR IDENTICAL LOCATIONS FOR EXISTING POLES

City of NEWTON, Massachusetts

WHEREAS, NSTAR ELECTRIC COMPANY AND VERIZON NEW ENGLAND, INC. have heretofore been granted a joint or identical location for, and have erected or constructed, a line consisting of wires, poles and such other fixtures as may be necessary to sustain or protect the wires of the line upon, along and across the public way or ways hereinafter specified, and have petitioned for an alteration in the location of certain of said poles.

It is ORDERED that the location heretofore granted for said poles be altered so that hereafter said poles shall be located, substantially as shown on the plan on file with said petition for alteration in the location, upon, along and across the following public way or ways of said City;

Elm Road - Northerly side approximately 232 ± feet east of Blithedale Street

- Install one (1) new pole 128/6
- Install one (1) Anchor Guy
- Remove one (1) existing pole

WO.# 1775190

10 JUL -9 AM 10:55
 CITY CLERK
 NEWTON, MA. 02159

All construction work under this Order shall be in accordance with the following conditions:
 Poles shall be of sound timber and located as shown on a plan made by A. DeBenedictis, dated July 7, 2010, on file with said petition. There may be attached to said poles by said NSTAR ELECTRIC COMPANY and by said VERIZON NEW ENGLAND, INC. wires and cables necessary for the conduct of their business. All such wires and cables shall be placed at a height of not less than twenty feet from the ground.
 A true record.

Attest:

City Clerk

Approved _____, 2010

Mayor

CERTIFICATE

I hereby certify that the foregoing is a true copy of an Order of the City Council of the City of Waltham, Massachusetts, duly adopted on the _____ day of _____, 2010, and recorded with the records of location of Orders of said City, Book _____, Page _____.

Attest: _____

Clerk of the City of Waltham, Massachusetts

128/6 INSTALL NEW 40'-2 J/O BECO POLE AS STAKED PER CITY OF NEWTON & NSTAR LOCATION , 30' FROM EXISTING 128/6 ELM RD.

EXISTING 128/6 TO BE REMOVED ON WO 1650177 .

INSTALL GUY & ANCHOR 10' BACK AS STAKED ON NEW 128/6 .

128/6 EXISTING TEMP POLE 45'-00 J/O BECO , ON COMPLETION OF UTILITIES TRANSFERING REMOVE POLE . GUY WIRE & ANCHOR.

EXISTING 3-1/0 AL PRI ON 128/6 TO BE TRANSFERRED TO RELOCATED NEW 128/6 .

EXISTING 3X3/0 AL & 3X1/0 AL SEC MAIN ON 128/6 TO BE TRANSFERRED TO RELOCATED NEW 128/6.

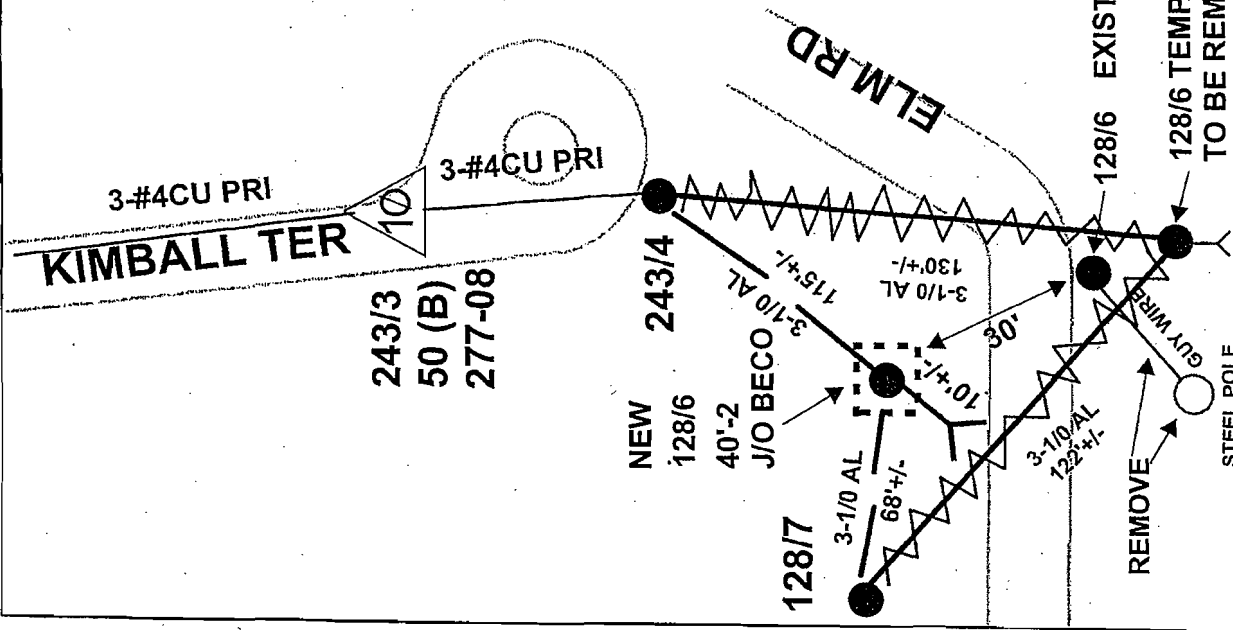
REMOVE STEEL POLE & GUY WIRE.

CITY OF NEWTON CONTACT PERSON

CLINT SCHUCKEL

PHONE 617-796-1000

ANY QUESTIONS SEE R POST



57 ELM RD NNHS
NEWTON
CIR 277-08 R POST 6/8/10 N*

WO 1775190



City of Newton



DEPARTMENT OF PUBLIC WORKS
ENGINEERING DIVISION
OFFICE OF THE CITY ENGINEER
1000 Commonwealth Avenue
Newton Centre, MA 02459-1449

Setti D. Warren
Mayor

July 7, 2010

To: Public Facilities Committee
From: Dave Turocy, Deputy Commissioner
Lou Taverna, City Engineer
Subject: Docket Item #204-10
Elm Rd Utility Pole, NSTAR Electric

NSTAR is asking to move pole 128/6 at the request of the City of Newton Public Works. During the construction of the new Newton North High School, this pole was found to be problematic due to the large number of wires on it and the strain they produced that forced the pole to lean dramatically. The overhead wires were raised by temporary supports to allow construction vehicles to pass underneath them to access the construction site. While the previous pole has since been replaced and fortified, concern still exists over these wires running across Elm Road. While this street was not previously open to through traffic, it will become the major access for bus drop-off, as well as teacher parking, private student drop-off, and the loading dock for all truck deliveries. The utility wires cross Elm Road from the Blithedale Road/Old Elm Road section and then immediately cross Elm Road again to Kimball Terrace, still causing considerable strain on the utility pole as well as providing two points for low-hanging wires to potentially impact bus/truck traffic. Furthermore, these lines do not even service the High School itself at this location. Therefore, the DPW has asked NSTAR to relocate pole 128/6 to the opposite side of Elm Road in the planted island section, reducing the amount and strain of the wires, and eliminating both runs of wire over the main school access road. The DPW is highly supportive of this proposal and appreciates NSTAR's efforts in meeting this objective. We concur with the location of the new pole.

Thank you.



DEPARTMENT OF PUBLIC WORKS

OFFICE OF THE COMMISSIONER

1000 Commonwealth Avenue
Newton Centre, MA 02459-1449

David B. Cohen
Mayor

August 6, 2010

To: Sydra Schnipper, Chair, Public Facilities Committee
Thru: Honorable Mayor Setti Warren
From: Thomas E. Daley, Commissioner of Public Works *TD*
Subject: Elm Road Pole Relocation

The original utility pole is situated in the middle of a newly installed sidewalk. The pole, its anchor guy wire, the newly installed pole and its anchor guy wire are all in the vicinity of walking areas for the new school. Concerns remain that the extensive number of wires and their long runs will cause continued strain on the pole and could result in the wires again sagging over the roadway and impeding bus and delivery vehicle traffic on Elm Road.

We have formally expressed our safety concerns to NSTAR about the pole/wires and the type of traffic passing underneath. We will be asking them to move the pole at their expense.

This pole has been in its current location for over 10 years, having been included in our original streetlight inventory for the light affixed to it. In addition, photo evidence shows that it has had some number of power lines running from Elm Road/Blithedale Road to Kimball Terrace since before construction of the new high school. During construction, Dimeo arranged to have additional 3-phase power brought from this pole to a temporary power shack on site.

Earlier this Spring, as construction in the building was winding down and Dimeo was shifting to site work and removing temporary construction trailers, they asked NSTAR to remove this utility pole as it was no longer needed for construction purposes. In addition, Dimeo noted that the pole was leaning significantly and that they had had to prop the wires up themselves in order to provide safe access for their construction vehicles. This dangerous condition had resulted from a large numbers of wires that had been added to the pole by other utility providers over the past few years that largely went unnoticed during the school construction work.

Unable to straighten the pole satisfactorily, NSTAR installed a new, wider-diameter pole, with anchor guy wire, next to the existing pole/anchor guy wire. The majority of the lines have been since transferred over to the new pole. Although DPW asked them to relocate the pole at that time, NSTAR chose to place the new pole in the same general location. They stated they had no further action planned and any additional work would have to be at the request, and payment, of the city.

CC: Lou Taverna, City Engineer
Robert R. Rooney, Chief Operating Officer

D. Turocy, Dep. Commissioner



James M. Sayers
One NSTAR Way, SUMSW340
Westwood, MA 02090-9230
Phone 781-441-3824
FAX 781-441-3194
James.sayers@nstar.com

August 23, 2010

Clint Schuckel
City of Newton
1000 Commonwealth Ave..
Newton, MA 02459

Re: Pole Relocation on Elm Rd.
NSTAR Work Order: # 1775190

Dear Mr. Schuckel :

We are pleased to assist you with your Service request in **Newton, MA**. Enclosed with this letter is a package, which has been prepared to ensure a smooth flow in securing service for your project. By following the requirements of these documents, we can successfully work together to satisfactorily meet your needs.

Below is a checklist of the items enclosed:

- ✓ NSTAR Design Sketch, indicating Division of Responsibility
- ✓ NSTAR Cost Analysis

For your reference the following may also be found on the NSTAR Home Page at www.nstaronline.com

- Information and Requirements for Electric Service – From the home page highlight Builders and Contractors then select Electric Service.
- Rates and Terms and Conditions – From the home page highlight Rates and Tariffs then select Schedule of Rates.
- Complete Listing of all our Energy Conservation Programs – From the homepage highlight Energy Efficiency Programs

If you can not access any of the above information, please contact me direct for a hard copy

The following items will be required, prior to our energizing the permanent service:

- ✓ Payment in full prior to beginning any construction work by NSTAR Electric.
- ✓ Approved wire inspection, if applicable.
- ✓ Signed easement documents, if applicable.

Customer Cost:

The attached sketch delineates NSTAR's scope of work and the Customer's Scope of work for interconnection with NSTAR's distribution system. Based on the electric load information provided by your representative the following contribution-in-aid-of-construction will be required for NSTAR Electric's portion of the construction. Note that the customer is responsible for all costs on Private property.

Fourteen Thousand Four Hundred Ninety-Two dollars (\$ 14,492.00).

Please mail your payment, payable to ***NSTAR Electric***, to my attention. Please also reference the NSTAR Electric **Work Order #1775190** on the check. This cost is valid for sixty (90) calendar days from the date of this correspondence. If this work is to be performed or bid after ninety days from the above date, NSTAR Electric must be notified so that all engineering requirements and costs can be reviewed for updating purposes.

Note: A re-design fee may apply if you request any revisions or modifications to NSTAR's original design.

Customer Compliance:

By Interconnecting with NSTAR's Distribution System, **City of Newton** acknowledges that they have reviewed and are in compliance with NSTAR's Information and Requirements for Electric Service. Please pay particular attention to the following Articles:

Article 700, Meters. Meters will be provided, maintained, installed, moved, and removed only by authorized NSTAR employees. Meter boards, meter banks, sockets and protective enclosures are to be furnished and installed by the customer or the customer's representative. For multiple meter installations the customer or customer's representative is responsible identifying the correct service and marking it accordingly on the enclosure. Please note your service will not be energized until the correct meter is installed in the correct meter enclosure and identified accordingly.

Article 800, Utilization Equipment. This section of the requirements mentions the need for protective devices to be installed by the customer on the load side of the meter. It highlights the need for the customer to install protective equipment to prevent damage to three-phase equipment against single-phase operation. This detail is overlooked in many cases. We strongly recommend you consider three-phase protection at your facility.

Customer Confirmation:

Please confirm that the following information is accurate and notify me immediately of any changes to ensure that your service will not be delayed:

- The Work Order assigned to this project is: # **1775190**
- Customer Responsible for Payment of Monthly Electric Bills: **City of Newton**
- Customer Billing Address: **1000 Commonwealth Ave., Newton, MA 02459**
- Customer Service Address: **N/A – Pole # 128/6 Relocation on Elm St.**
- Customer Contact and telephone number: **Clint Schuckel, P# (617) 796-1000**
- Party Responsible for costs associated with this Work Order: **SAME**
- Account Number: **N/A**

At NSTAR, our goal is to deliver the best possible service to our customers. We welcome your input to aid us in tailoring service to better meet your future energy needs. Again, please visit our website at www.nstaronline.com to view the latest information from NSTAR Electric and NSTAR Gas.

If you should have any questions, please call me at P# (781) 441-3824. Again, congratulations on your project, we look forward to assisting you!

Sincerely,

James M. Sayers
Account Executive

cc: Construction Dept.
File

August 23, 2010

**Re: Pole Relocation on Elm Rd.
Work Order # 1775190**

Cost Analysis

-	Company Labor		\$ 13,054.00
-	Materials		\$ 318.00
-	Vehicles		\$ 1,122.00
		Total	\$ 14,494.00
-	Est. Revenue		(\$ 2.00)
-		Total	\$ 14,492.00
-	Carrying Charge*	(27.1%)	\$ 0.00
-	Tax Rate	(6.25%)	\$ 0.00
		Total	\$ 14,492.00
-	Design Deposit		(\$ 0.00)
		Customer's Total Costs	\$ 14,492.00

* Carrying Charge - Tax Reform Act of 1986 which specifically provides:

"That a utility report as an item of gross income the value of any property, including money, that it receives to provide, or encourage of the provision of, services to or for the benefit of the person transferring the property. A utility is considered as having received property to encourage the provision of services if the receipt of the property is a prerequisite to the provision of the services, if the receipt of the property results in the provision of services earlier than would have been the case had the property not been received, or if the receipt of the property otherwise causes the transferor to be favored in any way."

"The person transferring the property will be considered as having benefited if he is the person who will receive the services, as owner of the property that will receive the services, a former owner of the property that will receive the services, or if he derives any benefit from the property that will receive the services. Accordingly, a builder who transfers property to utility in order to obtain services for a house that he was paid to build will be considered as having benefited from the provision of the services. This will be the case despite the fact that the builder may never have had an ownership interest in the property and may make the transfer to the utility after the house has been completed and accepted."