



SETTI D. WARREN
MAYOR

NEWTON PARKS AND RECREATION DEPARTMENT

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NEWTON
Parks & Recreation

ROBERT J. DERUBEIS
COMMISSIONER

November 10, 2015

Alice E. Ingerson, Ph.D.
Community Preservation Program Manager
Newton Planning & Development Department
City Hall, 1000 Commonwealth Ave.
Newton, MA 02459

Dear Ms. Ingerson:

This letter is to confirm the Parks & Recreation Department has current custody and the commitment of staff time for project management of the Newton Highlands Project.

If you have any questions, please call the Parks & Recreation Office at 617.796.1500.

Sincerely,

Robert J. DeRubeis
Parks & Recreation Commissioner



Newton, Massachusetts Community Preservation Program FUNDING REQUEST

 PRE-PROPOSAL

 PROPOSAL

Last updated December 2014.

Please submit this completed file directly – do not convert to PDF or other formats.

For full instructions, see www.newtonma.gov/cpa or contact us:

Community Preservation Program Manager,
City of Newton Planning & Development Department, 1000 Commonwealth Ave., Newton, MA 02459
aingerson@newtonma.gov 617.796.1144

(For staff use)
date rec'd:

2:30 pm
12 Nov 2015

You may adjust the space for each question, but the combined answers to all questions on this page must fit on this page.

Project TITLE	Newton Highlands Playground - Construction		
Project LOCATION	Full street address (with zip code), or other precise location. Winchester and Dedham Streets, Newton Highlands 02461		
Project CONTACTS	Name & title or organization	Email	Phone
Project Manager	Carol Schein, Open Space Coordinator	cschein@newtonma.gov	617-796-1507
Other Contacts	Robert DeRubeis, Commissioner	bdcubeis@newtonma.gov	617-796-1500
Project FUNDING	A. CPA funds requested: \$3,320,000	B. Other funds to be used: \$22,500	C. Total project cost (A+B): \$3,342,500
Project SUMMARY	Explain as concretely as possible how the project will use the requested CPA funds (use a cover letter rather than this space for general information about the sponsoring organization's accomplishments). You may provide more detail in attachments, but your PROJECT SUMMARY MUST FIT IN THE SPACE BELOW.		
<p>Project Description: With the full support of the CPC, the final design phase of Newton Highlands Playground, aka Joseph Lee Playground, is complete. For the past 7 months the designers have worked with Parks and Recreation to develop the final documents, now ready to be packaged for construction bidding. The rehabilitation of this run-down 13-acre park—60% open and 40% wooded—was guided by its 2008 CPA-funded master plan, a rigorous study of its existing conditions, reviews by City departments and committees, input from the public and due consideration of the Department's operating budget and maintenance capabilities.</p> <p>Scope of Work: Every inch of the park's open area is to be reworked. The large, active and passive recreation program, poor draining soils, high water table, Stearns Brook culvert and the need for ADA compliance underlie the reconfiguration. Its limited storm water holding capacity will be increased significantly utilizing amended soils, re-grading, extensive under-drainage systems and all new drainage structures. Improvements include a completely renovated natural turf multi-use athletic field with energy-efficient lighting and irrigation; a Little League field suitable for championship play with lights and irrigation; a small pre-fab support building with restrooms and storage; a playground with separate areas for pre-school and school-age children; fenced tennis courts and a relocated basketball court with all the appurtenances; and a parking lot for park use only that will help relieve parking issues as well as facilitate access. A site devoid of amenities now includes: benches, bubblers, trash receptacles, bicycle racks, café tables, and a network of paved accessible pathways connecting all facilities as well as looping around the park perimeter and into the wooded area. Exotic invasive plants will be removed and trees planted, adding to the aesthetic, providing shade and wildlife habitat. New park entrances and edges along Winchester and Dedham Streets will provide much-needed curb appeal and park identity.</p> <p>Carol Schein will continue as the Department's project manager, and Spurr, of Weston & Sampson, the park designers, will perform construction administration. With CPC's approval of this funding request, construction could begin spring 2016, and a beautiful, true multi-generational park for all to enjoy could open in the spring of 2017.</p>			

You may adjust the space for each question, but the combined answers to all questions on this page must fit on this page.

Project TITLE	Newton Highlands Playground - Construction		
USE of CPA FUNDS	RECREATION LAND		
Check all that apply	rehabilitate/ restore	✓	
COMMUNITY NEEDS	<p>From each of at least 2 plans linked to the Guidelines & Forms page of www.newtonma.gov/cpa, provide a brief quote with plan title, year, and page number, showing how this project meets previously recognized community needs. You may also list other community benefits not mentioned in any plan.</p> <p>In the Comprehensive Plan, Section 7: Open Space and Recreation</p> <ul style="list-style-type: none"> Page 7-3 Goal#2: ensure an adequate amount, variety and distribution of open space for both public benefit and biodiversity. Goal #3: To integrate compatible recreation and conservation uses. Goal #5: To assure a well-informed and well-coordinated stewardship for the open space and recreation resources for which the City is...custodian. Page 7-8 #18. Enact the recommendations of the Mayor’s Committee for People with Disabilities...to remove or modify existing barriers to existing facilities. <p>Recreation and Open Space Plan Update – 2013-2019:</p> <ul style="list-style-type: none"> Section 1, page 1 of 2, Plan Summary: -- Need to continue expanding accessibility for persons with disabilities on multiple tracks to address active and passive recreation sites. -- Ongoing need for active playfield space. Section 9, page 12 of 23, Active Use Recreation – Action Program: Newton Highlands Playgrounds is listed under Facility Improvements. Appendix D, page 10 of 17, Attachment V: Newton Parks & Recreation Dept. Accessibility Prioritization Project. On the first page, N. Highlands Playground is listed as one of the Department’s top three priorities for improved access. 		
COMMUNITY CONTACTS	<p>List at least 3 Newton residents or organizations willing and able to comment on the project and its manager’s qualifications. No more than 1 should be a supervisor, employee or current work colleague of the project manager or sponsor. Consult staff on the community contacts required for your specific proposal.</p>		
Name & title or organization	Email	Phone	Mailing address
Byron Dunker, P&R Commission, Ward 5	thedunkers@comcast.net	617-965-6350	10 Southwick Road Newton 02461
Elliott Loew, Atty.; Bd. of Directors, Newton SouthEast Little League	emlpc@comcast.net	617-969-2660	51 Winchester St., Suite 205 Newton Highlands 02461
Anil Adyanthaya, President Newton Upper Falls Area Council	adyanthaya@aol.com	617-795-5991	11 Tamarac Road Newton Upper Falls 02464

You may adjust the space for each question, but the combined answers to all questions on this page must fit on this page.
Full proposals must include separate, detailed budgets in addition to this page.

Project TITLE		Newton Highlands Playground - Construction	
SUMMARY CAPITAL/DEVELOPMENT BUDGET			
Uses of Funds			
<u>Hard Costs</u> (refer to enclosed Weston & Sampson Detailed Opinion of Probable Cost)			
Site Improvements (includes Park Support Building):		\$2,575,560	
Mobilization, Overhead and Profit 15%:		\$386,334	
Contingency 10%:		\$257,556	
Subtotal:		\$3,219,450	
<u>Soft Costs:</u>			
Construction Administration (includes rounding of \$550)		\$110,550	
Project Management		\$ 12,500	
D. TOTAL USES (should equal C. on page 1 and E. below)		\$3,342,500	
Sources of Funds		Status	
		(requested, expected, confirmed)	
CPA funds		Requested	
		\$3,320,000	
CDBG funds		TBD	
		\$0	
Neighborhood fund-raising for playground		Confirmed; more expected	
		\$10,000	
City General Fund Budget/Parks and Recreation Dept.		Confirmed	
		\$12,500	
E. TOTAL SOURCES (should equal C. on page 1 and D. above)		\$3,342,500	
SUMMARY ANNUAL OPERATIONS & MAINTENANCE BUDGET (cannot use CPA funds)			
Uses of Funds			
Operations and Maintenance (refer to Operations & Maintenance/Projected Costs FY18-FY27)		\$33,800	
F. TOTAL ANNUAL COST (should equal G. below)		\$33,800	
Sources of Funds			
Parks and Recreation Operating Budget		\$33,800	
G. TOTAL ANNUAL FUNDING (should equal F. above)		\$33,800	
Project TIMELINE		Phase or Task	
		Season & Year	
Project out to bid		January/February 2016	
Begin construction		April 2016	
Park opening		Spring 2017	

Project TITLE		Newton Highlands Playground - Construction	
↓ Check off submitted attachments here.			
REQUIRED.	✓	PHOTOS	of existing site or resource conditions (2-3 photos may be enough)
	✓	MAP	of site in relation to nearest major roads (omit if project has no site)
Full proposals: detailed budget attachments REQUIRED.	PROJECT FINANCES printed and as computer spreadsheets, with both uses & sources of funds		
	✓	development pro forma/capital budget: include total cost, hard vs. soft costs and contingencies, and project management – amount and cost of time from contractors or staff (in-kind contributions by existing staff must also be costed)	
	✓	operating/maintenance budget, projected separately for each of the next 10 years (CPA funds may not be used for operations or maintenance)	
	* ✓	non-CPA funding: commitment letters, letters of inquiry to other funders, fundraising plans, etc., including both cash and est. dollar value of in-kind contributions	
REQUIRED for all full proposals.	SPONSOR FINANCES & QUALIFICATIONS		
	✓	for sponsoring department or organization, most recent annual operating budget (revenue & expenses) & financial statement (assets & liabilities); each must include both public (City) and private resources (“friends” organizations, fundraising, etc.)	
	✓	for project manager: relevant training & track record of managing similar projects	
OPTIONAL for all proposals.		LETTERS of SUPPORT	from Newton residents, organizations, or businesses
REQUIRED for all proposals involving City govt., incl. land acquisition.	✓	CAPITAL IMPROVEMENT PLAN	current listing/ranking & risk factors for this project
	✓	COVER LETTER	from head of City department, board or commission confirming: current custody, or willingness to accept custody, of the resource and commitment of staff time for project management
	ZONING & PERMITTING		
	✓	short email confirming review by the Development Review Team (DRT)	
	✓	brief property history: at least the last 30 years of ownership & use (ask CPC staff for assistance with sources)	
	✓	environmental mitigation plans: incl. lead paint, asbestos, underground tanks	
		zoning relief and permits required: incl. parking waivers, demolition or building permits, comprehensive permit or special permit	
	✓	other approvals required: Newton Conservation Commission, Newton Commission on Disabilities, Massachusetts Architectural Access Board, etc.	
	DESIGN & CONSTRUCTION		
	✓	professional design & cost estimates: include site plan, floor plans & elevations	
✓	materials & finishes; highlight “green” or sustainable features & materials		

* CPC staff note:

Though this box was checked in the proposal, no confirmation of non-CPA funding other than Parks & Recreation Dept. staff time was submitted.

Summary Opinion of Probable Cost

November 11, 2015

PARK IMPROVEMENT ITEM	BUDGET COST	NOTES
SITE PREPARATION AND DEMOLITION	\$150,000	Demolition of existing buildings and structures, courts and pavements, tree and invasive species removal, stripping and stockpiling existing topsoil.
EARTHWORK AND DRAINAGE	\$590,000	Cut/fill, rough and fine grading, field under drainage, overall site storm water drainage systems and structures.
SITE IMPROVEMENTS	\$610,000	Concrete and asphalt paving, paving base material, curbing, color sealcoat, site furniture, fencing, stairs and handrails, play equipment and play surfacing.
PLANTING	\$270,000	Tree planting, loam and seed, root zone mix for playing fields.
FIELD AND COURT AMENITIES	\$283,000	Backstop, spectator bleachers and player benches, basketball and tennis court appurtenances, scoreboards, irrigation systems.
PARK SUPPORT BUILDING	\$312,000	Prefabricated restroom and storage building, utility services and connections.
ELECTRICAL	\$360,000	Electrical service and connections, athletic field lighting.
CONSTRUCTION SOFT COSTS	\$645,000	Overhead and profit, general conditions, contingency.
CONSULTANT CONSTRUCTION ADMINISTRATION COSTS	\$110,000	Weekly construction meetings, submittal and change order review, part-time inspection, coordination between contractor and city.
PROJECT TOTAL		\$3,330,000

Detailed Opinion of Probable Cost

November 11, 2015

	Unit	Unit Cost	Total Cost
SITE PREPARATION AND DEMOLITION			
Temporary Construction Fence	1,940 LF	\$ 8	\$ 15,520
Construction Entrance Traction Pad	1 LS	\$ 5,000	\$ 5,000
Erosion Control Device - straw wattles	1,650 LF	\$ 5	\$ 8,250
Tree Protection	1 LS	\$ 6,000	\$ 6,000
Tree Pruning, Clearing and Grubbing	1 LS	\$ 15,000	\$ 15,000
R&D Paving (Asphalt & Concrete)	2,722 SY	\$ 10	\$ 27,220
R&D Infield Surfacing (incl. Gravel)	1,630 SY	\$ 3	\$ 4,889
R&D Fence	1,392 LF	\$ 5	\$ 6,960
Strip & Stockpile Loam @ 6"d	3,390 CY	\$ 8	\$ 27,120
Building Demolition	1 LS	\$ 20,000	\$ 20,000
R&D Existing Lighting	1 LS	\$ 10,000	\$ 10,000
Misc. Demolition	1 LS	\$ 5,000	\$ 5,000
Subtotal			\$ 150,959
EARTHWORK AND DRAINAGE			
Cut/Fill	1,700 CY	\$ 15	\$ 25,500
Import Fill	3,795 CY	\$ 18	\$ 68,310
Rough Grading	37,630 SY	\$ 1	\$ 37,630
Fine Grading	37,630 SY	\$ 2	\$ 75,260
12" HDPE Drain Pipe	1,440 LF	\$ 35	\$ 50,400
Collector drain pipe- 18"	1,975 LF	\$ 40	\$ 79,000
4" Lateral Drain	9,850 LF	\$ 18	\$ 177,300
NyloPlast Drain Inlets	19 EA	\$ 2,200	\$ 41,800
Catch Basin (Concrete)	5 EA	\$ 6,500	\$ 32,500
DMH (Concrete)	5 EA	\$ 6,500	\$ 32,500
Subtotal			\$ 587,700
SITE IMPROVEMENTS			
Concrete Stairs	10 CY	\$ 660	\$ 6,600
Handrail at Stairs-Stainless	90 LF	\$ 200	\$ 18,000
Concrete Paving	75 SY	\$ 75	\$ 5,625
Concrete Paving at Thresholds and Cafe Area	105 SY	\$ 75	\$ 7,875
Bituminous Concrete Paving- Walks	550 TON	\$ 180	\$ 99,000
Bituminous Concrete Paving- Courts	390 TON	\$ 150	\$ 58,500
Bituminous Concrete Paving- Vehicular	157 TON	\$ 150	\$ 23,475
Sealcoat	2,330 SY	\$ 10	\$ 23,304
Poured in Place Rubber	5,155 SF	\$ 16	\$ 82,480
Accessible Trail Surfacing	443 SY	\$ 30	\$ 13,277
Granite Curbing	380 LF	\$ 35	\$ 13,300
Mow Strip	264 LF	\$ 40	\$ 10,560
Gravel Base, 8" d	1,495 CY	\$ 35	\$ 52,334
Gravel Base, 12" d for Bit. Vehicular	311 CY	\$ 35	\$ 10,868
Play Equipment	1 LS	\$ 140,750	\$ 140,750
Café Tables	3 EA	\$ 4,500	\$ 13,500
Benches	17 EA	\$ 1,800	\$ 30,600
Subtotal			\$ 610,049
PLANTING			
Tree Planting	85 EA	\$ 750	\$ 63,750
Rootzone Mix	2,545 CY	\$ 36	\$ 91,620
Loam and Seed	17,645 SY	\$ 4	\$ 70,580
Loam and Seed at Playing Fields	11,388 SY	\$ 4	\$ 45,552
Subtotal			\$ 271,502

FIELD AND COURT AMENITIES

Goal Posts	2	EA	\$	7,500	\$	15,000
Backstop	1	LS	\$	25,000	\$	25,000
Infield Mix	65	CY	\$	60	\$	3,900
Fencing- 4' Ht.	1,010	LF	\$	45	\$	45,450
Fencing-8' Ht	55	LF	\$	65	\$	3,575
Fencing- 10' HT	460	LF	\$	85	\$	39,100
Foul Poles	2	EA	\$	4,000	\$	8,000
Fence Topper	365	LF	\$	5	\$	1,825
CLF Gates	11	EA	\$	1,500	\$	16,500
Tennis Posts and Nets	2	EA	\$	2,500	\$	5,000
Basketball Goals	2	EA	\$	5,500	\$	11,000
Bleachers	4	EA	\$	5,000	\$	20,000
Player Benches	8	EA	\$	1,500	\$	12,000
Scoreboards	2	EA	\$	8,500	\$	17,000
Irrigation (Both Fields)	1	LS	\$	60,000	\$	60,000

Subtotal	\$	283,350
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PARK SUPPORT BUILDING

Building	1	LS	\$	275,000	\$	275,000
Foundation	1	LS	\$	12,000	\$	12,000
Utility Connections (Sewer, Water, Electrical)	1	LS	\$	25,000	\$	25,000

Subtotal	\$	312,000
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ELECTRICAL

		Unit		Unit Cost		Ext Cost
New Electrical Service	1	LS	\$	35,000	\$	35,000
Sports Lighting	1	LS	\$	325,000	\$	325,000

Subtotal	\$	360,000
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Total Cost for Site Improvements

SUBTOTAL	\$	2,575,560
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Mobilization, Overhead & Profit 15%	\$	386,334
Contingency 10%	\$	257,556

TOTAL BASE BID	\$	3,219,450
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CONSULTING/CONSTRUCTION ADMINISTRATION/ PART-TIME INSPECTION	\$	110,000
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\$3,329,450

PROJECT TOTAL	SAY \$3,330,000
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ADD ALTERNATES**Alternate #1**

Sod at Playing Fields	11,388	SY	\$	6	\$	68,328
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Alternate #2

Concrete Pavers at Thresholds and Cafe Area	940	SF	\$	10	\$	9,400
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Alternate #3

Fieldstone Wall	115	LF	\$	220	\$	25,300
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Fieldstone Piers	8	EA	\$	1,000	\$	8,000
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Newton Parks and Recreation
 Newton Highlands Playground
 Operation and Maintenance Projected Costs
 Projected Costs: FY18-FY27
 November 5, 2015

2.5% inflation

Description	2015 costs	spring 2016 construction	spring 2017 park opens	FY19	FY20	FY21	FY22	FY23	FY24	FY25	FY26	FY27
	FY16	FY17	FY18									
mowing	\$ 10,000	\$ 10,250	\$ 10,510	\$ 10,770	\$ 11,040	\$ 11,320	\$ 11,600	\$ 11,890	\$ 12,190	\$ 12,490	\$ 12,800	\$ 13,120
leaf removal	\$ 1,000	\$ 1,030	\$ 1,060	\$ 1,090	\$ 1,120	\$ 1,150	\$ 1,180	\$ 1,210	\$ 1,240	\$ 1,270	\$ 1,300	\$ 1,330
fertilizer	\$ 2,000	\$ 2,050	\$ 2,100	\$ 2,150	\$ 2,200	\$ 2,260	\$ 2,320	\$ 2,380	\$ 2,440	\$ 2,500	\$ 2,560	\$ 2,620
seed	\$ 1,200	\$ 1,230	\$ 1,260	\$ 1,290	\$ 1,320	\$ 1,350	\$ 1,380	\$ 1,410	\$ 1,450	\$ 1,490	\$ 1,530	\$ 1,570
aerification	\$ 1,200	\$ 1,230	\$ 1,260	\$ 1,290	\$ 1,320	\$ 1,350	\$ 1,380	\$ 1,410	\$ 1,450	\$ 1,490	\$ 1,530	\$ 1,570
irrigation	\$ 750	\$ 770	\$ 790	\$ 810	\$ 830	\$ 850	\$ 870	\$ 890	\$ 910	\$ 930	\$ 950	\$ 970
water cost	\$ 10,000	\$ 10,250	\$ 10,510	\$ 10,770	\$ 11,040	\$ 11,320	\$ 11,600	\$ 11,890	\$ 12,190	\$ 12,490	\$ 12,800	\$ 13,120
electricity	\$ 2,000	\$ 2,050	\$ 2,100	\$ 2,150	\$ 2,200	\$ 2,260	\$ 2,320	\$ 2,380	\$ 2,440	\$ 2,500	\$ 2,560	\$ 2,620
building cleaning	\$ 1,500	\$ 1,540	\$ 1,580	\$ 1,620	\$ 1,660	\$ 1,700	\$ 1,740	\$ 1,780	\$ 1,820	\$ 1,870	\$ 1,920	\$ 1,970
court maintenance	\$ 500	\$ 510	\$ 520	\$ 530	\$ 540	\$ 550	\$ 560	\$ 570	\$ 580	\$ 590	\$ 600	\$ 620
ballfield maintenance	\$ 1,500	\$ 1,540	\$ 1,580	\$ 1,620	\$ 1,660	\$ 1,700	\$ 1,740	\$ 1,780	\$ 1,820	\$ 1,870	\$ 1,920	\$ 1,970
tree pruning	\$ 500	\$ 510	\$ 520	\$ 530	\$ 540	\$ 550	\$ 560	\$ 570	\$ 580	\$ 590	\$ 600	\$ 620
	\$ 32,150	\$ 33,000	\$ 33,800	\$ 34,600	\$ 35,500	\$ 36,400	\$ 37,300	\$ 38,200	\$ 39,200	\$ 40,200	\$ 41,200	\$ 42,200

CPC staff note: from City of Newton Capital Improvement Plan, submitted by Parks & Recreation as part of 12 November 2015 request for Newton Highlands Playground Construction CPA funding (listed CIP priority is accurate, listed cost is not)

FY 2016-2020 by Priority							ESCALATED COSTS (Costs in FY2016-2020 are escalated 3.5% a year)					
							Total	Total	Total	Total	Total	Total
							\$ 24,736,000	\$ 78,077,350	\$ 63,842,940	\$ 48,984,080	\$ 42,629,759	\$ 27,033,347
Priority	Dept	Project Title	Project Description / Justification	Est Cost In FY2016	Risk Factor	Funding Source	Prior Year Funding	FY2016	FY 2017	FY2018	FY2019	FY2020
8	Parks/Rec	Newton North Baseball Field - New Backstop and Nets	New Backstop and Netting to reduce the number of baseballs hit into neighboring properties.	\$ 320,000	54.3	Bonding	\$ -	\$ 320,000	\$ -	\$ -	\$ -	\$ -
11	Parks/Rec	Replace Newton South High School Tennis Courts	Replace 12 existing courts at this location.	\$ 800,000	50.4	Bonding	\$ -	\$ 800,000	\$ -	\$ -	\$ -	\$ -
45	Parks/Rec	Replace McGrath Playground (Warren) Tennis Courts, and Burr Park	Replace 4 existing tennis courts at McGrath Playground (Warren).	\$ 500,000	38.6	Bonding	\$ -	\$ -	\$ 517,500	\$ -	\$ -	\$ -
53	Parks/Rec	Newton Highlands Playgrnd - Ph I Design & Construction	Phase I of 2008 Master Plan for park renovation. Addresses drainage problems & builds new ball fields and courts. Highly used park. CPA Approved for \$200,000	\$ 2,029,384	37.6	CPA Eligible	\$ 200,000	\$ -	\$ -	\$ 1,959,682	\$ -	\$ -
58	Parks/Rec	Oak Hill Drainage	Review Drainage at the site, repair fields	\$ 1,000,000	37.4	Bonding	\$ -	\$ -	\$ -	\$ 1,071,225	\$ -	\$ -
72	Parks/Rec	Fort Park Field Lights	Replace sports lighting at Fort Park	\$ 200,000	36.9	CDBG/Bonding	\$ -	\$ -	\$ -	\$ -	\$ 221,744	\$ -
74	Parks/Rec	Community Center / Gath Pool - New Swim Facility Design and Construction	Build new Community Center structure with Olympic sized pool facility	\$ 20,000,000	36.8	Alternative Funding	\$ -	\$ -	\$ -	\$ -	\$ 554,359	\$ 1,147,523
76	Parks/Rec	Crystal Lake Bathhouse - Renovate/Replace	Existing bathhouse is in poor condition and is not accessible. Renovate/Replace bathhouse and improve site.	\$ 5,000,000	36.8	CPA Eligible	\$ -	\$ -	\$ -	\$ -	\$ 5,543,589	\$ -
106	Parks/Rec	Burr Park Field House - Building Envelope and Window Restoration	Repair damaged exterior brick walls and trim. Remove entry landing stairs and railings and install new code-compliant landing, stairs and railings. Restore windows.	\$ 313,500	35.1	CPA Eligible	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
108	Parks/Rec	Emerson Community Center - Accessibility Upgrades	Upgrade toilet rooms, install accessible door hardware and drinking fountains; Resurface main entrance ramp and install handrails.	\$ 209,000	35.0	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
125	Parks/Rec	Pelligrini Park Field House - Replace Roofs	Replace lower roofing membrane, gutters and downspouts. Replace upper Gym membrane roof with a new EPDM roof.	\$ 100,000	34.4	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
129	Parks/Rec	Tree Crew Log Loader	Current equipment has been in service since 2006. Essential for emergency response and hazardous tree removal.	\$ 240,000	34.1	Other	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
136	Parks/Rec	Newton Highlands Playground - Phase II Design & Construction	2008 Master Plan for park renovation in 2 phases. Ph II will complete the fields to provide tennis courts and football field.	\$ 1,925,000	33.6	CPA Eligible	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
140	Parks/Rec	Emerson Community Center - Electrical Upgrades	Replace switchboard and increase service size to meet electrical demands. Replace original overloaded electrical panels. Install emergency audiovisual horn strobes.	\$ 108,000	33.6	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
152	Parks/Rec	Burr Park Field House - Mechanical/Electrical Upgrades	Replace steam boiler, radiators, venting and piping. Replace exterior lighting to improve safety and security. Upgrade interior lighting and original wiring and conduit.	\$ 100,000	33.1	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
155	Parks/Rec	Lower Falls Community Center - Replace Gym Floor	Replace gym floor with new wood flooring. Replace damaged carpeting and VCT flooring.	\$ 80,000	33.0	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
158	Parks/Rec	Newton Upper Falls/ Braceland Playground - Design & Construction	Master Plan for park renovation - Construction will include new athletic fields, new play structure and sitework and improvements.	\$ 1,675,000	32.8	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
160	Parks/Rec	Pelligrini Park Field House - Exterior Windows & Doors	Replace windows and security screens with new insulated windows and new security screens. Repair and repoint masonry walls and restore murals.	\$ 130,500	32.5	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

Priority	Dept	Project Title	Project Description / Justification	Est Cost in FY2016	Risk Factor	Funding Source	Prior Year Funding	FY2016	FY 2017	FY2018	FY2019	FY2020
163	Parks/Rec	Burr Park Field House - Accessibility/Site Upgrades	Accessibility upgrades to toilet rooms and fixtures, signage, drinking fountain, and door hardware. Provide accessible path to entrance and an accessible parking space.	\$ 160,500	32.4	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
168	Parks/Rec	Pellegrini Park Field House - Electrical Upgrades	Upgrade lighting and power distribution for energy efficiency. Provide protective cages over gym fixtures. Replace electric panels.	\$ 176,000	32.1	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
173	Parks/Rec	Replace Parks Dump Truck (replace 1998 truck #430)	Replacement of vehicle that is used daily for maintenance operations that exceeded its useful life span.	\$ 75,000	31.8	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
176	Parks/Rec	Newton Corner Parks & Rec Headquarters - Building Envelope	Repair front entry concrete. Install new side entry stairs and handrails. Remove and replace wood stairs. Install vents throughout balance of soffits.	\$ 114,500	31.3	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
182	Parks/Rec	Auburndale Cove Fieldhouse - Building Upgrades	Project to fully upgrade existing building or replace with new structure.	\$ 206,000	30.7	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
193	Parks/Rec	Newton Corner Parks & Rec Headquarters - Exterior Windows & Doors	Restore/replace historic exterior doors and windows. Weatherstrip and seal for energy efficiency. Window bay foundation repairs.	\$ 217,000	30.0	CPA Eligible	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
194	Parks/Rec	Newton Corner Parks & Rec Headquarters - Site/ Accessibility Upgrades	Re-build the main entry ramp to be code compliant. Make ADA door opening device fully functioning.	\$ 86,000	30.0	CDBG Eligible	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
202	Parks/Rec	Pellegrini Field Lights	Replace sports lighting at Pellegrini	\$ 100,000	29.1	CDBG Eligible	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
209	Parks/Rec	Newton Corner Parks & Rec Headquarters - Roof Restoration/ Replacement	Replace/restore slate roof as historically appropriate.	\$ 75,500	27.5	CPA Eligible	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
222	Parks/Rec	Jeanette Curtis West Rec Ctr (The Hut) Renovation	Rehabilitation of building envelope, mechanical, electrical, plumbing systems, life-safety, and accessibility of this historically significant structure. Houses many programs.	\$ 1,500,000	25.7	CPA Eligible	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
236	Parks/Rec	City Hall and War Memorial Historic Landscape Preservation Project	Restoration and preservation of City Hall grounds Historic Landscape	\$ 1,500,000	23.4	CPA Eligible	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
244	Parks/Rec	Lavington Cove	Repair walkways, add rain gardens, remediate erosion, replace amenities.. %0% of cost will be funded by stormwater.	\$ 200,000	15.3	Bonding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

Project Management

Carol Schein, Open Space Coordinator, has coordinated and managed site improvement projects for the Parks and Recreation Department for the past 14 years. She manages and coordinates both CIP- and CPA-funded projects and also acts as the Department representative on CDBG-funded projects in the parks. Sample projects include: Newton City Hall and War Memorial Historic Landscape Preservation Plan, Newton Centre Playground Accessibility Plan; Newton Upper Falls Playground and Newton Highlands Playground Master Plans; Newton Upper Falls Playground Entrance Improvements; Cabot Park Off-Leash Area and Emerson Playground Improvements. Working with volunteers and the Department's maintenance division, Carol also coordinates the Department's Adopt-a-Space program. Employed by Brown, Richardson and Rowe, Landscape Architects and Planners, for 12 years prior, she staffed and managed park projects in the public sector.

WESTON & SAMPSON | FIRM QUALIFICATIONS AND EXPERIENCE

GENERAL DESCRIPTION OF THE FIRM'S OVERALL EXPERIENCE

Weston & Sampson provides municipal clients throughout New England with cost-effective and innovative solutions to their landscape architecture, infrastructure improvement, and environmental challenges. The majority of work completed by Weston & Sampson is focused on assisting communities in developing and implementing infrastructure improvements as they relate to parks, open space, roadways, sidewalks, drainage, water, and sewer. In more recent years, our firm has also assisted clients with the study, assessment, design, and installation of renewable energy facilities.

Established in 1899, Weston & Sampson offers capabilities ranging from project development and planning through design, construction, and long-term operation and maintenance. Throughout our 116-year history, Weston & Sampson has been recognized for exceeding our clients' expectations by providing attentive personal service, superior technical quality, and adherence to cost and schedule requirements. We pride ourselves on the expertise and experience that our staff provides on each assignment. We carefully assemble our project teams to meet specific client needs and ensure project success.



To meet the diverse needs of our clients, Weston & Sampson offers full-service capabilities to address the complex challenges of today's projects. The areas of our expertise that most pertain to this potential assignment include:

- Landscape Architecture
- Park and Open Space Planning and Design
- Community Facilitation
- Urban Design/Streetscape
- Architecture and Structural Engineering
- Peer Review
- Wide-ranging Engineering Disciplines
- Environmental Sciences

In addition, the majority of Weston & Sampson's clients are municipalities. As such, we fully understand the needs and challenges of New England communities, including available technologies, regulatory requirements, cost analysis and funding, and operational issues.



WESTON & SAMPSON | FIRM QUALIFICATIONS AND EXPERIENCE

Recent examples of park and landscape architecture and urban design

Weston & Sampson has completed hundreds of open space, recreation, and urban design projects for communities throughout New England. We offer extensive capabilities and specialized services in the areas of:

- Neighborhood park and recreation design
- Athletic facility design
- Linear, multi-use trail/pathway systems and greenways
- Urban design and streetscape improvement
- Structural, electrical, plumbing design and municipal engineering
- Master planning, feasibility studies, and site analysis and development
- Civil and stormwater engineering, soil assessments and remediation
- Project inspection and construction monitoring
- Transportation and traffic planning, and multi-modal systems

Weston & Sampson's creative landscape architects help our clients envision award-winning futures for their parks, playgrounds, and urban design projects. Our designers complete innovative and progressive playground and recreation designs, environmental restorations, reuse of brownfields properties and landfills, city and town wide open space projects, including many current initiatives funded by CPC. Our specific projects have included multi-generational playgrounds, skateparks, dog parks, riverwalks, veterans' memorials, municipal commons, forest amenities, schoolyards/ball fields, track and synthetic turf field complexes, courts and competitive facilities, and the conversion of old railroad ways into nature and bicycle trails. All of our designs ensure Americans with Disabilities Act (ADA) accessibility, Architectural Access Board (AAB) compliance, and programming for users between the ages of 0 to 99. In addition, we have experience successfully working within historical commission guidelines on many of our projects throughout New England.



We are currently leading or have recently led the public participation, design development, bidding, and construction administration process for the restoration of parks, playgrounds, memorial squares, and municipal commons in more than 25 communities. We believe that our current and past work on neighborhood park and playground properties exemplifies our commitment to realizing a successful project through an innovative, creative, and collaborative effort. **Our recent work in the communities of Boston, Framingham, Natick, Needham, Newton, Quincy, Waltham, Somerville, Stoneham, and Worcester, Massachusetts particularly exemplifies our range of landscape architecture experience and capabilities.**



WESTON & SAMPSON | FIRM QUALIFICATIONS AND EXPERIENCE

Experience in all phases of design, construction cost estimating, bidding, and construction management (including cost and time control) of park, landscape and sports facility design projects

Weston & Sampson has extensive experience with landscape architectural design projects related to park, playground, open space, and urban site development projects. **We have provided a variety of study, design, bidding, and construction administration services for more than 150 park, playground, and recreational improvement projects throughout Massachusetts.**

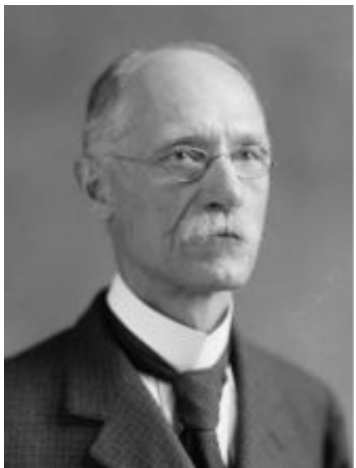
Our design team possesses enormous strength in the design of successful, highly interactive neighborhood parks, playgrounds, schoolyards, community gardens, and related public spaces. We believe that the breadth of our passive and active park design projects, particularly in dense urban communities, helps to support this statement. And of particular note, our landscape architects have consciously chosen to focus their careers on designing public (not private) spaces that benefit communities.



In addition, Weston & Sampson has extensive experience preparing plans and specifications for public bidding, as well as providing administration and resident engineering services for a wide range of construction projects. Our experienced construction managers and inspection personnel evaluate and respond to the challenges of project construction in a timely and cost-effective manner and maintain a record of 0-2% change orders on all publically bid projects company-wide. Typical tasks include participation in pre-construction meetings, periodic visits to the job site or full-time inspectional services, review and approval of shop drawings and materials, evaluation of proposed contract changes, oversight and documentation of all required testing, and design of project modifications to the original design to meet unforeseen field conditions during construction. We also offer both full-time and part-time resident engineering services for any type or size project, and all of our resident engineers have the required Occupational Safety and Health (OSHA) Training in Construction Safety & Health.



Newton Highlands (a.k.a. Joseph Lee) Playground Rehabilitation Design



Joseph Lee, was born in 1862 into a wealthy Boston family. As an adult he devoted his life to social causes for those less fortunate. He thought society's problems stemmed from limited access to safe areas where children and adults could play. His work focused on the importance of play and recreation, for children in particular. When the playground movement swept across the country in the early 1900's it was largely attributable to his work. He became the president of the National Recreation Association and gained the title of "Father of the Playground Movement."

Joseph Lee, Father of the Playground Movement

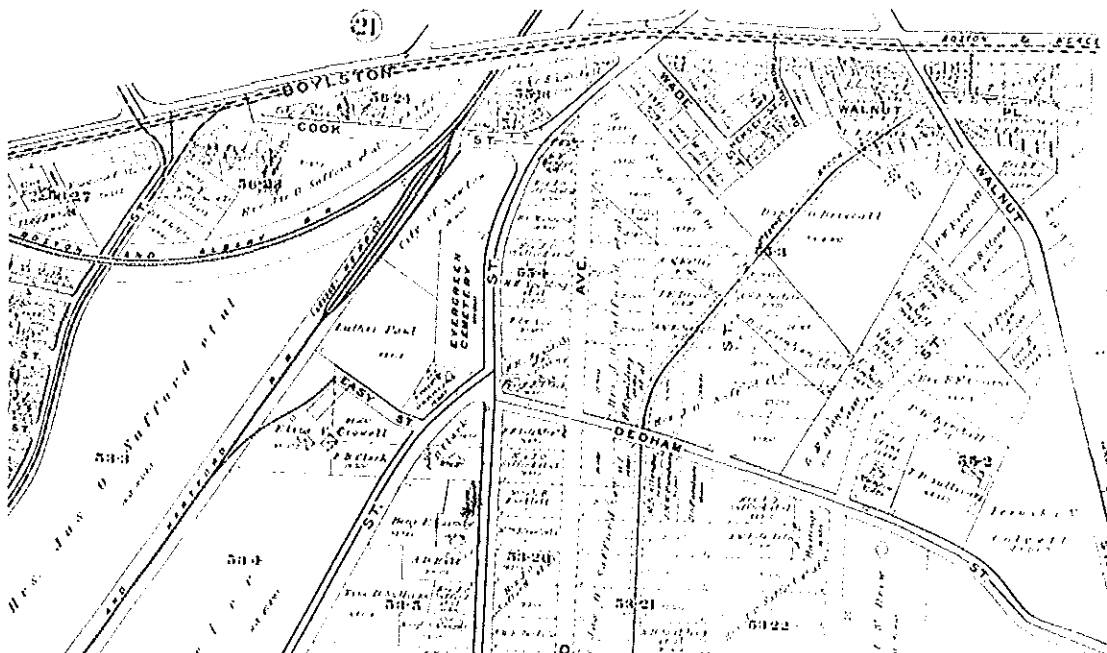
Village and Park History

Although there was nothing resembling a village in the immediate vicinity, a station was built on the site of the present Newton Highlands T stop when the Charles River Railroad was extended through Newton in 1852. The stop was called "Oak Hill" after the large, sparsely populated area south of the track that it was meant to serve.

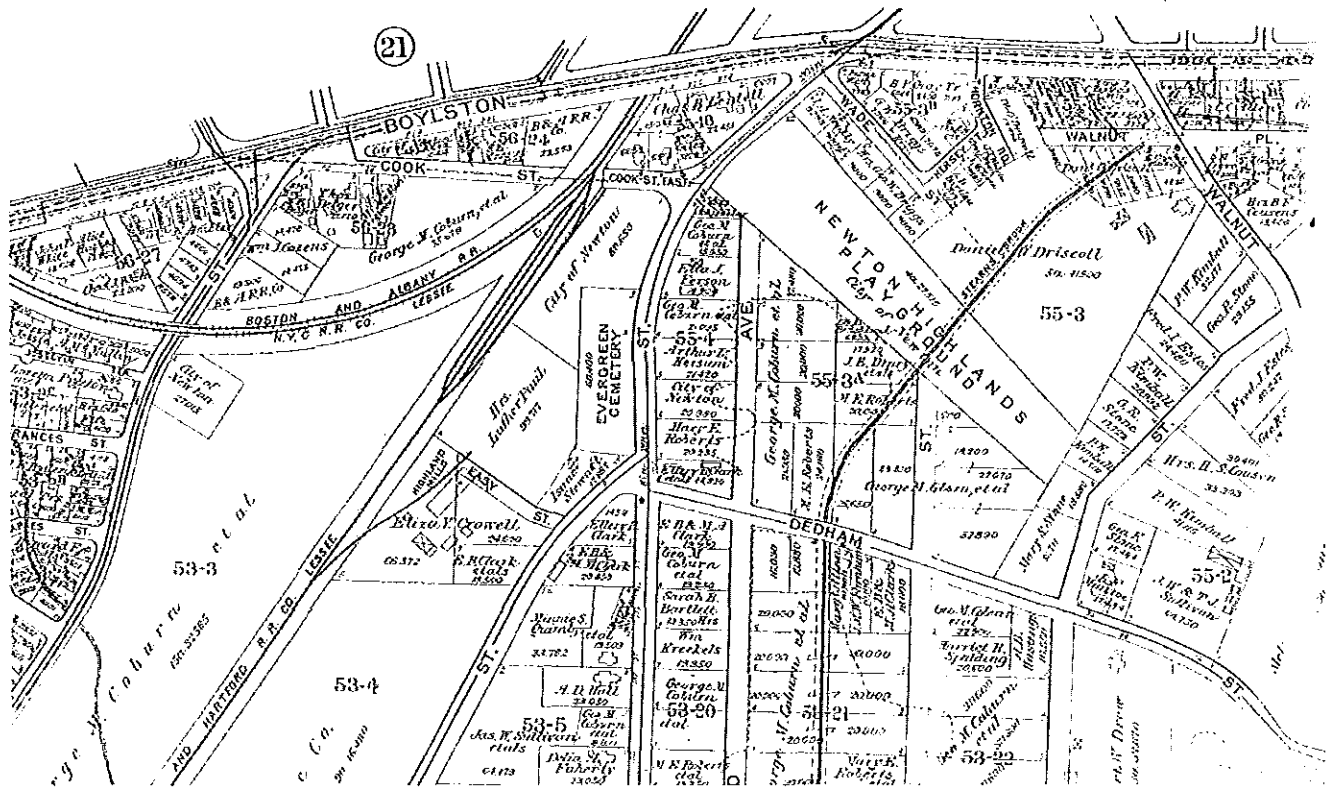
Initially, the railroad brought little change to the area: the passenger service was too erratic to attract commuters, and the single track was used mostly by cars carrying gravel from Needham to fill the Back Bay. However, by the early 1870s, when that project was virtually complete, the railbed was upgraded and service improved. As a result, the area north of the track experienced its first period of development and the basic street pattern took shape. At a meeting called specially for the purpose, "Newton Highlands" was chosen as the name for the emerging village.

The original 4.88 acres of land for the Newton Highlands Playground was purchased in 1911 for \$8,500 with a combination of public monies and private donations. D. S. Farnham, a well-known developer in Newton at the time, once owned the land. A map from 1907 shows the parcel being subdivided, presumably to prepare it for development. A 1917 map shows the entire parcel of land designated as a playground. Stearns Brook appears on early plan views of the property.

On March 18, 1912, The Board of Aldermen of the City of Newton passed an order authorizing the creation of a 'Playground Commission' consisting of five persons serving without pay. At this time, the oversight of several playgrounds transferred over from the Forestry Department. Included in these transfers were the Newton Upper Falls and Newton Highlands Playgrounds.



This record plan is from 1907 shows the land parceled for possible subdivision and development.



This record plan is from 1917 shows the original 4 acres +/- designated as parkland with Stearns Brook bisecting the property.