



# Finance Committee Agenda

## City of Newton

### In City Council

Monday, August 2, 2021

The Finance Committee will hold this meeting as a virtual meeting on Monday, August 2, 2021 at 7:00 pm. To view this meeting using Zoom use this link: <https://us02web.zoom.us/j/81698661190> or call 1-646-558-8656 and use the following Meeting ID: 816 9866 1190

#### Item scheduled for discussion:

**#276-21 Acceptance of \$1,250 from Mass Humanities**

HER HONOR THE MAYOR requesting authorization to accept and expend the sum of one thousand two hundred and fifty dollars (\$1,250) from the Mass Humanities for the purpose of producing the Frederick Douglass reading of "What to the Slave is the Fourth of July?"

**#277-21 Acceptance of \$150,969 from MassDOT's Shared Streets and Spaces program**

HER HONOR THE MAYOR requesting authorization to accept and expend the sum of one hundred fifty thousand nine hundred sixty-nine dollars (\$150,969) from the MassDot's Shared Streets and Spaces program.

**#278-21 Amendment to the Engineering Design of Reconstruction of the Newton Library Contract**

HER HONOR THE MAYOR requesting authorization to amend Contract L-6580, Engineering Design of Reconstruction of the Newton Library Parking lot by an amount of thirty-seven thousand five hundred dollars (\$37,500)

**#279-21 Assessment of Curb Betterments**

COMMISSIONER OF PUBLIC WORKS requesting approval of the following mentioned sidewalk/driveway apron and/or curb betterments; said betterments to be levied under the provisions of MGL Chapter 83, Sec. 26, authorizing the assessment of betterments for construction:

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The location of this meeting is accessible and reasonable accommodations will be provided to persons with disabilities who require assistance. If you need a reasonable accommodation, please contact the city of Newton's ADA Coordinator, Jini Fairley, at least two business days in advance of the meeting: [jfairley@newtonma.gov](mailto:jfairley@newtonma.gov) or (617) 796-1253. The city's TTY/TDD direct line is: 617-796-1089. For the Telecommunications Relay Service (TRS), please dial 711.

Address	Owner Name	Book/Page	Sec/Block/Lot	Total Cost
17 Bunker Lane	Jonathan S Dietz & Lauren J Dietz	1461/1 (Reg. Land)	31-24-19	\$2,064.00
138 Waban Avenue	Howard A Cyker & Julie Cyker TRS	29634/451 (Rec. Land)	55-39-48	\$2,000.00
47 Lombard Street	Adam E Sulesky & Karen L Sulesky	67023/304 (Rec. Land)	13-12-09	\$2,165.00
20 Woodchester Drive	Guilherme Maredei and Danielle Costa Simeo Maradei	1543/152 (Reg. Land)	73-38-10A	\$3,984.00
175 Parmenter Road	Peter T Giang	51304/488 (Rec. Land)	44-03-31	\$2,112.00
1065 Walnut Street (on Duncklee Street only)	Arnold Stephen Freedman & Lori Melody Kahn TRS	36585/431 (Rec. Land)	52-11-06	\$4,304.00
151 Pine Ridge Road	Esmond S Jr Rice & Virginia A Rice	7631/261 (Rec. Land)	53-28-07	\$2,894.00
59 Lakewood Road	John B Gaines & Mary K Gaines	61303/304 (Rec. Land)	52-16-07	\$4,064.00
57 Taft Avenue	Montgomery Haddon Cagwin & Emily Grace Cagwin	71940/424 (Rec. Land)	34-11A-22	\$2,320.00
11 Cushing Street	Matthew W Gore & Anya V Gore	69781/381 (Rec. Land)	52-27-09	\$2,800.00
209 Mt. Vernon Street	Peter A. Warren and Gretchen H Warren	28551/166	32-02-05	\$2,048.00
2 Hope Street, AKA 41 Day Street	Michael J Pacinda and Elizabeth Gomperz	1351/21	43-41-06	\$3,616.00

**Note:** Please amend docket item #279-21 to include the following betterments.

2021- Highway Department Tax Assessment Curb Betterments

Address	Owner Name	Book/Page	Sec/Block/Lot	Total Cost
53 Ober Road	Joan Posternak and Fredric Posternak	30295/84	85-15-16	\$2,448.00
1057 Walnut Street (on Dunklee Only)	Jennifer B. Evans and Philip T. Evans	54394/576	52-12-11	\$2,432.00
15 Hancock Ave	Ian Douglas Swett and Vanessa Swett	76473/85	64-26-02	\$2,888.00
25 Leslie Road	Jeffrey A. Levinson and Lisa L. Gianelly	32638/126	43-42-01	\$3,856.00

## 2021- Bid Contractor Tax Assessment Curb Betterments

Address	Owner Name	Book/Page	Sec/Block/Lot	Total Cost
1025 Walnut Street	Dean Fairchild and Brenda Noel	54777/146	52-12-07	\$2,944.00
1093 Walnut Street	Leslie H. Brail a/k/a Les H. Brail, Trustee	68706/594	52-09-10	\$2,560.00
1057 Walnut Street	Jennifer B. Evans and Phillip T. Evans	54394/576	52-12-11	\$2,560.00
802 Walnut Street	Jonathan Rosario and Marni Deborah Allen	57043/312	64-06-05	\$2,208.00
810 Walnut Street	Kenneth A. Schwartz and Sarah Boorstyn Schwartz	20323/352	64-06-04	\$2,272.00
1036 Walnut Street	Martine Claremont and Christopher James Bennett	64510/122	52-18-17	\$2,560.00
1105 Walnut Street	Andy H. Levine as Trustee	74527/114	52-09-12	\$2,432.00
1048 Walnut Street	Glenn R. Johnson and Susan M. Johnson	12477/731	52-20-13	\$2,176.00

Address	Owner Name	Book/Page	Sec/Block/Lot	Total Cost
1000 Walnut Street	Joseph M. Sanroma and Christine R. Sanroma	31200/421	52-16-08	\$2,240.00

**Referred to Public Facilities and Finance Committees**

#282-21

**Appropriate \$325,900 for the purchase of one new Volvo yard front end loader**

HER HONOR THE MAYOR requesting authorization to appropriate and expend the sum of three hundred twenty-five thousand nine hundred dollars (\$325,900) and authorize a general obligation borrowing of an equal amount for the purchase of one new Volvo L120H Volvo 4.50 yard front end loader.

**Public Facilities Approved 6-0 on 07/21/2021****Referred to Public Facilities and Finance Committees**

#283-21

**Appropriate \$725,000 for the purchase of two 10-wheel swap loader trucks**

HER HONOR THE MAYOR requesting authorization to appropriate and expend the sum of seven hundred twenty-five thousand dollars (\$725,000) and authorize a general obligation borrowing of an equal amount for the purchase of two 10-wheel swap loader trucks.

**Public Facilities Approved 5-0 (Councilor Norton not voting) on 07/21/2021**

**Referred to Public Facilities and Finance Committees**

#284-21

**Authorization to borrow up to \$20,837,000 from the MWRA**

HER HONOR THE MAYOR requesting authorization to borrow up to twenty million eight hundred thirty-seven thousand dollars (\$20,837,000) from the Massachusetts Water Resources Authority (MWRA) Local Water System Assistance Program Phase 3 as an interest free ten-year loan to be paid in equal, annual installments.

**Public Facilities Approved 5-0 (Councilor Norton not voting) on 07/21/2021**

**Referred to Public Safety & Transportation and Finance Committees**

#254-21

**Amendments to Chapter 19 of the City of Newton Ordinances**

COUNCILORS DOWNS AND BOWMAN requesting to amend Chapter 19 of the City of Newton Ordinances to allow Newton North High School TIGER permit holders to park in the Austin Street Municipal lot without time restrictions or additional meter charges on school days. This change extends a trial in the field that removes TIGER parking on Lowell Avenue for pedestrian safety and gives expanded room for parent drop-off while providing parking opportunities for the displaced permit holders in the Austin Street lot.

**Public Safety & Transportation Approved 4-1-2, Councilor Oliver opposed, Councilors Malakie and Lucas abstaining and Councilor Lipof not voting on 06/23/2021**

**Referred to Public Safety & Transportation and Finance Committees**

#197-21

**Request for Ordinance Amendment to prohibit firearms within any public building**

COUNCILORS NORTON, GENTILE, KALIS, DANBERG, LAREDO, HUMPHREY, MALAKIE, GREENBERG, KRINTZMAN, DOWNS, LUCAS, BOWMAN, CROSSLEY, OLIVER, MARKIEWICZ, NOEL, WRIGHT, LIPOF AND GROSSMAN requesting amendments to the City of Newton Ordinances to prohibit the carrying of firearms in any building owned and under the control of the City of Newton. This ordinance shall not apply to law enforcement officers and/or any building owned by the City and operated as public housing. The proposed ordinance includes amendments to Chapter 17 Sec. 22-23 to include a fine of three hundred dollars (\$300.00), pursuant to the authority granted by G.L. c. 40, section 21D.

**Public Safety & Transportation Approved 8-0 on 07/15/2021**

**Referred to Programs & Services and Finance Committees**

#253-21

**Request for special legislation regarding the West Newton Armory**

HER HONOR THE MAYOR requesting to petition the General Court for special legislation to increase the number of years the City of Newton is authorized to lease the West Newton Armory from the current period of sixty-five (65) years (as authorized by special legislation Acts 1981, c. 330) to a period of up to ninety-nine (99) years.

**Programs & Services Approved 7-0 on 07/14/2021**

**Referred to Zoning & Planning and Finance Committees**

**#280-21**

**CPC Recommendation to appropriate \$441,755.29 in CPA funding**

COMMUNITY PRESERVATION COMMITTEE recommending appropriation of four hundred forty-one thousand seven hundred fifty-five dollars and twenty-nine cents (\$441,755.29) from the Community Preservation Act FY22 Historic Resource Reserve Fund Account to the control of the Planning & Development Department to provide the remaining recommended funding needed to complete the Grace Episcopal Church Tower Restoration project for the stabilization and preservation of the historically significant ca. 1872 conical stone spire, tower and belfry.

**Zoning & Planning Approved 6-1 (Councilor Ryan opposed, Councilor Baker not voting) on 07/26/2021**

**Referred to Zoning & Planning and Finance Committees**

**#252-21**

**Appropriation of \$643,215 for the Newton Housing Authority**

DIRECTOR OF PLANNING & DEVELOPMENT requesting the appropriation of six hundred forty-three thousand two hundred and fifteen dollars (\$643,215) of Inclusionary Zoning funds to the Newton Housing Authority (NHA) to support the creation of 55 new units of affordable senior housing at the NHA's new Haywood House development.

**Zoning & Planning Approved 7-0 (Councilor Baker not voting) on 07/26/2021**

Respectfully submitted,

Rebecca Walker Grossman, Chair



RUTHANNE FULLER  
MAYOR

City of Newton, Massachusetts  
Office of the Mayor

**276-21**  
Telephone  
(617) 796-1100  
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(617) 796-1113  
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E-mail  
[rfuller@newtonma.gov](mailto:rfuller@newtonma.gov)

July 6, 2021

Honorable City Council  
Newton City Hall  
1000 Commonwealth Avenue  
Newton Centre, MA 02459

Councilors:

I respectfully submit a docket item to your Honorable Council requesting authorization to accept and expend grant funds from the Mass Humanities in the amount of \$1,250.00 for the purpose of producing the Frederick Douglass reading of "What to the Slave is the Fourth of July?".

Thank you for your consideration of this matter.

Sincerely,

A handwritten signature in black ink that reads "Ruthanne Fuller".

Ruthanne Fuller  
Mayor

RECEIVED  
2021 JUL -6 PM 4:42  
CITY CLERK  
NEWTON, MA. 02459

NEWTON PARKS, RECREATION & CULTURE DEPARTMENT

246 Dudley Road, Newton, MA 02459  
Office: (617) 796-1500  
TDD/TTY: (617) 796-1089  
parks@newtonma.gov



NICOLE BANKS  
COMMISSIONER

June 8, 2021

Mayor Ruthanne Fuller  
Newton City Hall  
1000 Commonwealth Ave  
Newton, Ma 02459-1449

Dear Mayor Fuller:

I write to request that you submit a docket item to our Honorable City Council, requesting authorization to accept and expend grant funds from the Mass Humanities in the amount of \$1,250.00 for the purpose of producing the Frederick Douglass reading of "What to the Slave is the Fourth of July?"

Thank you for your consideration of this matter.

Very truly yours,

Nicole Banks

Digitally signed by Nicole  
Banks  
Date: 2021.06.08 13:08:42  
-04'00'

Nicole Banks  
Parks, Recreation & Culture Commissioner

Cc: Maureen Lemieux, CFO  
Alissa O. Giuliani, City Solicitor

CITY OF NEWTON

IN CITY COUNCIL

DRAFT

ORDERED:

That, in accordance with the recommendation of the Finance Committee through its Chair Rebecca Walker Grossman, the authorization to accept and expend the sum of one thousand two hundred and fifty dollars (\$1,250) in grant funding from the Mass Humanities for the purpose of producing the Frederick Douglass reading of “What to the Slave is the Fourth of July?” be and is hereby approved.

Under Suspension of Rules  
Readings Waived and Approved  
DRAFT

(SGD) NADIA KHAN  
Acting City Clerk

(SGD) RUTHANNE FULLER  
Mayor





Ruthanne Fuller  
Mayor

City of Newton, Massachusetts  
Office of the Mayor

**277-21**  
Telephone  
(617) 796-1100  
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(617) 796-1089  
Email  
rfuller@newtonma.gov

July 6, 2021

Honorable City Council  
Newton City Hall  
1000 Commonwealth Avenue  
Newton, MA 02459

Honorable City Councilors:

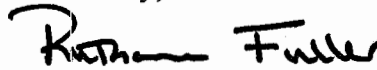
I respectfully submit this docket item to this Honorable Council requesting the acceptance and expenditure of a \$150,969 state grant from MassDOT's Shared Streets and Spaces program. The grant covers several City projects: 1) purchase and installation of 1 new Blue Bike station with bicycles and move 1-2 underperforming stations to higher performing locations; 2) install 3 Rectangular Rapid Flashing Beacons (RRFBs) at high crash locations on key routes to schools and transit in Newton Centre to improve pedestrian safety; and 3) subsidize the installation of raised platforms for outdoor dining at restaurants to enable accessibility.

This is the City's third Shared Streets Program grant we have received from MassDOT. The grant requires quick implementation, with a deadline of December 31, 2021.

Please see the attached memo from Transportation Planning Director Nicole Freedman for additional information.

Thank you for your consideration of this matter.

Sincerely,

  
Mayor Ruthanne Fuller

CITY CLERK  
NEWTON, MA. 02459

2021 JUL -6 PM 4:42

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Ruthanne Fuller  
Mayor

City of Newton, Massachusetts  
Department of Planning and Development  
1000 Commonwealth Avenue Newton, Massachusetts 02459

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(617) 796-1120  
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(617) 796-1142  
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(617) 796-1089  
www.newtonma.gov

Barney S. Heath  
Director

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MEMORANDUM

**Date:** July 1, 2021  
**To:** Maureen Lemieux, Chief Financial Officer  
**From:** Nicole Freedman, Director of Transportation Planning  
**Cc:** Jonathan Yeo, Chief Financial Officer  
Barney Heath, Director of Planning  
**Subject:** Request to Docket Item to Accept MassDOT Shared Streets and Spaces Grant III

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We request approval to accept and expend \$150,969 in grant funding from the third round of MassDOT's Shared Streets and Spaces grant for the following hybrid project:

- Purchase and installation of 1 new Blue Bikes Stations with bicycles and move 1-2 underperforming stations to higher performing locations
- Install 3 RRFB's at high crash locations on key routes to school and transit in Newton Centre to improve pedestrian safety
- Subsidize installation of raised platforms for outdoor dining at restaurants to enable accessibility

Please note, this is the third of three Shared Streets grants we have received from MassDOT. We have fully completed the first two projects.

The grant requires quick implementation, with a deadline of December 31, 2021.

Motivate, our bike share partner has assured us they can complete the project within the timeline of this project. DPW likewise has confirmed the ability to purchase and install the RRFB's within the timeline of this project.

Attached:

- Award Letter



Charles D. Baker, Governor  
Karyn E. Polito, Lieutenant Governor  
Jamey Tesler, Acting MassDOT Secretary & CEO

<sup>277-21</sup>  
**massDOT**  
Massachusetts Department of Transportation

July 1, 2021

Nicole Freedman  
Planning Department  
1000 Commonwealth Avenue  
Newton, MA 02459

Dear Nicole Freedman:

Thank you for submitting a project application to the MassDOT Shared Streets and Spaces Program. Your project application has been reviewed, and we are pleased to notify you that your Hybrid: Safe Streets and Paths and Shared Mobility project has been approved for funding. We received many applications and had a competitive applicant pool from which to select, and your application stood out. Newton's Hybrid: Safe Streets and Paths and Shared Mobility project will be funded at \$150,969.00 under Chapter 90 Contract Number/ MMARS #50910. Ongoing maintenance, operational, and enforcement costs associated with a project are not eligible uses of this funding.

The Shared Streets and Spaces Program is intended to support projects that promote public health, safe mobility, and renewed commerce by providing new or repurposed space for socially-distanced walking, bicycling, dining, retail, civic activities, and bus travel. Because of the urgency of this effort, the Newton project will need to be fully implemented by December 31, 2021. Please note that any pavement markings or signage included in your project that are not compliant with the Manual on Uniform Traffic Control Devices should be used with caution, and only on a temporary basis. Please feel free to contact the Shared Streets Team to discuss this issue in more detail, if needed.

Upon project completion, award recipients are required to submit a post-construction report, which will be provided to the municipality by MassDOT. We also ask that you document the project's progress by taking before, during and after photos of your Shared Streets and Spaces installation.

We are excited to work with you and the full Newton team as this project advances.

Sincerely,

Jamey Tesler

Acting Secretary and CEO

CITY OF NEWTON

IN CITY COUNCIL

DRAFT

ORDERED:

That, in accordance with the recommendation of the Finance Committee through its Chair Rebecca Walker Grossman, the authorization to accept and expend the sum of one hundred fifty thousand nine hundred sixty-nine dollars (\$150,969) in grant funding from MassDOT's Shared Streets and Spaces Program be and is hereby approved.

Under Suspension of Rules  
Readings Waived and Approved  
DRAFT

(SGD) NADIA H KHAN  
Acting City Clerk

(SGD) RUTHANNE FULLER  
Mayor

Date \_\_\_\_\_



Ruthanne Fuller  
Mayor

City of Newton, Massachusetts  
Office of the Mayor

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Email  
rfuller@newtonma.gov

July 6, 2021

Honorable City Council  
Newton City Hall  
1000 Commonwealth Avenue  
Newton, MA 02459

Honorable City Councilors:

I respectfully submit this docket item to this Honorable Council requesting the amendment of Contract L-6580, Engineering Design of Reconstruction of Newton Library Parking Lot by an amount of \$37,500. The engineering design amendment will address 1) additional stormwater and drainage improvements required by the Conservation Commission and the Massachusetts Department of Environmental Protection and 2) additional landscape features within the planned parking lot grass islands, the pond adjacent to the library building, and the grass island bordering Homer Street.

The contract cost has changed by the following:

Original contract:	\$161,200
Amendment 1:	\$ 13,600
<u>Amendment 2:</u>	<u>\$ 37,500</u>
Total:	\$212,300

Please see the attached memo from Commissioner of Public Works Jim McGonagle for additional information.

Thank you for your consideration of this matter.

Sincerely,

Mayor Ruthanne Fuller

RECEIVED  
2021 JUL -6 PM 4:42  
CITY CLERK  
NEWTON, MA. 02459



DEPARTMENT OF PUBLIC WORKS

OFFICE OF THE COMMISSIONER

1000 Commonwealth Avenue  
Newton Centre, MA 02459-1449

278-21

Ruthanne Fuller  
Mayor

May 14, 2021

To: Jonathan Yeo, Chief Operating Officer  
Maureen Lemieux, Chief Financial Officer

From: James McGonagle, Commissioner

Subject: Docket Request for Funds Authorization,  
Engineering Design of Reconstruction of Newton Free Library Parking Lot  
Amendment 2, L-6580

I respectfully request a docket item be submitted for an authorization to fund the continuation of the engineering design of the Newton Free Library Parking Lot, Amendment 2. The design estimate proposal for Amendment 2 is \$37,500.00.

The engineering design amendment will address the following:

- Additional stormwater and drainage improvements per Conservation Commission and Department of Environmental Protection.
- Additional landscape features within the proposed parking lot grass islands, the pond adjacent to the library building, and the grass island bordering Homer Street.

Original contract =	\$161,200
Amendment 1 =	\$13,600
Amendment 2 =	\$37,500
Total contract =	\$212,300

Please forward this request to the City Clerk's Office for inclusion as a docket item to the Honorable City Council.

cc: Shawna Sullivan, DPW Chief of Staff  
Louis M. Taverna, P.E., City Engineer  
Jack Cowell, DPW Business Manager

CITY OF NEWTON

IN CITY COUNCIL

DRAFT

ORDERED:

That, in accordance with the recommendation of the Finance Committee through its Chair Rebecca Walker Grossman, to increase the funding for Contract L-6580, Engineering Design of Reconstruction of the Newton Library Parking lot by an amount of thirty-seven thousand five hundred dollars (\$37,500) be and is hereby approved as follows:

FROM:	Stormwater System-Engineering Services (62A40101-530203) .....	\$37,500
TO:	Library Design New Lot-Engineering Services (01C40122-530203) .....	\$37,500

Under Suspension of Rules  
Readings Waived and Approved  
DRAFT

(SGD) NADIA H KHAN

Acting City Clerk

(SGD) RUTHANNE FULLER

Mayor

Date: \_\_\_\_\_



Ruthanne Fuller  
Mayor

City of Newton, Massachusetts  
Office of the Mayor

**279-21**

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Email  
rfuller@newtonma.gov

July 6, 2021

Honorable City Council  
Newton City Hall  
1000 Commonwealth Avenue  
Newton, MA 02459

Honorable City Councilors:

I respectfully submit this docket item to your Honorable Council requesting authorization to assess curb betterments in 2021 for a list of properties planned for curb construction by the Department of Public Works in a memo dated June 1, 2021 (attached). The curb betterments will be completed by DPW in calendar year 2021, using both in-house crews and construction contractors, and will be inspected by the Engineering Division.

The curb betterments will be levied to the listed properties under the provisions of MGL Chapter 83, Sec. 26, and city ordinance Section 26-73 (c) authorizing the assessment of betterments for curb construction.

Thank you for your consideration of this matter.

Sincerely,

Ruthanne Fuller, Mayor

Cc: James McGonagle, DPW Commissioner

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City of Newton  
Ruthanne Fuller  
Mayor

DEPARTMENT OF PUBLIC WORKS

279-21

OFFICE OF THE COMMISSIONER  
1000 Commonwealth Avenue  
Newton Centre, MA 02459-1449

June 1, 2021

To: Mayor Ruthanne Fuller  
Maureen Lemieux, Chief Financial Officer

From: James McGonagle, Commissioner of Public Works

Subject: Request for Docket Item  
Assessment of Curb Betterments, Calendar Year 2021

The Department of Public Works (DPW) respectfully request the Honorable Mayor docket for consideration the assessment of curb betterments on the properties listed on the attached table. These curb betterments will be completed by DPW in calendar year 2021, using both in-house crews and construction contractors, and will be inspected by the Engineering Division who will confirm the work is complete. The formal request is as follows:

The Commissioner of Public Works is requesting approval of the assessment of the following mentioned curb betterments; said curb betterments to be graded and constructed, and assessments to be levied under the provisions of MGL Chapter 83, Sec. 26, and city ordinance Section 26-73 (c) authorizing the assessment of betterments for curb construction.

Thank you.

Attachment: 1 doc.

cc: Shawna Sullivan, DPW Chief of Staff  
Susan Dzikowski, Comptroller  
David Olsen, City Clerk  
Jack Cowell, DPW Budget and Finance  
Louis M. Taverna, P.E., City Engineer

**2021 - Highway Department**  
**Tax Assessment Curb Betterments**  
**As of July 8<sup>th</sup>, 2021**  
**Sheet 1 of 2**

<b>Now or Formerly</b>	<b>Address</b>	<b>Book/Page</b>	<b>SBL</b>	<b>Estimate</b>
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Michael J. Pacinda and Elizabeth Gomperz	<b>2 Hope Street, AKA</b> 41 Day Street	1351/21	43-41-06	\$3,616.00

*Note: Owner Names and Deed references from the City of Newton Assessors Database.*

**See next page!**

**2021 - Highway Department**  
**Tax Assessment Curb Betterments**  
**Sheet 2 of 2**

<b>Now or Formerly</b>	<b>Address</b>	<b>Book/Page</b>	<b>SBL</b>	<b>Estimate</b>
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Ian Douglas Swett and Vanessa Swett	15 Hancock Ave	76473/85	64-26-02	\$2,888.00
Jeffrey A. Levinson and Lisa L. Gianelly	25 Leslie Road	32638/126	43-42-01	\$3,856.00

**2021 - Bid Contractor**  
**Tax Assessment Curb Betterments**  
**As of July 8<sup>th</sup>, 2021**

<b>Now or Formerly</b>	<b>Address</b>	<b>Book/Page</b>	<b>SBL</b>	<b>Estimate</b>
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Leslie H. Brail a/k/a Les H. Brail, Trustee	1093 Walnut St	68706/594	52-09-10	\$2,560.00
Jennifer B. Evans and Phillip T. Evans	1057 Walnut Street	54394/576	52-12-11	\$2,560.00
Jonathon Rosario and Marni Deborah Allen	802 Walnut Street	57043/312	64-06-05	\$2,208.00
Kenneth A. Schwartz and Sarah Boorstyn Schwartz	810 Walnut Street	20323/352	64-06-04	\$2,272.00
Martine Claremont and Christopher James Bennett	1036 Walnut Street	64510/122	52-18-17	\$2,560.00
Andy H. Levine as Trustee	1105 Walnut Street	74527/114	52-09-12	\$2,432.00
Glenn R. Johnson and Susan M. Johnson	1048 Walnut Street	12477/731	52-20-13	\$2,176.00

*Note: Owner Names and Deed references from the City of Newton Assessors Database.*

Add on  
**2021 Tax Assessment**  
**Curb Betterments**  
Date: July 20<sup>th</sup>, 2021

<b>Now or Formerly</b>	<b>Address</b>	<b>Book/Page</b>	<b>SBL</b>	<b>Estimate</b>
Joseph M. Sanroma and Christine R. Sanroma	1000 Walnut Street	31200/421	52-16-08	\$2,240.00

*Note: Owner Names and Deed references from the City of Newton Assessors Database.*



RUTHANNE FULLER  
MAYOR

City of Newton, Massachusetts  
Office of the Mayor

**282-21**  
Telephone  
(617) 796-1100  
Telefax  
(617) 796-1113  
TDD  
(617) 796-1089  
E-mail  
[rfuller@newtonma.gov](mailto:rfuller@newtonma.gov)

July 6, 2021

Honorable City Council  
Newton City Hall  
1000 Commonwealth Avenue  
Newton Centre, MA 02459

RECEIVED  
2021 JUL -6 PM 4:41  
CITY CLERK  
NEWTON, MA. 02459

Councilors:

I respectfully submit a docket item to your Honorable Council requesting authorization to appropriate and expend \$325,900 and authorize a general obligation borrowing of an equal amount for the purchase of one (1) New Volvo L120H Volvo 4.50 yard front end loader. This loader will be operated daily by the Sustainable Materials Division of DPW at Rumford Ave, and will participate in all plowing operations.

Travis Mosca, the City's Director of Fleet Management has applied for a DERA grant from the MassDEP. The Diesel Emissions Reduction Act (DERA) program is funding up to 35% of applicable vehicle purchases to accelerate the retirement of older, less efficient, and more polluting diesel vehicles. If the City receives the grant award, we will reduce the borrowing by a corresponding amount.

Further, I request that your Honorable Council authorize any premium received upon the sale of the bonds or notes, less the cost of preparing, issuing, and marketing them, and any accrued interest received upon the delivery of the bonds or notes be applied to the costs of the project being financed by the bonds or notes and to reduce the amount authorized to be borrowed for the project by a like amount.

Thank you for your consideration of this matter.

Sincerely,

Ruthanne Fuller  
Mayor



## MUNICIPAL AND CONTRACTOR'S EQUIPMENT

22 North Maple Street  
Woburn, MA 01801

Tel (781) 935-3377  
Fax (781) 935-1563

## PROPOSAL

To:  
City of Newton  
Department of Public Works  
110 Crafts St  
Newton, MA 02459  
ATT: Travis Mosca Fleet Maintenance Supervisor

Date:  
June 14, 2021

Woodco Machinery is pleased to offer the following Volvo L120H quote through the Sourcewell national procurement contract for your consideration.

1 New Volvo L120H Volvo 4.50 yard front end loader with Volvo 6 cylinder 276hp low emission tier 4 final engine, fingertip bucket controls, Volvo quick hydraulic coupler, 3<sup>rd</sup> hydraulic function, 100% differential lock, forward and reverse rocker switch, heated operators seat, ac/heater/defroster, am/fm/cd radio, engine block heater, rotating beacon, left hand armrest, extra work lights front and rear, rear view camera, **Michelin** Snow Plus 23.5 x R25 tires, service, parts and operators manual, fire extinguisher, license plate bracket, operating weight 43,300.00, painted yellow and all other standard equipment.

**Equipment Included****Auto lube installed****Volvo Scale****Construction Forks****Holms 13' PD4.0 power angle plow****On-site operator and mechanical training****SmartCare first 500 hr service included****CareTrack 6 years Telematics Included****Warranty 12 Months Full Machine parts, service and travel****Total Selling price.....\$325,900.00**

Woodco Machinery is looking forward to providing the City of Newton with the Volvo premium products and first class service. Please do not hesitate to contact me if you have any questions or need further information.

By: Stephen Russell

Title: Sales Representative

22 North Maple Street Woburn, MA 01801-1707 Phone: (617) 935-3377 Fax: (617) 935-1563





# Vehicle Profile

Newton, MA

Vehicle: 235 2005 Volvo L90E (Yellow) (Plate# M98482)

**Vehicle Identification and Status:**

VIN:	L90EV66685	Mileage:	0	Status:	Available
Title No.:		Engine Hours:	9202	Location:	Highway Crafts
USDOT No.:		Condition:	Very Poor	Use Category:	Medium Consistent Duty

**Vehicle Photos**

**Vehicle Specifications**

Driver Front Corner



Passenger Front



Driver Rear Corner



Passenger Rear



Liters:	5.702	Fuel Type:	Diesel
Cylinders:	6	Fuel Tank Size:	
Alt Fuel:	No	Transmission:	AUTO
GVW:	34458	MTW:	
Front Tire Size:	20.5R25	Rear Tire Size:	20.5R25
Front Brakes:	Disc	Rear Brakes:	Disc
Brake System:	Hydraulic	Drivetrain:	4WD

**Vehicle Fluids**

Motor Oil:	15w40 24 qts	Rear Axle Fluid:	WB102
Transfer Case Fluid:		Hub Fluid:	
Transmission Fluid:	AT102	Hydraulic Fluid:	Volvo Super 46
Front Axle Fluid:	WB102	Coolant:	Zerex NF HD

**Vehicle Filters**

Oil Filter 1:	1820	Cabin Filter 1:	9979
Oil Filter 2:		Cabin Filter 2:	9980
Air Filter 1:	6744	Cabin Filter 3:	
Air Filter 2:	9137	Breather 1:	11172907 (x3)
Air Filter 3:		Breather 2:	
Fuel Filter 1:	3768	Gasket / O-Ring 1:	
Fuel Filter 2:	3782	Gasket / O-Ring 2:	
Fuel Filter 3:		Gasket / O-Ring 3:	
Fuel Filter 4:		Power Steering Filter:	
Hydraulic Filter 1:	7520	Coolant Filter:	4196
Hydraulic Filter 2:	9741	Other 1:	
Transmission Filter 1:	1730	Other 2:	
Transmission Filter 2:		Other 3:	



CITY OF NEWTON

IN CITY COUNCIL

DRAFT

ORDERED:

That for the purpose of the costs associated with purchasing one New Volvo L120H Volvo 4.50 yard front end loader there be and hereby is appropriated and authorized to be borrowed under and pursuant to Chapter 44, Section 7(1) of the Massachusetts General Laws, as amended and supplemented or pursuant to any other enabling authority, the sum of three hundred twenty-five thousand nine hundred dollars (\$325,900), said amount to be expended under the direction of the Commissioner of Public Works.

Any premium received upon the sale of the bonds or notes, less the cost of preparing, issuing and marketing them, and any accrued interest received upon the delivery of the bonds or notes shall be: (i) applied, if so provided in the loan authorization, to the costs of the project being financed by the bonds or notes and to reduce the amount authorized to be borrowed for the project by like amount; or (ii) appropriated for a project for which the city has authorized a borrowing, or may authorize a borrowing, for an equal or longer period of time than the original loan, including any temporary debt.

Under Suspension Rules  
Readings Waived and Approved  
DRAFT

(SGD) NADIA KHAN  
Acting City Clerk

(SGD) RUTHANNE FULLER  
Mayor

Date: \_\_\_\_\_



RUTHANNE FULLER  
MAYOR

City of Newton, Massachusetts  
Office of the Mayor

283-21

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July 6, 2021

Honorable City Council  
Newton City Hall  
1000 Commonwealth Avenue  
Newton Centre, MA 02459

Councilors:

I respectfully submit a docket item to your Honorable Council requesting authorization to appropriate and expend \$725,000 and authorize a general obligation borrowing of an equal amount for the purchase of two 10-wheel swap loader trucks to be used for daily operations in the Streets Division, as well as for snow operations during the winter months. The request includes a large Epoke spreader attachment for the trucks.

Further, I request that your Honorable Council authorize any premium received upon the sale of the bonds or notes, less the cost of preparing, issuing, and marketing them, and any accrued interest received upon the delivery of the bonds or notes be applied to the costs of the project being financed by the bonds or notes and to reduce the amount authorized to be borrowed for the project by a like amount.

Thank you for your consideration of this matter.

Sincerely,

Ruthanne Fuller  
Mayor

CITY CLERK  
NEWTON, MA. 02459

RECEIVED  
2021 JUL - 6 PM 4:41

City of Newton

Ruthanne Fuller  
Mayor

DEPARTMENT OF PUBLIC WORKS  
OFFICE OF THE COMMISSIONER  
1000 Commonwealth Avenue  
Newton Centre, MA 02459-1449

To: Maureen Lemieux, Chief Financial Officer  
Jonathan Yeo, Chief Operating Officer

From: James McGonagle, Commissioner of Public Works

Subject: Appropriation for 2 Swap Loader Trucks for Streets Division

Date: July 2, 2021

---

I respectfully request that the Mayor docket a request to appropriate \$725,000 to replace two streets trucks in poor condition with two 10-wheel swap loader trucks for the Streets Division operations. Both new trucks will be used for daily operations and during snow operations. The request includes a large Epoke spreader attachment for the trucks.

Attached are vehicle profiles for the two trucks to be replaced and quotes for the new vehicles and Epoke spreader.

The purchase of these two trucks is in line with the City's Vehicle Replacement Plan.

Thank you for your consideration of this matter.

James McGonagle  
Commissioner

Telephone: (617) 796-1009 • Fax: (617) 796-1050 • [jmcgonagle@newtonma.gov](mailto:jmcgonagle@newtonma.gov)



# Vehicle Profile

## Newton, MA

Vehicle: 102 2005 International 7400 (Orange) (Plate# M68263)

**Vehicle Identification and Status:**

VIN:	1HIWDAAR25J014178	Mileage:	53532	Status:	Available
Title No.:		Engine Hours:	0	Location:	Highway Crafts
USDOT No.:		Condition:	Poor	Use Category:	Heavy Consistent Duty

**Vehicle Photos** **Vehicle Specifications**

Driver Front Corner



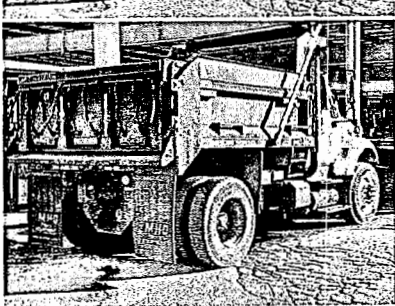
Passenger Front



Driver Rear Corner



Passenger Rear



Liters:	7.6L	Fuel Type:	Diesel
Cylinders:	6	Fuel Tank Size:	
Alt Fuel:	No	Transmission:	AUTO
GVW:	37000	MTW:	
Front Tire Size:		Rear Tire Size:	
Front Brakes:	Drum	Rear Brakes:	Drum
Brake System:	Air	Drivetrain:	RWD

**Vehicle Fluids**

Motor Oil:	15w40	Rear Axle Fluid:	75w90 Syn w/Moly
Transfer Case Fluid:		Hub Fluid:	
Transmission Fluid:	Allison Fluid TES295	Hydraulic Fluid:	Mobil 424
Front Axle Fluid:		Coolant:	Zerex NF HD

**Vehicle Filters**

Oil Filter 1:	7744XD	Cabin Filter 1:	4315
Oil Filter 2:		Cabin Filter 2:	
Air Filter 1:	6870	Cabin Filter 3:	
Air Filter 2:		Breather 1:	
Air Filter 3:		Breather 2:	
Fuel Filter 1:	3719	Gasket / O-Ring 1:	
Fuel Filter 2:	1841628C1	Gasket / O-Ring 2:	
Fuel Filter 3:		Gasket / O-Ring 3:	
Fuel Filter 4:		Power Steering Filter:	7191
Hydraulic Filter 1:	1407XE	Coolant Filter:	
Hydraulic Filter 2:		Other 1:	
Transmission Filter 1:		Other 2:	
Transmission Filter 2:		Other 3:	



# Vehicle Profile

## Newton, MA

**Vehicle:** 103 2006 International 7600 (Yellow) (Plate# M98480)

**Vehicle Identification and Status:**

VIN:	1HTWYAHT86J316386	Mileage:	60300	Status:	Available
Title No.:		Engine Hours:	0	Location:	Highway Elliot
USDOT No.:		Condition:	Very Poor	Use Category:	Heavy Consistent Duty

**Vehicle Photos** **Vehicle Specifications**



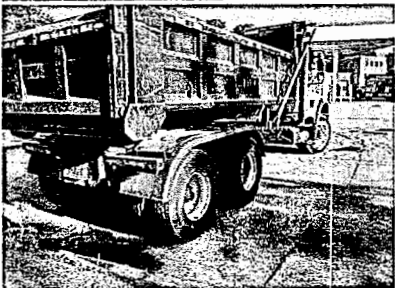
Driver Front Corner



Passenger Front



Driver Rear Corner



Passenger Rear

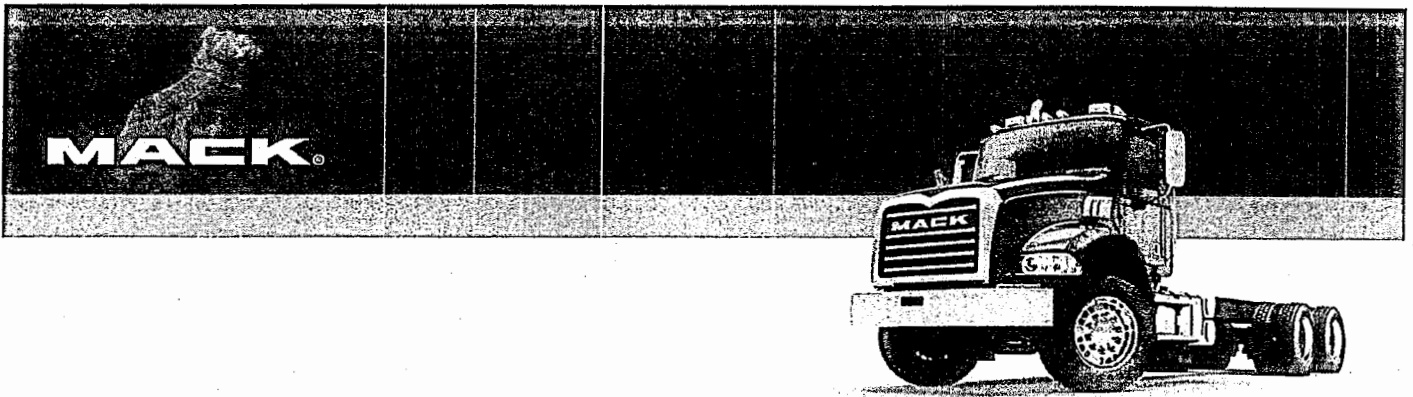
Liters:		Fuel Type:	Diesel
Cylinders:	6	Fuel Tank Size:	
Alt Fuel:	No	Transmission:	AUTO
GVW:	55002	MTW:	
Front Tire Size:		Rear Tire Size:	
Front Brakes:	Drum	Rear Brakes:	Drum
Brake System:	Air	Drivetrain:	RWD

**Vehicle Fluids**

Motor Oil:	15w40	Rear Axle Fluid:	75w90 Syn w/Moly
Transfer Case Fluid:		Hub Fluid:	
Transmission Fluid:	Allison Fluid TES295	Hydraulic Fluid:	Mobil 424
Front Axle Fluid:		Coolant:	Zerex NF HD

**Vehicle Filters**

Oil Filter 1:	400107	Cabin Filter 1:	4316
Oil Filter 2:		Cabin Filter 2:	
Air Filter 1:	9088	Cabin Filter 3:	
Air Filter 2:		Breather 1:	
Air Filter 3:		Breather 2:	
Fuel Filter 1:	3651XE	Gasket / O-Ring 1:	
Fuel Filter 2:		Gasket / O-Ring 2:	
Fuel Filter 3:		Gasket / O-Ring 3:	
Fuel Filter 4:		Power Steering Filter:	7191
Hydraulic Filter 1:		Coolant Filter:	WF2123 = 4084
Hydraulic Filter 2:		Other 1:	
Transmission Filter 1:		Other 2:	
Transmission Filter 2:		Other 3:	



**PRICING SUMMARY**

**GRANITE 64BR**

VEHICLE PRICE

\$164,440.00

TAX SUMMARY

FET

AMT. SUBJECT TO TAX

\$164,440.00

\$0.00

TOTAL SELLING PRICE (PER UNIT)

\$164,440.00

\_\_\_\_\_  
NEWTON CITY OF

\_\_\_\_\_  
DATE

\_\_\_\_\_  
BALLARD MACK SALES & SERVICE, INC.

\_\_\_\_\_  
DATE

2 Mack Cab & Chassis	\$328,880.00
2 Body Equipment Per Madigan Quote	\$250,600.00
1 Epoke Per C.N. Wood	\$140,700.00
<b>Total:</b>	<b>\$720,180.00</b>



In Progress

NEWTON CITY OF  
110 CRAFTS ST OF  
NEWTON 00000  
MA

Date 6/30/2021

Quote no. PICK2021000282A595  
Your ref.

## Technical Specification

Please find below the Technical Specification for your new Mack Truck(s).

### GRANITE 64BR

#### APPLICATION PACKAGES

WITHOUT BODY BUILDER PKG

PK8 1710: CTO, RH BB; 45L DEF, SINGLE FUEL TANK, OUTBOARD AIR

#### CUSTOMER/VEHICLE INFO

GRANITE 64BR

2022 MODEL YEAR

US - WARRANTY REGISTRATION LOCATION

MUNICIPAL

USA REGISTRATION

Made in Macungie, PA USA

ENGLISH

DUMP TRUCK

EPA (only) for Mack MP7 / MP8 Diesel

80,000 LB (36 TONNES) GROSS COMBINATION WEIGHT

FIXED DRAWBAR TRAILER AND CENTERED AXLES

BRAKE REGULATION, STOPPING DISTANCE 94M (310FT)

GRADES <3% GREATER THAN 98% OF DRIVING DISTANCE MAX GRADE 8%

AMBIENT TEMPERATURE HOT. WARMER THAN 104 F (40 C) ALLOWED UP TO 25 HOURS PER YEAR

ON-OFF HIGHWAY, STARTING GRADES<18%

CONCRETE LOADING AND / OR UNLOADING SURFACE

CONSTRUCTION SERVICE

#### ENGINE/TRANSMISSIONS

MP8-425M MACK 425HP @ 1500-1900 RPM (PEAK) 2100 RPM (GOV) 1560 LB-FT, US'21

GREEN HOUSE GAS VOCATIONAL APPLICATION



Date 6/30/2021

Quote no. PICK2021000282A595

## In Progress

4500 RDS 6 SP-ALLISON RUGGED DUTY SERIES GEN 5 W/PROGNOSTICS  
WITHOUT 12TH GEARBOX GEAR LOCK-OUT

**EXHAUST/EMISSIONS**

IDLE EMISSION CERTIFICATION, CARB (WITH DECAL LOCATED ON LOWER LH CORNER / DRIVER DOOR  
CLEARTECH ONE BOX E.A.T.S. RH SIDE UNDER CAB US17 / US21  
SINGLE VERTICAL RIGHT SIDE CAB MOUNTED, LOWER VENTURI DIFFUSER, TURNED END  
9' 6" FROM GROUND  
SINGLE, BRIGHT FINISH HEAT SHIELD, STACK AND SCR COVER (IF EQUIPPED)  
11.8 GALLON (45 L) 22" LEFT SIDE FRAME MOUNTED  
BRIGHT FINISH DEF COVER & STAINLESS STEEL DPF COVER  
EMISSION OBD, DISPLAY ONLY, USA2021

**ENGINE EQUIPMENT**

UNDER HOOD SINGLE ELEMENT DRY TYPE W/AIR CONTROLLED INSIDE-OUTSIDE AIR INTAKE  
BLACK ALUMINUM BUG SCREEN MOUNTED BEHIND GRILLE, WITHOUT WINTER FRONT COVER  
WABCO AIR DR SS-HP AIR DRYER W/ WABCO 318 (18.7 CFM) AIR COMPRESSOR  
DELCO 12V 160A (28SI) BRUSH-TYPE  
(3) MACK 12V 1000/3000 CCA THREADED STUD TYPE  
ETHYLENE GLYCOL FULLY FORMULATED COOLANT (50/50 MIX DYED PINK) TO -34DEG, W/ FILTER  
BEHR FAN AND ELECTRONIC MODULATING VISCOUS FAN DRIVE  
MACK MP8 POWERLEASH  
MACK W/MANUAL DRAIN VALVE W/ HOT RECIRCULATION (INTEGRAL W/ PRIMARY FUEL FILTER)  
FLAMING RIVER BIG SWITCH WIRED TO POSITIVE SIDE  
RH RAIL BEHIND SCR  
MOLDED PLASTIC  
SILICONE RADIATOR & HEATER HOSES W/BREEZE CONSTANT TORQUE CLAMPS ON ALL COOLANT LINES  
12 VOLT MELCO STARTER (MITSUBISHI ELECTRIC)  
CORROSION RESISTANT OIL PAN  
WITHOUT ENGINE STOP, EMERGENCY  
RADIATOR, CORE AREA W/O FEPTO 1345sq in (86sq dm), CORE AREA W/ FEPTO 1296sq in (83sq dm)  
GRID HEATER + 120v 1500w BLOCK HEATER + 150w OIL PAN HEATER (120V-20A PLUG)  
VEHICLE AND TRAILER (IF APPLICABLE) STOP LAMPS ACTIVATE UPON SERVICE BRAKE APPLICATION ONLY(3899000)  
W/O ALCOHOL EVAPORATOR





Date 6/30/2021

Quote no. PICK2021000282A595

## In Progress

**CLUTCH/TRANS EQUIPMENT**

ALLISON DASH MOUNTED SHIFTER W/NEUTRAL TO RANGE INHIBIT (HD SERIES)  
 WITHOUT CLUTCH CABLE SYSTEM  
 SPICER 1810 HD W/COATED SPLINES (PROPS-L)  
 SPICER 1710 HD W/COATED SPLINES  
 TRANSYND SYNTHETIC LUBE FOR ALLISON TRANS  
 ALLISON TRANS. W/DIRECT MOUNT COOLER & SS COOLANT TUBES  
 UNIVERSAL JOINT HALF-ROUND TYPE  
 TRANSMISSION OUTPUT TORQUE BASIC  
 HALF-ROUND UNIVERSAL JOINT  
 ALUMINUM

**FRONT AXLE EQUIPMENT**

20000# (9100 KG) MACK FXL20 WIDE PIVOT CENTER STRAIGHT SPINDLE/UNITIZED  
 BEARINGS  
 MACK MULTILEAF HD 20000# (9100 KG) GROUND LOAD RATING, EQUAL BIAS  
 MERITOR "S" CAM TYPE 16.5" x 6" Q+  
 CAST IRON  
 DUST SHIELDS FOR FRONT AXLE  
 HALDEX - AUTOMATIC  
 FRONT BRAKE CHAMBER MANUFACTURER, MGM  
 FERROUS  
 DOUBLE ACTING TYPE  
 SHEPPARD M100P + M90 POWER  
 PETROLEUM/SYNTHETIC (50/50) OIL FRONT AXLE

**REAR AXLE EQUIPMENT**

52000# (23600kg) MACK S522R CAST DUCTILE HOUSING  
 CRDP150/151 AVAILABLE WITH OPTIONAL DRIVER CONTROLLED INTERWHEEL  
 DIFFERENTIAL LOCKS, SEE 254 SYMBOL  
 4.80 RATIO  
 SS52 MACK MULTILEAF (CAMELBACK) 52000#, EXTRA THICK SPRING THICKNESS  
 BRONZE  
 56" AXLE SPACING (BOGIE WHEELBASE)  
 MERITOR HEAVY DUTY "S" CAM 16.5"x7" Q+  
 CAST IRON  
 REAR SPRING BRAKE CHAMBERS 30/30 TYPE  
 DRUM BRAKE CHAMBER ORIENTATION: High Mount - Rear of Axle - Chamber Down  
 HALDEX - AUTOMATIC  
 DUST SHIELDS FOR REAR AXLE  
 IRON PRESET REAR HUB W/INTEGRATED SPINDLE NUT



Date 6/30/2021

Quote no. PICK2021000282A595

## In Progress

FACTORY OPTION LUBE - REAR AXLE 80W-90  
 RUBBER SHOCK INSULATORS  
 MGM TR-T2 (TAMPER RESIST & BREATHER TUBE BRAKE CHAMBERS) LONG STROKE  
 DRIVER CONTROLLED INTER WHEEL DIFFERENTIAL LOCK ALL RR AXLES, MANUAL AIR  
 VALVE W/WARNING LIGHT.  
 BENDIX WITH TRACTION CONTROL 4S4M

### FRAME EQUIPMENT/FUEL TANKS

183"

71"

Bumper Position Extended 20" (snow)

STANDARD 2 STEP CAB ACCESS

11.1 x 90 x 300mm - (0.437" x 3.54" x 11.81"); RBM 2,820,000 LB-IN

BOC AND INTERMEDIATE CROSSMEMBERS, HD I-BEAM

STEEL SINGLE CHANNEL (1)

EXTENDED-SWEPT BACK-STEEL

HOOKS

66 GALLON (250 L) 22" ALUMINUM ROUND

BASIC FUEL LEVEL SENDER MOUNTED ON L.H TANK

W/O RH FUEL TANK

WITHOUT FILLER NECK SCREEN, WITH NON-LOCKABLE FUEL TANK CAP

STANDARD FINISH STEPS AND BRIGHT FINISH STRAPS

### AIR/BRAKE

MANUAL DRAIN VALVES, WITH LANYARDS ON ALL TANKS

ALUMINUM, PAINTED

TWO (2) VALVE DUAL BRAKE SYSTEM - TRAILER SUPPLY AND TRACTOR-TRAILER PARK

### ELECTRICAL

RH/LH LED WORK LIGHT (STEPS &amp; GROUND) ON BOTH SIDES TRUCK

(5) TRUCKLITE CHROME BULLET ROOF MARKER &amp; STANDARD MARKER / DIRECTIONAL SIGNAL

DASH CTRL/PWR SUPPLY/LOCAL INST PLOW LAMPS W/LEAD FURN@ GRILL W/2W/3W WEATHER PACK CON

INCANDESCENT TAIL LAMPS

(4) 15A, IGNITION POWERED, (2) 15A BATTERY POWERED, ALL LATCHING ON/OFF

W/OVERRIDE SWITCH, PARK BRAKE &amp; ENGINE RUNNING ACTIVATED

DRL OVERRIDE SPEED THRESHOLD 8 KMPH (5 MPH)

### TRAILER CONNECTIONS

TRAILER AIR BRAKE CONNECTIONS, END OF FRAME

SINGLE 7 PINS STD SAE TYPE, END OF FRAME



Date 8/30/2021

Quote no. PICK2021000202A595

**In Progress****PTO**

TRANSMISSION PTO SWITCH AND LIGHT WITH WIRING AND PIPING FOR LOCAL  
 INSTALLATION  
 1350 SERIES FLANGE (DOES NOT INCLUDE FRONT FRAME EXTENSION)  
 BODY LINK III W/O CAB PASS-THRU

**SPECIALTY EQUIPMENT**

WITHOUT CAMERA  
 WITHOUT DATA CAPTURE  
 WITHOUT AUXILIARY TRANSMISSION  
 WITHOUT AUXILIARY TRANSMISSION LOCATION  
 WITHOUT ACC / LSS SYSTEMS  
 WITHOUT ACC, LSS, OR BLIND SPOT DETECTION SYSTEMS  
 WITHOUT LANE SUPPORT SYSTEM

**CAB INTERIOR (A THRU G)**

REAR AXLE OIL TEMP GAUGE IN DID (DRIVER INFORMATION DISPLAY)  
 BLEND AIR HVAC W/"ATC" TEMP REGULATION  
 DASH MTD, INDICATOR BODY/HOIST UP "BODYBUILDER LAMP"  
 (4) DOME LAMPS - DOOR AND SWITCH ACTIVATED  
 5LB (ABC RATED) MOUNTED BETWEEN DRIVER SEAT BASE AND DOOR VALVE AIMED  
 REARWARD  
 POLYURETHANE FLOOR MAT WITHOUT REMOVABLE INSERTS  
 WITHOUT CARBON MONOXIDE DETECTION SYSTEM  
 U.S. UNITS (PREDOMINANT)

**CAB INTERIOR (H THRU R)**

DEFAULT: ENGLISH, SPANISH, FRENCH  
 (2) STORAGE COMPARTMENTS AND NET RETAINERS W/CENTER MOUNTING FOR CB  
 PROVISIONS  
 PREMIUM STEREO, AM/FM, MP3, WEATHER BAND, BLUETOOTH  
 RADIO ANTENNA, CAB MOUNTED BEHIND LH DOOR  
 48" ANTENNA LEFT SIDE MIRROR MOUNTED  
 POWER LEADS (5-WAY BINDING POSTS FOR CB RADIO) IN HEADER CONSOLE  
 SPEAKER LOCATION, IN DOORS, MIDDLE HIGH SIDE PANEL  
 CB RADIO MOUNTING REINFORCEMENT IN HEADER CONSOLE  
 REAR WINDOW (FIXED TYPE)  
 EMERGENCY REFLECTOR KIT MOUNTED PARALLEL & CENTERED AGAINST BOC  
 STORAGE POUCH REAR  
 ALL CHASSIS KEYED AT RANDOM

**CAB INTERIOR (S THRU Z)**



Date 8/30/2021

Quote no. PICK2021000282A695

## In Progress

MACK-AIR, HIGH BACK, 4 CHAMBER AIR LUMBAR, BOLSTER, EXTENSION  
 DRIVER'S SEAT - STEEL GREY VINYL / CLOTH MIX  
 MACK-AIR, HIGH BACK, 1 CHAMBER AIR LUMBAR  
 PASSENGER'S SEAT - STEEL GREY VINYL  
 INBOARD MOUNTED ARM REST, DRIVER'S SEAT ONLY  
 LAP & SHOULDER (BOTH SEATS) ORANGE IN COLOR  
 STANDARD PACKAGE, STEEL GRAY (Package 11A)  
 KEY TYPE  
 2 SPOKE URETHANE GRIP, GUNMETAL SPOKES, W/O SWITCHES  
 HEATED TINTED WINDSHIELD, TINTED SIDE AND REAR WINDOW  
 TWO PIECE WINDSHIELD  
 2 SPEED ELECTRIC MOTOR W/INTERMITTENT FEATURE & ARCTIC WIPER BLADES

### CAB - SLEEPER BOX

Day Cab (No Sleeper)  
 W/O MATTRESS

### CAB EXTERIOR

WITH INSPECTION HATCH FOR SNOWPLOW HOOD  
 (2) MACK RECTANGULAR SINGLE TRUMPET, BRIGHT FINISH ALUMINUM W/SNOW SHIELDS  
 SINGLE TONE  
 OMIT CONVEX MIRRORS  
 BULLDOG STYLIZED MIRRORS - LH & RH HEATED & MOTORIZED W/INTEGRAL CONVEX  
 MIRROR  
 8" ROUND BF FENDER MTD W/SS BRACKETS & ADJ. ARMS R.H. & L.H. (Same as 15H2001)  
 OMIT CONVEX MIRRORS  
 SUN VISOR, EXTERIOR, FIBERGLASS (PAINTED)  
 BF EXTERIOR CAB GRAB HANDLES, BLACK GRAB HANDLE RH INTERIOR WINDSHIELD

### POST

BRIGHT FINISH GRILLE W/O SURROUND RADIATOR MOUNTED  
 GRAY AIR INTAKE WITH BLACK HOOD LATCHES  
 AUXILIARY WINDOW IN RH DOOR

### AERODYNAMIC DEVICES

WITHOUT FRONT AERODYNAMIC FAIRINGS

### WHEELS & TIRES

ADVANCED LOW ROLLING RESISTANCE, BEST FUEL ECONOMY  
 315/80R22.5 L CONTINENTAL HAU3 WT (20000 lbs)  
 22.5x9.00 ALCOA 89U63x CLEAN BUFFED, ALUMINUM, 4.06" OFFSET, 10 HAND HOLE  
 BASIC ROLLING RESISTANCE, POOR FUEL ECONOMY  
 12R22.5 H MICHELIN XDN2 (27120 lbs) (DRIVE ONLY)



Date 8/30/2021

Quote no. PICK2021000282A595

## In Progress

22.5x8.25 ALCOA 88565x SEVERE SERVICE, CLEAN BUFFED ALUMINUM, 6.60" OFFSET, 10  
 HAND HOLE  
 DRIVE WHEEL STUDS LONGER LENGTH  
 WHEEL NUT BASIC FINISH, REAR  
 STANDARD VALVE STEMS AND CAPS  
 WITHOUT FRONT HUB/WHEEL TRIM  
 WITHOUT REAR HUB/WHEEL TRIM  
 WITHOUT WHEEL (LUG) WRENCH

### COMMUNICATION SYSTEMS

CO-PILOT DISPLAY, DRIVER ACCESS LEVEL 1  
 W/O NAVIGATION/COMM DEVICE  
 TELEMATICS GATEWAY, 4G/LTE AND WLAN SYSTEM WITH DIAGNOSTIC SERVICES  
 WITHOUT SOFTWARE DOWNLOAD PASSWORD  
 WITHOUT SOFTWARE DOWNLOAD NOTIFICATION

### ENGINE ELECTRONICS

WITHOUT ENGINE SOFTWARE SETTINGS  
 OIL PRESSURE, ENGINE SHUTDOWN  
 COOLANT TEMP, ENGINE SHUTDOWN  
 ENGINE PROTECTION (SHUTDOWN)  
 IDLE CONTROL, 650 RPM  
 INCREASE 10 MINUTE MAXIMUM TIME  
 IDLE SHUTDOWN ABS TAMPER CHECK, ENABLED  
 ENGINE IDLE COOLDOWN, DISABLE  
 ENGINE IDLE SHUTDOWN, DISABLE  
 30 SEC IDLE S/D WARNING TIME  
 38C DEG (100F), WARM UP TEMP DELAY  
 5 MIN. WARM UP TIME DELAY  
 ENGINE IDLE SHUTDOWN TIME OVERRIDDEN IF PTO ACTIVE  
 ENG IDLE SHUTDOWN TIME OVERRIDDEN IF TORQUE > THAN LIMIT  
 IDLE SHUTDOWN OVERRIDE UPTO 20% ENGINE LOAD THRESHOLD  
 AMBIENT TEMP MIN TRESHOLD, 16 DEG C, (60 DEG F)  
 AMBIENT TEMP MAX TRESHOLD, 27 DEG C, (80 DEG F)  
 ELECTRONIC HAND THROTTLE, MAX ROAD SPEED, 16 KM/H (10 MPH)  
 ELECTRONIC HAND THROTTLE, MAX ENGINE SPEED, 2100 RPM  
 ELECTRONIC HAND THROTTLE, MIN ENGINE SPEED, 700 RPM  
 ELECTRONIC HAND THROTTLE, SPEED RAMP RATE, 100 RPM/SEC

### TRANSMISSION ELECTRONICS



Date 6/30/2021

Quote no. PICK2021000282A595

## In Progress

DUMP/VOCATIONAL(223) - ALLOWS TRUCK TO BE PUT IN GEAR WITHOUT SERVICE BRAKE (FOR PAVING)

W/O ALLISON FUELSENSE 2.0 PROGRAMMING

ALLISON PARK BRAKE AUTO NEUTRAL-ALLOWS THE DRIVER TO ENGAGE GEAR PRIOR TO DISENGAGING THE PARK BRAKE

MACKCELLERATOR DISABLE

### VEHICLE ELECTRONICS

ACCELERATION LIMITING FEATURE, DISABLED

WITHOUT DRIVER PERFORMANCE PARAMETERS

DRIVER ID FUNCTION, DISABLED

ENGINE OVERSPEED, ALL CONDITIONS, TIME LOG IF ABOVE 2200 RPM

ENGINE OVERSPEED, FUELED, TIME LOG IF ABOVE 2100 RPM

VEHICLE OVERSPEED, ALL COND, TIME LOG IF ABOVE 75MPH (121KMH)

VEHICLE OVERSPEED, FUELED, TIME LOG IF ABOVE 70MPH (113KMH)

ENGINE IDLE DELAY TO START LOG, 2 MIN

PERIODIC TRIP LOG, DAY 1 OF THE MONTH

DETECTION OF SPEED SENSOR TAMPERING, ENABLE

ENG TORQUE LIMITED TO 50%, IF SPEED SENSOR TAMPER DETECTED

ENGINE HIGH IDLE SPEED IN UPPER GEARS, DISABLED

105 KM/H ROAD SPEED LIMITER(65 MPH)

105 KM/H PEDAL ROAD SPEED LIMITER (65MPH)

DISABLE POWER DIVIDER LOCK OUT (PDLO) ROAD SPEED LIMIT

POWER DIVIDER LOCK OUT (PDLO) ROAD SPEED LIMIT 8KMH (5MPH)

MAX CRUISE, 105 KPH (65 MPH)

MIN CRUISE, 32 KPH (20 MPH)

ENG BRK ENGAGE IN CRUISE, 3 MPH, ABOVE SET SPEED

CRUISE CONTROL

### PTO ELECTRONICS

PTO 1ST, SINGLE SPEED SETTING, 1000 RPM

1ST PTO, MAX ROAD SPEED, 10 MPH (16 KPH)

PTO 1ST, SPEED RAMP RATE 100 RPM/SEC

PTO 1ST, MAX ENGINE SPEED, 2100 RPM

PTO 1ST, ROAD SPEED LIMIT, 97 KMH (60 MPH)

PTO 1ST, MINIMUM ENGINE SPEED, 600 RPM

PTO 1ST, AUTO SET SINGLE SPEED, DISABLE

PTO 2ND, SINGLE SPEED SETTING, 1000 RPM

2ND PTO, MAX ROAD SPEED, 10 MPH (16 KPH)

PTO 2ND, SPEED RAMP RATE 100 RPM/SEC

PTO 2ND, MAX ENGINE SPEED, 2100 RPM



Date 6/30/2021

Quote no. PICK2021000282A695

**In Progress**

PTO 2ND, ROAD SPEED LIMIT, 97 KMH (60 MPH)  
 PTO 2ND, MINIMUM ENGINE SPEED, 600 RPM  
 PTO 2ND, AUTO SET SINGLE SPEED, DISABLE

**PAINT**

SINGLE COLOR  
 SOLID PAINT  
 MACK WHITE; P9188  
 PAINT - CAB, URETHANE CLEAR COAT  
 SAME AS FIRST COLOR - CAB  
 SAME AS FIRST COLOR - HOOD  
 SAME AS FIRST COLOR - SUN VISOR  
 MACK BLACK (URETHANE)  
 PAINT BUMPER SAME COLOR AS CHASSIS RUNNING GEAR  
 SAME AS CHASSIS RUNNING GEAR  
 SAME AS CHASSIS RUNNING GEAR

**BASE WARRANTY & PURCHASED COVERAGES**

HEAVY DUTY WARRANTY CLASSIFICATION  
 HEAVY DUTY STANDARD BASE COVERAGE 12 MONTHS/100,000 MILES (161,000 KM)  
 EPA (only) for Mack MP7 / MP8 Diesel  
 MACK MP7/MP8 BASE ENGINE COVERAGE 24 MONTHS / 250,000 MILES (402,000KM)  
 US and CANADA EQUIPPED VEHICLE EMISSION COMPONENTS COVERAGE 60  
 MONTHS/100,000 MILES (161,000 KM)  
 ALLISON TRANSMISSIONS (Contact Allison Transmission for standard warranty and extended  
 coverage data  
 STANDARD MACK HEAVY DUTY COVERAGE 60 MONTHS / 500,000 (804,672 KM)  
 AIR CONDITIONING STANDARD COVERAGE (Sealed System Only) 12 MONTHS UNLIMITED  
 MILEAGE  
 STANDARD NORMAL / HEAVY DUTY CHASSIS TOWING 90 DAYS OR 5,000 MILES  
 STANDARD MACK ENGINE TOWING COVERAGE 24 MONTHS/250,000 MILES (402,000 KM)  
 24 MONTH - GUARDDOG CONNECT WITH MACK OTA (with ASIST and Mack OneCall))  
 WITHOUT PREPAID API  
 W/O CUSTOM/BUNDLED PURCHASE COVERAGE OPTION

**Market Extras**

22A Freight (28)  
 22A Price Escalator (Granite 22A)

**Internal Workshop**

pac  
 1 rearspare tire and wheel



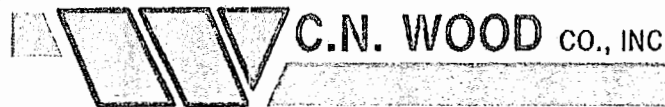
### In Progress

allison total 5 year warranty  
mack engine plan 2 WEATS 5 year  
mack chassis plan 2 years 100,000 miles  
mack axle carrier plan 5 years  
engine tow warranty only  
floor mats and lcc  
gbpc  
city graphics \$1000 allowance  
gps parts only  
trigger for air cab clean out  
4 ignition keys  
battery blankets

Date 6/30/2021

Quote no. PICK2021000282A595





## MUNICIPAL AND CONTRACTORS' EQUIPMENT

200 Merrimac Street  
Woburn, MA 01801

## PROPOSAL

Tel. (781) 935-1919  
Fax (781) 937-9809

To: City of Newton – DPW  
110 Crafts Street  
Newton, MA 02548  
Attn: Travis Mosca Fleet Supervisor

Date:  
June 30, 2021

C.N. Wood Co. is pleased to offer the following budget quotation for purchase of an Epoke Spreader through the Sourcwell national procurement contract for your consideration.

Epoke S4900 Sirius Combi AST road speed related truck mounted spreader (driven by truck mounted hydraulic system) with the following standard features and included options:

49XX	stainless steel agitator with replaceable steel spring fingers
49XX	stainless steel delivery roller with 8mm steel cams
49XX	soft rubber base & standard spring base and spring base adjustment
49XX	conveyor belt
49XX	galvanized feed funnel and inspection ladder
49XX	central grease bank
608953	hydraulic fittings JIC -- 12 pressure & return- Dealer to supply hydraulic hoses
606162	large distribution box
608362	EpoMaster III controller with RS232 & card reader
609609	ground speed adapter
609026/27	wiring only for work light and wiring and beacon stems for two beacons
608765	hydraulic pressure gauge in machine house
608083	neutral gear
608XXX	auto stop fill, liquid level indicator and camlock coupling for liquid pump off
49XX	safety grate 4" X 4" with 8 degree slope
608134	level indicator for dry material

Epoke SH4900 Sirius Combi AST large hopper equipped as above with 2 X 405 gallon side tanks.

External front tanks are selected separately

4910 large 3m<sup>3</sup> + 1m<sup>3</sup> (7.2 cubic yard)

Select one of the following chute arrangements:

608774	Short chute arrangement for truck bed height 1072 - 1377 mm (42" to 54")
608773	Long chute arrangement for truck bed height 1415 - 1770 mm (55" to 70")

**Paint:** Spreaders are painted standard Epoke RAL 2011 orange.

**Options:**

External Front Tanks:

608193 265 gallon

605423 Electric symmetry

49XX Lighting includes LED Megabeam work light and two LED rotating orange beacons

**Sell Price – Does Not Include Installation . \$115,500.00**

**MOUNTED:.....\$25,200.00**

**TOTAL SELLING PRICE.....\$140,700.00**

By: Steve Russell  
Title: Sales Representative

J.C. MADIGAN INC.  
450 OLD UNION TURNPIKE  
LANCASTER, MA.

SALES DEPT.  
TEL. (978)847-2900  
FAX (978)847-0068

QUOTE: CITY OF NEWTON HWY DEPT.

TO SHAWN R @ BALLARD MACK

FROM JOHN DWYER

A) 40,000 LB CAPACITY SWAPLOADER MODEL SL-400 INSTALLED  
ON A CITY SUPPLIED CHASSIS WITH THE FOLLOWING  
EQUIPMENT

- 1) (2) TRANSMISSION MOUNTED HOTSHIFT CENTRAL HYDRAULICS (1) FOR SWAPLOADER FUNCTIONS & 4-WAY PLOW (1) EPOCH FUNCTIONS W/ FUNCTION VALVE TO ALLOW RETURN TO SUPPLY WHEN NOT BEING USED
- 2) POLY REAR TANDEM FENDERS W/ REAR MUDFLAPS
- 3) BACKUP ALARM 102dba / BUYER'S B95W BACKUP SWITCH
- 4) REAR PINTLE PLATE ASSEMBLY WITH D-RINGS, (3) LIGHT STAINLESS BOXES W/ (4) LED FLASHERS & (2) LED ST/TL/BU'S, & RECESSED LED TRUCKLITE #5070 & 5071
- 5) (2) FRAME MOUNTED 48" STAINLESS BAWER TOOL BOXES
- 6) STAINLESS FRAME MOUNTED BOC TO PINTLE SPILL PLATE
- 7) REAR BACKUP CAMERA W/ IN-CAB COLOR DISPLAY
- 8) REAR CUSTOM PAINTED STEEL CABGUARD W/ SCREENED WINDOW & (2) LED ECCEW2112 WORKLIGHTS
- 9) CAB ROOF MTD. WHELEN MINI LIBERTY II LIGHT BAR
- 10) (2) REAR MOUNTED LED WORK/BACKUP LIGHTS ECCEW2112
- 11) FRAME MOUNTED CHOCK BLOCK HOLDERS & CHOCKS
- 12) VENTSHADE BRAND WINDOW SHADES INSTALLED
- 13) PEDISTAL MOUNT CUSTOMER SUPPLIED EPOCH CONTROLS & FRAME MOUNTED CONTROL VALVES
- 14) IN-CAB MOUNTED ROADWATCH DISPLAY W/ MIRROR MOUNTED SENSOR

PRICE \$81300.00

OPTIONS:

- A) EVEREST POWER TILT PLOW FRAME MODEL PT W/ HOOD MOUNTED LED ABL PLOWLIGHTS ON STAINLESS STEEL MOUNTS, PIN ON CLAMP JAW ADAPTER, AND WHELEN IONA FLASHERS

PRICE \$10750.00

B) 10' EVEREST R120TEL3654SH-(V) VORTEX STYLE STEEL  
SNOW PLOW W/ CUTTING EDGE, GUIDEPOLES, CURB  
SHOES, WEAR SHOES, AND CLAMP JAW OSCILLATOR BAR.

PRICE \$11250.00

NOTE!! 146" CT , FRAME EXT.,(2) CLEAR PTO PROV., (6) AUX DASH  
SWITCHES, PLOWLIGHT PREP

**BODY MOUNTING OPTIONS**

A) INSTALL A SUPPLIED EPOCH W/ NEW SWAPLOADER SKID & ROLLERS W/  
ELECTRICAL AND HYDRAULIC CONNECTIONS INSTALLED ADD \$7500.00

B) REMOVE EXSISTING SKID FROM USED SUPPLIED EPOCH INSTALL  
SWAPLOADER SKID & ROLLERS W/ ELECTRICAL AND HYDRAULIC  
CONNECTIONS INSTALLED ADD \$10,000.00

C) CONVERT (if possible) EXSISTING STELLAR SKID MOUNTED ON A USED  
SUPPLIED EPOCH W/ ELECTRICAL AND HYDRAULIC CONNECTIONS  
INSTALLED ADD \$4500.00

APPROVAL \_\_\_\_\_ DATE \_\_\_\_\_

PO# \_\_\_\_\_

06/30/2021

CITY OF NEWTON

IN CITY COUNCIL

DRAFT

ORDERED:

That for the purpose of the costs associated with purchasing two 10-wheel swap loader trucks there be and hereby is appropriated and authorized to be borrowed under and pursuant to Chapter 44, Section 7(1) of the Massachusetts General Laws, as amended and supplemented or pursuant to any other enabling authority, the sum of seven hundred twenty-five thousand dollars (\$725,000), said amount to be expended under the direction of the Commissioner of Public Works.

Any premium received upon the sale of the bonds or notes, less the cost of preparing, issuing and marketing them, and any accrued interest received upon the delivery of the bonds or notes shall be: (i) applied, if so provided in the loan authorization, to the costs of the project being financed by the bonds or notes and to reduce the amount authorized to be borrowed for the project by like amount; or (ii) appropriated for a project for which the city has authorized a borrowing, or may authorize a borrowing, for an equal or longer period of time than the original loan, including any temporary debt.

Under Suspension Rules  
Readings Waived and Approved  
DRAFT

(SGD) NADIA KHAN  
Acting City Clerk

(SGD) RUTHANNE FULLER  
Mayor

Date: \_\_\_\_\_



Ruthanne Fuller  
Mayor

City of Newton, Massachusetts  
Office of the Mayor

284-21

Telephone  
(617) 796-1100  
Fax  
(617) 796-1113  
TDD/TTY  
(617) 796-1089  
Email

rfuller@newtonma.gov

Honorable City Council  
Newton City Hall  
1000 Commonwealth Avenue  
Newton, MA 02459

Honorable City Councilors:

I respectfully submit this docket item to this Honorable Council requesting the authorization to borrow up to \$20,837,000 in interest free loans from the Massachusetts Water Resources Authority (MWRA) Phase 3 water loan program. In 2020, the MWRA initiated another 10-year water loan program, called the Local Water System Assistance Program Phase 3. Newton is authorized to borrow up to \$2,083,700 per year in interest free 10-year loans, for a total of \$20,837,000. Yearly loans are paid in 10 equal installments annually. This new program will extend from 2022 to 2032.

This proposed borrowing will allow Public Works to implement a portion of the water main improvements as outlined in the 5-year Capital Improvement plan. Upgrading our water system will ensure the delivery of superior water quality through pipe replacement and cleaning and lining projects.

Since 1998, the City has participated in the MWRA's Local Water Pipeline Assistance Program. Total borrowing by Newton was \$25,860,190 in interest free loans in MWRA's Phase 1, and \$13,602,000 in interest free loans in MWRA's Phase 2. The current program for Newton will end in the fall of 2021.

Newton has approximately 319 miles of public water supply pipeline. Approximately 184 miles of our water mains are now lined. The City has approximately 135 miles of unlined water pipe remaining to be rehabilitated (42%). Through the use of a sophisticated Hydraulic Model, our water projects have been and will continue to be prioritized and planned based on age and hydraulic capacity. Through this borrowing authority, an additional 20 miles of water main will be rehabilitated over the next 10 years.

Please see the attached memo from Public Works Commissioner McGonagle. The Treasurer will submit a request to Bond Council for language to be provided to the Clerk's Office for inclusion in this docket item.

Thank you for your consideration of this matter.

Sincerely,

Mayor Ruthanne Fuller

RECEIVED  
2021 JUL - 6 PM 4:42  
CITY CLERK  
NEWTON, MA. 02459  
July 6, 2021

DEPARTMENT OF PUBLIC WORKS  
OFFICE OF THE COMMISSIONER  
1000 Commonwealth Avenue  
Newton Centre, MA 02459-1449

Ruthanne Fuller  
Mayor

April 30, 2021

To: Jonathan Yeo, Chief Operating Officer  
Maureen Lemieux, Chief Financial Officer

From: James McGonagle, Commissioner

Subject: Request for Water Funds Borrowing Authorization, \$20,837,000  
MWRA Local Water System Assistance Program Phase 3

I respectfully request an authorization to borrow up to \$20,837,000 in interest free loans from the Massachusetts Water Resources Authority (MWRA) Phase 3 water loan program. In 2020, the MWRA initiated another 10-year water loan program, called the Local Water System Assistance Program Phase 3. Newton is authorized to borrow up to \$2,083,700 per year in interest free 10-year loans, for a total of \$20,837,000. Yearly loans are paid in 10 equal installments annually. This new program will extend from 2022 to 2032.

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Pending your approval, the Treasurer will submit a request to Bond Council which will be provided to the Clerk's Office for inclusion as a docket item to the Honorable City Council.

cc: Susan Dzikowski, Comptroller  
Shawna Sullivan, DPW Chief of Staff  
Louis M. Taverna, P.E., City Engineer  
Theodore Jerdee, Director of Utilities  
Doug Valovcin, Deputy Director of Utilities  
Jack Cowell, DPW Finance Director

CITY OF NEWTON

IN CITY COUNCIL

DRAFT

ORDERED:

That, in accordance with the recommendation of the Public Facilities Committee through its Chair Alison M. Leary and the Finance Committee through its Chair Rebecca Walker Grossman, the Commissioner of Public Works be and is hereby authorized to borrow in an amount not to exceed twenty million eight hundred thirty-seven thousand dollars (\$20,837,000) received from the Massachusetts Water Resources Authority for the purpose of funding sewer improvements as outlined in the City's Water/Sewer Strategic Plan.

Under Suspension Rules  
Readings Waived and Approved  
DRAFT

(SGD) NADIA KHAN  
Acting City Clerk

(SGD) RUTHANNE FULLER  
Mayor

Date: \_\_\_\_\_

CITY COUNCIL

#

CITY OF NEWTON

DOCKET REQUEST FORM

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

To: Clerk of the City Council

Date: 06/03/21

From (Docketer): Councilors Downs, Bowman

Address: 854 Chestnut St., Waban 02468

Phone: 617-969-7123

E-mail: adowns@newtonma.gov

RECEIVED  
2021 JUN -9 PM 12:14  
CITY CLERK  
NEWTON, MA. 02459

Additional sponsors: see below

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

COUNCILORS DOWNS...Requesting to amend Chapter 19 of City of Newton Ordinances to allow Newton North High School TIGER permit holders to park in the Austin Street Municipal lot without time restrictions or additional meter charges on school days.  
  
This change extends a trial in the field that removes TIGER parking on Lowell for pedestrian safety and give expanded room for parent drop-off while providing parking opportunities for the displaced permit holders in the Austin St. lot

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

- Fact-finding & discussion
- Appropriation, transfer,
- Expenditure, or bond authorization
- Special permit, site plan approval,
- Zone change (public hearing required)
- Ordinance change
- Resolution
- License or renewal
- Appointment confirmation
- Other: \_\_\_\_\_

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

- Programs & Services
- Zoning & Planning
- Public Facilities
- Finance
- Public Safety
- Land Use
- Real Property
- Special Committee
- No Opinion

4. This item should be taken up in committee:

- Immediately (Emergency only, please). Please state nature of emergency:  
TIGER permits are sold over the summer and the principal and NPD need a map to show permit holders where they may park
- 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



5. I estimate that consideration of this item will require approximately:

- One half hour or less
- More than one hour
- More than one meeting
- Up to one hour
- An entire meeting
- Extended deliberation by subcommittee

6. The following people should be notified and asked to attend deliberations on this item. (Please check those with whom you have already discussed the issue, especially relevant Department Heads):

City personnel

Citizens (include telephone numbers/email please)

- David Koses
- Marie Lawlor
- Liam Hurley or Stephanie Gilbert
- NNHS principal or designee
- Capt. Boudreau

- 
- 
- 
- 
- 

7. The following background materials and/or drafts should be obtained or prepared by the Clerk's office prior to scheduling this item for discussion:

draft ordinance from Solicitor Lawlor

8. I  have or  intend to provide additional materials and/or undertake the following research independently prior to scheduling the item for discussion. \*

(\*Note to docketer: Please provide any additional materials beyond the foregoing to the Clerk's office by 2 p.m. on Friday before the upcoming Committee meeting when the item is scheduled to be discussed so that Councilors have a chance to review all relevant materials before a scheduled discussion.)

Please check the following:

- 9.  I would like to discuss this item with the Chairman before any decision is made on how and when to proceed.
- 10.  I would like the Clerk's office to contact me to confirm that this item has been docketed. My daytime phone number is:
- 11.  I would like the Clerk's office to notify me when the Chairman has scheduled the item for discussion.

Thank you.

Andreae Downs  
Signature of person docketing the item

[Please retain a copy for your own records]

Docket #            DRAFT FOR DISCUSSION (added language in red and underscored)

Chapter 19, Article VII, Division 2 PARKING METERS

Sec. 19-196. Enforcement.

It shall be the duty of the police department to take the parking meter number and the registration number of all vehicles whose operators violate the provisions pertaining to parking meters and to prosecute such violations under applicable law.

(a) Parking meters shall be in operation for the regulation of parking in parking meter zones Monday through Saturday from 8:00 a.m. to 6:00 p.m., except Sundays and legal holidays, during which time no time limits or fees shall be in effect, except for locations designated in section 19-196(b), where alternative enforcement times are specified.

(b) Parking meters shall be in operation for the regulation of parking meter zones Monday through Friday from 8:00 a.m. to 6:00 p.m. except Sundays and legal holidays, during which no time limits or fees shall be in effect, at the following locations:

Austin Street Parking Area

(c) On school days, no time limits or fees shall be in effect at any meter in the Austin Street Parking Area for vehicles properly displaying a valid Newton North High School Tiger Permit.

Draft Ordinance for Docket Item # 197-21

Firearms Prohibited on City Property

1. It shall be prohibited for any person to carry a firearm on their person, loaded or unloaded:
  - a) within a building owned by and under the control of the City of Newton;
  - b) in a park, recreation area or recreation facility owned by and under the control of the City of Newton or its agents;
  - c) on any public street, sidewalk or public way closed pursuant to a permit for block parties, street festivals or other neighborhood function under these Ordinances, during the duration of the permitted closure of the street, sidewalk or public way.
2. This ordinance shall not apply to sworn law enforcement officers.
3. This ordinance shall not apply to any building owned by the City and operated as public housing.
4. Violations of this section shall be punishable by a fine of three hundred dollars (\$300.00) per day. Each day a violation continues shall constitute a separate offense. Where non-criminal disposition of this section by civil fine has been provided for in sections 17-22 and 17-23 of these revised Ordinances, as amended, pursuant to the authority granted by G.L. c. 40, section 21D, said violation may be enforced in the manner provided in such statute. The civil penalty for each such violation is set forth in section 17-23(d).



Ruthanne Fuller  
Mayor

City of Newton, Massachusetts  
Office of the Mayor

253-21

Telephone  
(617) 796-1100

Fax

(617) 796-1113

TDD/TTY

(617) 796-1089

Email

rfuller@newtonma.gov

June 14, 2021

Honorable City Council  
Newton City Hall  
1000 Commonwealth Avenue  
Newton, MA 02459

Honorable City Councilors:

I respectfully submit this docket item to this Honorable Council a request to petition the General Court for special legislation to increase the number of years the City of Newton is authorized to lease the West Newton Armory from the current period of sixty-five (65) years (as authorized by special legislation Acts 1981, c. 330) to a period of up to ninety-nine (99) years."

By Order No. 65-20 dated February 1, 2021, the City Council authorized the lease of the West Newton Armory for the purposes of developing 100% permanently affordable housing. The Council's Order recommended that the term of such lease be "sixty-five (65) years, or such longer term as permitted by Special Legislation."

The Planning and Development Department has retained the services of Affirmative Investments, Inc. ("AI") to provide consultant support regarding the feasibility of constructing affordable housing at the Armory site. AI has advised that in order for a developer to access Low-Income Housing Tax Credits, the developer will need a long-term lease interest of ninety-nine (99) years.

Special legislation authorizing the City to lease the Armory for a term of up to ninety-nine (99) years will contribute to the ultimate success of the development of the Armory for 100% affordable housing.

Thank you for your consideration of this matter.

Sincerely,

Mayor Ruthanne Fuller

RECEIVED  
2021 JUN 14 PM 4:42  
CITY CLERK  
NEWTON, MA. 02459



Ruthanne Fuller  
Mayor

**City of Newton, Massachusetts**  
Department of Planning and Development  
1000 Commonwealth Avenue Newton, Massachusetts 02459

Telephone  
(617) 796-1120  
Telefax  
(617) 796-1142  
TDD/TTY  
(617) 796-1089  
[www.newtonma.gov](http://www.newtonma.gov)

Barney Heath  
Director

May 7, 2021

Dear Mayor Fuller,

This letter is to request that you docket the following item with the City Council related to the acquisition of the West Newton Armory from the Commonwealth:

*"I respectfully submit a docket item to your Honorable Council for consideration of a request to petition the General Court for special legislation to increase the number of years the City of Newton is authorized to lease the West Newton Armory from the current period of sixty-five (65) years (as authorized by special legislation Acts 1981, c. 330) to a period of up to ninety-nine (99) years."*

As you know, by Order No. 65-20 dated February 1, 2021, the City Council authorized the lease of the West Newton Armory for the purposes of developing 100% permanently affordable housing. The Council's Order recommended that the term of such lease be "sixty-five (65) years, or such longer term as permitted by Special Legislation."

The Planning and Development Department has retained the services of Affirmative Investments, Inc. ("AI") to provide consultant support regarding the feasibility of constructing affordable housing at the Armory site. AI has advised that in order for a developer to access Low-Income Housing Tax Credits, the developer will need a long-term lease interest of ninety-nine (99) years (see letter from AI attached hereto).

Special legislation authorizing the City to lease the Armory for a term of up to ninety-nine (99) years will contribute to the ultimate success of the development of the Armory for 100% affordable housing.

Thank you for your consideration of this matter.

Sincerely,

*Barney Heath*

Barney Heath  
Director

DRAFT

AN ACT AUTHORIZING THE CITY OF NEWTON  
TO LEASE THE WEST NEWTON ARMORY  
FOR A TERM OF YEARS NOT EXCEEDING  
NINETY-NINE YEARS

Be it enacted as follows:

Section 1. Notwithstanding the provisions of section three of chapter forty of the general laws chapter 330 of the Acts of 1981, or of any other law to the contrary, the City of Newton is hereby authorized to lease the West Newton Armory for a term of years not exceeding ninety-nine years.

Section 2. This act shall take effect upon its passage.

DRAFT



**AFFIRMATIVE**  
INVESTMENTS

April 21, 2021

Eamon Bencivengo  
Housing Development Planner  
Department of Planning & Development  
City of Newton

Re: Lease of West Newton Armory for Affordable Housing

Eamon:

The key funding tool for building affordable housing at the West Newton Armory site will be access to the Low-Income Housing Tax Credit (LIHTC), which is a federal resource awarded by the State's Department of Housing and Community Development. In order to be eligible for the LIHTC credit, the developer must be deemed to "own" the building.

A lease interest can satisfy the "ownership" test if it is very long term. The standard for such a long-term lease is 99 years. AI understands that there is special legislation authorizing the City of Newton to lease buildings for up to 65 years. Unfortunately, a 65-year lease does not satisfy the eligibility requirements for the receipt of the LIHTC.

In order to facilitate the successful development of 100% affordable housing at the site and to make the RFP attractive to developers, we recommend that the City of Newton seek authorization from the State Legislature to lease the West Newton Armory site and building for a term of up to 99 years.

Sincerely,

David M. Ennis  
President, Affirmative Investments, Inc.



Ruthanne Fuller  
Mayor

**City of Newton, Massachusetts**  
Department of Planning and Development  
1000 Commonwealth Avenue Newton, Massachusetts 02459

**#253-21**  
Telephone  
(617) 796-1120  
Telefax  
(617) 796-1142  
TDD/TTY  
(617) 796-1089  
www.newtonma.gov

Barney S. Heath  
Director

---

**MEMORANDUM**

**DATE:** July 9, 2021

**TO:** Councilor Krintzman, Chair  
Members of the City Council Programs & Services Committee

**FROM:** Barney S. Heath, Director of Planning and Development  
Amanda Berman, Director of Housing & Community Development  
Eamon Bencivengo, Housing Development Planner

**RE:** **Request for Special Legislation Authorizing Extension of Lease Term for West Newton Armory**

**CC:** Mayor Ruthanne Fuller  
Jonathan Yeo, Chief Operating Officer  
Andrew Lee, Assistant City Solicitor

---

By order dated February 1, 2021 (the "Order"), the City Council authorized the Mayor to lease the West Newton Armory for the purposes of developing the property into 100% affordable housing. The City has issued a Request for Proposals from responsible and experienced developers to partner with the City in the development of the Armory.

Based on consultation with the City's housing feasibility consultant for the Armory project, Affirmative Investments, the Planning and Development Department understands that prospective developers require a long-term lease interest of at least 99 years in order to access Low-Income Housing Tax Credits. The Tax Credits are a critical tool in funding the development of affordable housing.

Currently, the City has the authority to lease City property with buildings for a term of up to 65 years. In anticipation of the need for a longer lease term, in the Order the City Council recommended that the term of the lease be "sixty-five years, or such longer term as permitted by Special Legislation."



The Planning and Development Department respectfully requests that the City Council authorize the Mayor to seek special legislation authorizing the lease of the Armory for a term of up to ninety-nine (99) years.

**Attachments:**

- Letter from Affirmative Investments dated 4/21/21
- Docket Letter Request from Planning Director to Mayor dated 5/7/21

CITY COUNCIL

# \_\_\_\_\_

RECEIVED

CITY OF NEWTON

2021 JUN 21 PM 1:43

DOCKET REQUEST FORM

**DEADLINE NOTICE:** Council Rules require items to be docketed with the Clerk of the Council NO LATER THAN 4:45 P.M. ON THE MONDAY PRIOR TO A FULL COUNCIL MEETING.

NEWTON, MA. 02459

To: Clerk of the City Council

Date: June 21, 2021

From (Docketer): Lara Kritzer, Community Preservation Program Manager

Address: Planning Department, Newton City Hall, 1000 Commonwealth Avenue Newton MA 02459

Phone: 617-796-1144

E-mail: lkritzer@newtonma.gov

Additional sponsors: Community Preservation Committee

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

Recommendation from the Community Preservation Committee for the allocation of \$441,755.29 from the Community Preservation Act FY22 Historic Resource Reserve Fund Account to the control of the Planning & Development Department to provide the remaining recommended funding needed to complete the Grace Episcopal Church Tower Restoration project for the stabilization and preservation of the historically significant ca. 1872 conical stone spire, tower and belfry.

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

- Fact-finding & discussion
- Appropriation, transfer,
- Expenditure, or bond authorization
- Special permit, site plan approval,
- Zone change (public hearing required)
- Ordinance change
- Resolution
- License or renewal
- Appointment confirmation
- Other: \_\_\_\_\_

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

- Programs & Services
- Zoning & Planning
- Public Facilities
- Finance
- Public Safety
- Land Use
- Real Property
- Special Committee
- No Opinion

4. This item should be taken up in committee:

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

\_\_\_\_\_

- 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

5. I estimate that consideration of this item will require approximately:

- One half hour or less
- More than one hour
- More than one meeting
- Up to one hour
- An entire meeting
- Extended deliberation by subcommittee

6. The following people should be notified and asked to attend deliberations on this item. (Please check those with whom you have already discussed the issue, especially relevant Department Heads):

City personnel

Citizens (include telephone numbers/email please)

Lara Kritzer

Leah Gassett - warden@gracenewton.org

Barney Heath

Scott Aquilina - sbaquilina@gmail.com

\_\_\_\_\_

Austin Stewart - austinjstewart@gmail.com

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

7. The following background materials and/or drafts should be obtained or prepared by the Clerk's office prior to scheduling this item for discussion:

8. I  have or  intend to provide additional materials and/or undertake the following research independently prior to scheduling the item for discussion. \*

Updated June 21, 2021 CPC Funding Recommendation includes a link to the full proposal on the City's website and a copy of the Oct. 13 presentation of the project to the CPC.

(\*Note to docketer: Please provide any additional materials beyond the foregoing to the Clerk's office by 2 p.m. on Friday before the upcoming Committee meeting when the item is scheduled to be discussed so that Councilors have a chance to review all relevant materials before a scheduled discussion.)

Please check the following:

- 9.  I would like to discuss this item with the Chairman before any decision is made on how and when to proceed.
- 10.  I would like the Clerk's office to contact me to confirm that this item has been docketed. My daytime phone number is:
- 11.  I would like the Clerk's office to notify me when the Chairman has scheduled the item for discussion.

Thank you.

Lara Kritzer  
Signature of person docketing the item

[Please retain a copy for your own records]



Ruthanne Fuller  
Mayor

## City of Newton, Massachusetts

Department of Planning and Development  
1000 Commonwealth Avenue Newton, Massachusetts 02459

**280-21**

Telephone  
(617) 796-1120  
Telefax  
(617) 796-1142  
TDD/TTY  
(617) 796-1089  
[www.newtonma.gov](http://www.newtonma.gov)

Barney S. Heath  
Director

---

### Community Preservation Committee Revised Funding Recommendation for the Grace Episcopal Tower Restoration Project

**Date:** June 21, 2021  
**From:** Community Preservation Committee  
**To:** The Honorable City Council  
**CC:** The Honorable Mayor Ruthanne Fuller

This recommendation is a continuation of the Community Preservation Committee's (CPC) January 2021 recommendation to use CPA funding to complete the Grace Episcopal Tower Restoration Project. The funding recommendation proposed to use the CPA program's Historic Reserve Accounts to cover all of the project's costs, including \$441,755.29 from the FY22 Historic Resource Reserves which the Committee later learned could not be approved for use until after July 1, 2021. On April 20, 2021, City Council approved the use of \$991,244.71 in existing Historic Resource Reserve funds for the project with the understanding that the remaining funding would be docketed for approval at the start of FY22. The intent of the present recommendation is to request approval for the allocation of the FY22 Historic Resource funding to the Grace Episcopal Church's Tower Restoration project as originally requested.

**PROJECT GOALS & ELIGIBILITY** Grace Episcopal Church submitted a proposal in August 2020 for CPA historic resource funding in the amount of \$1,433,000 for the stabilization and preservation of the conical stone tower located in the southeast corner of the structure. Due to a structural defect, the tower has deteriorated to the extent that it is now a public safety risk. Designed by Architect Alexander Rice Esty, the ca. 1872 stone tower and surrounding campus is considered to be of "outstanding architectural quality" (Newton NRHP Nomination) and is listed on the State and National Registers of Historic Places as part of the Farlow and Kenrick Parks National Register Historic District. The tower is a prominent historic resource and a significant element of the neighborhood's visual landscape.

This project is eligible for CPA funding for the restoration/rehabilitation of an Historic Resource as it is listed on both the State and National Historic Registers and is also supported by the Newton Historical Commission as a locally significant structure.

[www.newtonma.gov/cpa](http://www.newtonma.gov/cpa)

Lara Kritzer, Community Preservation Program Manager  
[lkritzer@newtonma.gov](mailto:lkritzer@newtonma.gov) 617.796.1144

**RECOMMENDED FUNDING** At the CPC’s regularly scheduled meeting on Tuesday, October 13, 2020, the Community Preservation Committee recommended, with a vote of 6 to 2 with one abstention, the appropriation of \$1,433,000 in Community Preservation Act historic resource funds to the control of the Planning & Development Department for the completion of the tower restoration project at Grace Episcopal Church. As previously noted, the CPC’s recommendation proposed that all of the funding come from the City’s Historic Resource Reserve Accounts and in April 2021, the \$991,244.71 already in those accounts was allocated towards this work. The current recommendation requests that the final \$441,755.29 remaining from the original recommendation be allocated to the project from the FY22 Historic Resource Reserve Account.

Sources of CPA Funding	
<b>Current Funding Request to come from FY22 Historic Resource Reserve</b>	<b>\$441,755.29</b>
Funding Allocated to Project in FY21	\$991,244.71
<b>Total CPA Funding</b>	<b>\$1,433,000</b>

**SPECIAL ISSUES CONSIDERED BY THE CPC**

In bringing forward its original recommendation for this project, the CPC addressed the question of whether or not public CPA funding should be provided for the preservation of an historic property owned by a religious entity. Members agreed that there was no question that the tower was a significant historic and architectural resource within the community, a prominent visual and audible element of the neighborhood since its construction, and contributed to the historic character of the adjacent historic Farlow Park. After thoroughly discussing the elements listed below, the CPC made their determination based primarily on the fact that the project preserves a significant historic resource and met the requirements established by the enabling legislation for funding.

**Funding of Private/Religious Institutions:** During their review of the project, the CPC heard legal arguments both for and against the use of CPA public funding for religious institutions. It was noted that 91 CPA communities, including Boston and Cambridge, have funded the restoration of significant historic religious and institutional buildings based on their historic and architectural contributions to their neighborhoods and communities. The Massachusetts Anti-Aid amendment and its impact on the CPA funding of religious institutions was also reviewed during these meetings.

**Architectural and Historical Significance:** Grace Episcopal Church has been considered to be of architecturally and historically significance for as long as Newton has tracked its historic resources. The site was listed on the National Register of Historic Places as part of the Farlow and Kenrick Parks National Register District in 1999, having previously been noted for its “outstanding architectural quality” in the 1986 Historic Resource Inventory of Newton. The property has been a local landmark in Newton Corner since its construction, as shown on the 1878 bird’s eye view Map of Newton Corner included in the proposal. When the property was included in the Newton Corner Historic Neighborhood Walking Tour in 2002, the corner tower was again noted as an important local landmark. Numerous other planning and historic preservation documents prepared by the City over the years have noted the importance of its design, the prominence of its architect, Alexander Rice Esty, and the need to protect and preserve Newton’s many churches not only for their architectural and historical contributions to the area, but for their service as important community gathering spaces, polling centers, and multi-use open space facilities.

**Funding leverage & project costs:** This project meets the CPC's guidelines for public-private partnerships which request a 50/50 match to the CPA funds. The Applicant is currently working to meet this commitment through fundraising and has already received some state grant funding. The existing funding conditions require the Applicant to use less of the approved CPA funding if they raise more funds than initially expected.

In making this recommendation, the CPC also considered that while the CPA program's annual spending goal is to use at least 20% of its CPA funding for Historic Resource projects, only 17% of CPA funding has been used for this purpose over the life of the program.

**Community spaces & services:** The proposal details the extensive public use of this property as a meeting center, performance venue and local polling location. Grace Episcopal also has a long history of allowing non-profits to use other structures on their site, and an additional letter detailing the congregation's history in community engagement can be found on the website at: [www.newtonma.gov/civicax/filebank/documents/106924](http://www.newtonma.gov/civicax/filebank/documents/106924). The CPC also noted during their discussion that many historic resources provide a benefit to their neighborhood and community by contributing to the community's architectural and historic landscape and character.

**Project design & permitting:** The Applicant spent several years working closely with Structures North and other preservation and masonry experts to complete a thorough evaluation of the tower's existing condition and develop the proposed solutions. The resulting set of detailed elevations and drawings of the tower show where the damage is located and the proposed treatment methods. The proposed work meets the Secretary of the Interior's Standards for Preservation and Restoration as it will be restored and repaired using existing and in-kind materials, with new structural materials to be used only as needed on the interior of the structure.

#### **ADDITIONAL RECOMMENDATIONS** (*funding conditions*)

The following funding conditions were applied to the project when the original funding was approved in April 2021. No new conditions are proposed at this time.

1. Recommended CPA funds should be appropriated within 6 months and the project should be completed within 3 years after the date of its approval by City Council, with the understanding that these deadlines may be extended by submitting a written request to the CPC outlining the reason the extension is necessary and the proposed new deadline.
2. The Applicant has committed to raising funding for 50% of the project budget. If through grants or donations more funding is raised than is currently estimated, those additional funds will be used to reduce the CPA funding contribution to the project.
3. All funding for this project will be taken from the City's CPA Historic Resource Reserve accounts.
4. All CPA funding will be used solely for the restoration of the tower as a public element of the building which is visible from all surrounding public ways and park spaces. No funding can be used for the support of any religious activities, or for the restoration of any other elements of the building which are solely used for religious purposes.
5. The Applicant will be asked to update the CPC on the status of the project at regular intervals as requested. Periodic site visits to check the status of the restoration work may also be requested.
6. The CPC will hold 10% of the project's CPA funding until all restoration work is complete, at which time a final report and updated project budget must be submitted to the CPC for approval. The Applicant will be expected to present these materials at a public meeting of the CPC for their review and approval before the final funds are released.

7. The release of CPA funds will be governed by a grant agreement that includes but is not limited to the usual conditions for the phased release of CPA funds for historic resource projects, including a final report to the CPC and the return of unspent funds.
8. Any CPA funds appropriated but not used for the purposes stated herein should be returned to the Newton Community Preservation Fund.
9. The Applicant will give a preservation restriction to the City on the exterior elements of the building which are being restored with public funds and meet the other conditions usual for CPA-funded private construction projects (City-approved procurement process, final construction contract, building permit, etc.)
10. As the Applicant has committed to raising 50% of the project costs through grants, donations and other sources, CPA funding for this project will be released based on the percentage of funding raised by the Applicant at the time of the funding request using an agreed upon funding approval process to be included in the grant agreement.

**KEY OUTCOMES** The successful outcomes of this project will be the interior stabilization of the tower, using a patented system to replace the failing interior supports and prevent further deterioration, and the exterior restoration of the facades by repointing and replacing failed masonry elements to prevent water infiltration and damage in the future. The ultimate goal of this project is to fully restore the tower so that it can continue to be viewed and accessed again by the public.

#### **ATTACHMENTS**

- Tower Restoration Proposal submitted by Grace Episcopal Church on Aug. 14, 2020. (Due to the size of this document, a link has been included to its location on the project website: <http://www.newtonma.gov/civicax/filebank/documents/105631>)
- October 13, 2020 Presentation by Grace Episcopal Church to the Community Preservation Committee

Additional information not attached to this recommendation, including petitions and letters of support, are available on the CPC's website at:

<http://www.newtonma.gov/gov/planning/cpa/projects/gecsr.asp>





Grace Tower Restoration Project  
Newton's Community Preservation Committee  
October 13, 2020

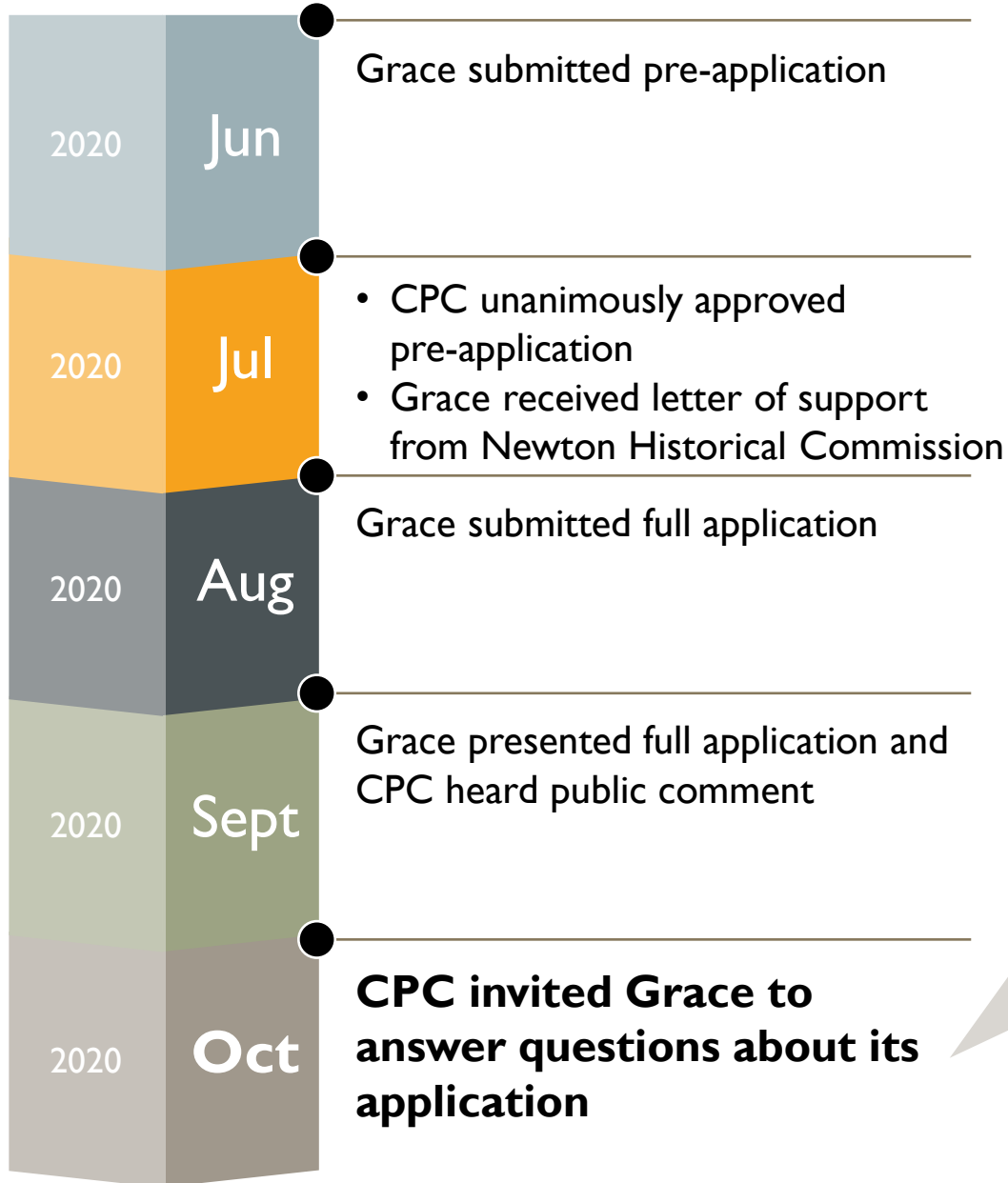


## Grace Tower Restoration CPC Application Recap



- Grace tower and the Eldredge chime have defined Farlow Park and Newton Corner for 147 years
- Listed on the National Register of Historic Places as part of the Farlow and Kenrick Parks Historic District, nominated by the City in 1982
- A design defect has rendered the tower unstable, creating an emergency situation and a threat to public safety
- Nine-bell Eldredge Chime is one of only two functioning chimes of its kind in Newton

## Background and Today's Agenda



CPC members and staff have asked Grace to discuss the following:

- Grace Church Eligibility
- Benefit to Newton
- Phasing of Revenue and Expenses
- Future Maintenance Budget
- Mayor's Perspective on Project
- Preservation Restriction

## ***Caplan v. Town of Acton*** **Three-Part Test**

1. Is motivating purpose of grant to aid a private entity?
2. Will grant have the effect of substantially aiding private entity?
3. Does grant avoid risks that prompted passage of the anti-aid amendment?



## *Caplan v. Town of Acton* Three-Part Test

1. Is motivating purpose of grant to aid a private entity?

**Purpose of grant is historic preservation**

2. Will grant have the effect of substantially aiding private entity?

**Grant will not substantially aid **Grace Church****

3. Does grant avoid risks that prompted passage of the anti-aid amendment?

**Grant Avoids Risks**

- **Would not infringe liberty of conscience**
- **Would not entangle government with religion**
- **Would not threaten civic harmony**







## Historic Preservation Benefits Communities

- Historic preservation is a legitimate public good
- Historic districts are desirable areas marked by population growth, cohesion and a strong sense of identity
- There is direct and indirect economic benefit to historic preservation (e.g., increased home values and greater appreciation, heritage tourism)
- There is a cost to NOT investing in historic preservation
- 81 municipalities in MA commit CPA funds to help preserve historic houses of worship. Newton has yet to do so.

**Grace Has Contributed to Newton for 147  
Years...  
and counting**

Sources:

Massachusetts Historical Commission, Economic Impacts of Historic Preservation in Massachusetts, May 2002

Massachusetts Historical Commission, Massachusetts State Historic Preservation Plan 2018-2022

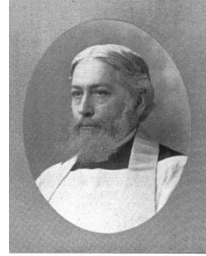
Metropolitan Policy Program, The Brookings Institution, Economics and Historic Preservation: A Guide and Review of the Literature

# Grace's Contributions to Newton 1870-1970

Stone Church  
and Tower  
Opens



1873



Rev. G. Shinn

1881



Newton Cottage  
Hospital

Rev G. Shinn and Mayor  
Pulsifer founded NCH,  
(now NWH)

Farlow Park

Land donated by Grace  
leader John Farlow, Rev  
Shinn supervises design



1880-83

1931



Newton Children's  
Library

Grace Church Member  
donates land.

Social Justice  
Affordable  
Housing

Rev Tom Lehman helps  
establish NCDF  
Grace co-founds CMM,  
Cooperative  
Metropolitan Ministries



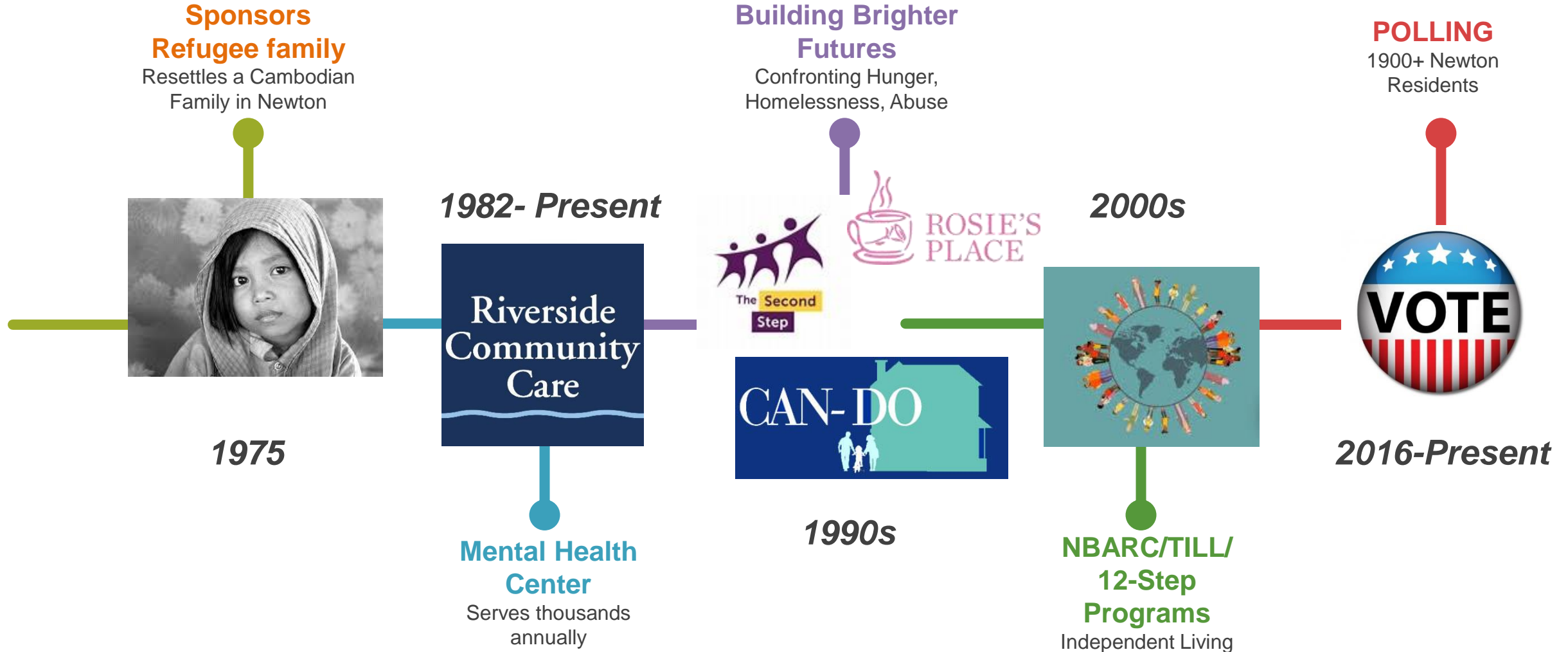
Cooperative Metropolitan Ministries

Faiths Uniting in Social Action Since 1966



1960s

# Grace's Contributions to Newton 1970-2020







## Project Budget – Source of Funds

### Stabilization and Restoration

### 2021–2022

	Phase I – Stabilization (2021)	Phase 2 – Restoration (2022)	Project Total
CPC	\$ 600,000	\$ 833,000	\$ 1,433,000
GRACE	500,000	483,000	<b>983,000</b>
Other Grants	<u>50,000</u>	<u>400,000</u>	<u>450,000</u>
<b>Total</b>	<b>\$ 1,150,000</b>	<b>\$ 1,716,000</b>	<b>\$ 2,866,000</b>



The CPC requested information about Grace Church’s past and future maintenance budgets for upkeep of our historic property.

We actively steward our historic property and are committed to:

- Preserving its architecture for the benefit of the historic district and for Newton and its residents.
- Making enhancements that enable the Newton community to benefit from our space in relevant and modern ways

### **Property Expenditures 2006 – 2020**

Average annual expense	\$96,000
Range of annual expenses	\$40,000 - \$231,000

### **Added Budget for Tower Maintenance**

Annual reserve for tower	\$15,000
Tower reserve over 25 years	\$375,000
Tower reserve over 50 years	\$750,000

In follow up to the CPC's request, Grace leadership reached out to Mayor Ruthanne Fuller's office on two occasions to solicit her perspectives on the proposed project.

### Mayor Fuller's Response

*“Mayor Fuller must respectfully decline your offer to meet with her about the bell tower project. **The CPC has a lot of independent authority in their decision making power** and the Mayor does not think it is appropriate to influence their process by meeting with members of the church to discuss the proposal prior to the vote.”*



Middlesex South Registry of Deeds

DATE 1/19/99 TIME 9:16 DOC# 154

PRESERVATION RESTRICTION AGREEMENT  
between the COMMONWEALTH OF MASSACHUSETTS  
by and through the MASSACHUSETTS HISTORICAL COMMISSION  
and the Grace Church

The parties to this Agreement are the Commonwealth of Massachusetts, by and through the Massachusetts Historical Commission located at the Massachusetts Archives Building, 220 Morrissey Boulevard, Boston, Massachusetts 02125, hereinafter referred to as the Commission, and the Grace Church 76 Eldredge Street, Newton Corner, Ma. hereinafter referred to as the Grantor.

In 1999, the Massachusetts Historical Commission placed a **preservation restriction in perpetuity** on the Grace Church property **including its tower.**

- To protect the **architectural, historical, and archaeological integrity** of the buildings
- Because it is listed in the **State Register of Historic Places**
- To **serve the public interest** by preserving the premises for the public's enjoyment

**Major alterations will only be considered if required due to casualty or emergency.**



# 592

**Newton Residents support CPA  
funding for tower restoration**

*“Historically and architecturally a treasure  
for the whole community of Newton”*

**Letters of community  
support include:**

- **Historic Newton**
- **Newton Historical  
Commission**
- **MA Historical  
Commission**
- **Friends of Farlow Park**
- **Riverside Community  
Care**





## Grace Historic Tower - Conclusions

- Grace seeks to partner with the City to undertake a historic preservation project.
- The tower with its Eldredge chime is a historic landmark worthy of preservation.
- CPA funds restored Farlow Park, preserving the tower will build on this work and affirm the City's commitment to maintaining this historic district.
- This project represents a wonderful opportunity for the City to protect a cherished landmark for generations to come.



**Partner With Us to Preserve Newton's History**

CITY OF NEWTON

IN CITY COUNCIL

DRAFT

ORDERED:

That, in accordance with the recommendation of the Community Preservation Committee through its Chair, Mark Armstrong, the Zoning & Planning Committee through its Chair Deborah J. Crossley and the Finance Committee through its Chair Rebecca Walker Grossman, the appropriation of four hundred forty-one thousand seven hundred fifty-five dollars and twenty-nine cents (\$441,755.29) from the Community Preservation Act FY22 Historic Resource Reserve Fund Account to the control of the Planning & Development Department to provide the remaining recommended funding needed to complete the Grace Episcopal Church Tower Restoration project for the stabilization and preservation of the historically significant ca. 1872 conical stone spire, tower and belfry be and is hereby approved as follows:

FROM:	FY22 CPA Historic Budget Reserve-Historic Reserve (58B10498-57900B) .....	\$441,755.29
TO:	CPA Historic Grace Church Tower-Undistributed (58B11413-579500) .....	\$441,755.29

Under Suspension of Rules  
Readings Waived and Approved  
DRAFT

(SGD) NADIA H KHAN  
Acting City Clerk

(SGD) RUTHANNE FULLER  
Mayor



CITY COUNCIL

# 252-21

CITY OF NEWTON

DOCKET REQUEST FORM

RECEIVED

2021 JUN -3 PM 1:49

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

CITY CLERK  
NEWTON, MA 02459  
To: Clerk of the Council

Date: 6/2/21

From (Docketer): Director of Planning & Development

Address: 1000 Commonwealth Ave., Newton MA, 02459

Phone: \_\_\_\_\_ E-mail: bheath@newtonma.gov

Additional sponsors: \_\_\_\_\_

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

The Director of Planning & Development requesting the appropriation of \$643,215 of Inclusionary Zoning funds to the Newton Housing Authority (NHA) to support the creation of 55 new units of affordable senior housing at the NHA's new Haywood House development. On May 3<sup>rd</sup>, the Planning and Development Board voted 6-0-1 (Director Heath abstaining) to approve the Housing Authority's request, per Section 5.11.5.E. of the City's revised Inclusionary Zoning ordinance. On May 7<sup>th</sup>, Mayor Fuller also approved forwarding this request to the City Council.

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

- |  |   |
|--|---|
| <input type="checkbox"/> Fact-finding & discussion             | <input type="checkbox"/> Ordinance change         |
| <input checked="" 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 type="checkbox"/> Other: _____             |

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

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

4. This item should be taken up in committee:

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

\_\_\_\_\_

- 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

5. I estimate that consideration of this item will require approximately:

- One half hour or less
- More than one hour
- More than one meeting
- Up to one hour
- An entire meeting
- Extended deliberation by subcommittee

6. The following people should be notified and asked to attend deliberations on this item. (Please check those with whom you have already discussed the issue, especially relevant Department Heads):

City personnel

Citizens (include telephone numbers/email please)

Amanda Berman \_\_\_\_\_

\_\_\_\_\_

Eamon Bencivengo \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

7. The following background materials and/or drafts should be obtained or prepared by the Clerk's office prior to scheduling this item for discussion:

8. I  have or  intend to provide additional materials and/or undertake the following research independently prior to scheduling the item for discussion. \*

(\*Note to docketer: Please provide any additional materials beyond the foregoing to the Clerk's office by 2 p.m. on Friday before the upcoming Committee meeting when the item is scheduled to be discussed so that Councilors have a chance to review all relevant materials before a scheduled discussion.)

Please check the following:

- 9.  I would like to discuss this item with the Chairman before any decision is made on how and when to proceed.
- 10.  I would like the Clerk's office to contact me to confirm that this item has been docketed. My daytime phone number is:
- 11.  I would like the Clerk's office to notify me when the Chairman has scheduled the item for discussion.

Thank you.

*Barney Heath*

\_\_\_\_\_  
Signature of person docketing the item



Ruthanne Fuller  
Mayor

City of Newton, Massachusetts  
Department of Planning and Development  
1000 Commonwealth Avenue Newton, Massachusetts 02459

Telephone  
(617) 796-1120  
Telefax  
(617) 796-1142  
TDD/TTY  
(617) 796-1089  
[www.newtonma.gov](http://www.newtonma.gov)

Barney Heath  
Director

### MEMORANDUM

To: Mayor Ruthanne Fuller

From: Barney Heath, Director of Planning & Development  
Amanda Berman, Director of Community Development and Housing

Date: May 7, 2021

Subject: Request to Approve Newton Housing Authority's Use of Inclusionary Zoning Fund

CC: Jonathan Yeo, Chief Operating Officer  
Maureen Lemieux, Chief Financial Officer

In accordance with the City's revised Inclusionary Zoning ordinance Section 5.11.5(E), the Newton Housing Authority may at any time request to access funds that exist in their portion of the City's Inclusionary Zoning Fund (see attached letter from the Newton Housing Authority). The ordinance requires that any such request be approved first by the Planning and Development Board and then by the Mayor. Following a presentation by Amy Zarechian, Executive Director of the Newton Housing Authority at their meeting on Monday, May 3<sup>rd</sup>, the Planning Board voted 6-0-1 (Director Heath abstaining) to approve the Housing Authority's request.

Your signature below would confer your approval and authorize the Newton Housing Authority to access all of their current balance of inclusionary zoning funds of \$643,215.

Feel free to contact us should you have any questions relative to this request.

Authorization for Newton Housing Authority to access \$643,215 from its share of the City's Inclusionary Zoning Fund.

Ruthanne Fuller

Ruthanne Fuller, Mayor

5/7/2021

Date

**Newton Housing Authority  
82 Lincoln Street  
Newton Highlands, MA 02461**

**Telephone:** (617) 552-5501  
**Fax:** (617) 964-8387  
**TD:** (617) 332-3802

**Amy Zarechian  
Executive Director**

April 28, 2021

Cat Kemmett, Planning Associate  
Department of Planning & Development  
City of Newton  
1000 Commonwealth Avenue  
Newton, MA 02459

Re: NHA Inclusionary Zoning Funds

Dear Ms. Kemmett,

As you may know, the Newton Housing Authority (NHA) is in the process of building a new 55-unit affordable housing development on NHA-owned land adjacent to its Jackson Gardens development to be known as Haywood House.


The NHA has been working diligently over the last several years to complete the necessary predevelopment work and secure project funding with the generous support of the City of Newton Planning and Development Board, Community Preservation Committee, the Department of Planning and Development, and Mayor Fuller. The project is now scheduled for a financial closing over the next few days and will soon begin construction.

Through the long predevelopment and funding process for Haywood House, and as a result of the ongoing economic volatility in connection with the COVID-19 pandemic, certain project costs have increased significantly. Most recently, the rising costs of lumber have led to an increase in the cost of framing the building.

The NHA would like to request access to the balance of Inclusionary Zoning funds, approximately \$643,215, held by the City for the intended use of the NHA in the development of affordable housing.

We will be happy to answer any further questions at your next meeting. Thank you for your assistance with this matter.

Sincerely,

  
Amy Zarechian  
Executive Director

CITY OF NEWTON

IN CITY COUNCIL

DRAFT

ORDERED:

That, in accordance with the recommendation of the Zoning & Planning Committee through its Chair Deborah J. Crossley and the Finance Committee through its Chair Rebecca Walker Grossman, to appropriate and expend the sum of six hundred forty-three thousand two hundred and fifteen dollars (\$643,215) of Inclusionary Zoning funds to the Newton Housing Authority (NHA) to support the creation of 55 new units of affordable senior housing at the NHA's new Haywood House development be and is hereby approved as follows:

FROM:	NHA Inclusionary Zoning Funds- Special Permit Revenue (5524R114-442009) ..... \$643,215
TO:	Jackson Rd Haywood House-Undistributed (58C11410-579500) ..... \$643,215

Under Suspension of Rules  
Readings Waived and Approved  
DRAFT

(SGD) NADIA H KHAN

Acting City Clerk

(SGD) RUTHANNE FULLER

Mayor

Date: \_\_\_\_\_