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**MINUTES  
TOWN OF BELMONT  
CAPITAL BUDGET COMMITTEE  
Town Hall Conference Room 4  
Thursday, October 18, 2012  
7:00 PM**

**CALL TO ORDER**

A regular meeting of the Capital Budget Committee (CBC) was called to order at 7:04 p.m. by Chair Mahoney.

Members Present: Chair Mahoney, Mrs. Pat Bruschi (WC), Mr. Andy Rojas (BOS), Mr. Jack Conte, Mr. Michael Battista (PB), Ms. Anne Lougee (SC), Ms. Kellie Hebert (Assistant Town Administrator), Ms. Becky Vose

Members Absent:

Chair Mahoney reviewed the evening's agenda.

**Approval of Minutes**

The minutes September 12, 2012 were approved with one adjustment and one abstention.

**UPDATES**

**Pool RFP**

Mr. Castanino reported to Chair Mahoney that he received six proposals and he would like to interview three of those. Ms. Hebert confirmed that 53 packages were sent and six proposals were received. She said Mr. Castanino felt that the RFP was very specific and detailed and that is probably why only six proposals were received. She said that three vendors will be interviewed and one will be selected in the next two to four weeks.

**Belmont High School Parking Lot**

Ms. Lougee distributed a handout detailing what portion of the BHS parking lot could be repaved with the \$100K (previously allocated by the CBC). Chair Mahoney noted that it does not appear that enough of the parking lot would be paved. Mrs. Bruschi concurred that it appears to not cover a large section of the parking lot. She then explained the history of the parking lot pavement plan, dating back to before Wellington was temporarily relocated there. Mrs. Brush explained that the school dept postponed the request for repaving until after the Wellington left the site. Ms. Lougee noted that the BHS parking lot was to be combined with other pavement bids and it may be that the \$100K estimate was done a few years ago.

Chair Mahoney said that more money will need to be allocated to this project once an accurate

estimate is received and the project will need to be deferred until next year.

Ms. Lougée will ask Mr. DiCologero to obtain an updated, more accurate estimate for paving the entire parking lot.

### **Gas Conversion**

Ms. Lougée reviewed the figures for the conversion, noting that the gas company estimates it would save about \$260K in yearly operating costs. However, she reminded the CBC that National Grid will have fees and costs associated with the conversion, e.g., bringing the line in, etc.

### **Other School Updates**

The School Department will meet with the MSBA in November; the Butler Community playground rebuild is this coming Saturday (10/20/12); the Burbank playground needs only minor repairs.

### **DISCUSSION OF MAJOR CAPITAL PROJECTS IN TOWN; How to Fund; How to Sequence**

Chair Mahoney noted that the neighborhood likes the DPW site where it is. Ms. Judith Ananian Sarno, a neighbor, asked about putting the housing developments on the Concord Avenue incinerator site, as opposed to the current DPW site. Selectman Rojas said that this would need to be investigated further. He said he understands the neighbors' concerns. Maybe, he said, the incinerator site will stand on its own, and not be coupled with housing development.

Chair Mahoney said that the CBC needs to be aware that the DPW site will need replacing at some point in the near future. She said the CBC is looking for creative ways to fund the replacement of the DPW site.

One of the neighbors summarized some of her conversations with Mr. Castanino regarding a new site and/or improving their present site. She said the DPW has made really good neighbors, especially since Mr. Castanino took over the department.

### **Status of the Library Project**

Mrs. Brusch reviewed that the state grant for \$7.5M has been approved for a new library to be built on the designated site across the street from the current library. However, the high school will need comparable field space, which dovetails into the pool project (e.g., moving the pool up the hill to allow for field space and parking near where the existing pool is). She said the library project will need to be settled in 9 months, although the town can ask for an extension of the grant. The library currently plans to request formation of a building committee at the Annual Town Meeting in April. The library will require about \$10.5M (or more) in funding. The library trustees hope to raise \$2M in private funding, and a debt exclusion will be necessary as well.

Mrs. Brusch then reviewed the potential timeline of the building committee formation, the study, and the eventual debt exclusion.

Chair Mahoney reviewed the “domino effect” timeline, should the library move forward – e.g., the new field, the relocation of the police station, the new pool. The plan for the existing library involves a renovation to accommodate the police station.

### **Status of BHS Project and State Funding**

Mrs. Brusch said there are no updates on the BHS except to say that there is a macro meeting in November. She said there are two SOIs in front of the MSBA: a complete renovation, and a science wing renovation. The CBC would like clarification on which direction the School Department would like to move toward.

The CBC then discussed the “moving pieces” of these interconnected plans in more detail. Mrs. Brusch noted that it is difficult to predict what will happen because the field is still a question, and the town may support doing what is needed at the BHS over building a new library. Also, the cost of the field and the pool are unknown.

### **Mr. Floyd Carman – CPA Updates**

Chair Mahoney noted that applications have been received regarding CPA funding. She said the pool and the Uplands (among others) have been strongly put forth for consideration.

Mr. Carman reviewed his recent conversation with Mr. Castanino regarding the new pool and soccer field costs, as well as a possible time-line. The cost, Mr. Carman estimates, will be about \$4M for a new pool and field, and will come from a combination of sources: CPA, grants, fundraising, etc.

Chair Mahoney agreed that the funding sources would need to be combined. She said that the CPA voted unanimously that its funds will not be used for bonding debt service. Mr. Battista said that the estimate of \$4M for both the pool and field seems low, especially considering that Waltham just completed a new pool for a little over \$5M.

Mr. Carman then explained that Mr. Kale put in a request (on behalf of the BOS) to buy back some of the Uplands (\$2-13M). Selectman Rojas said that the Board reached out to Mr. O’Neill regarding selling back the land and he has not responded.

Mr. Carman noted that Town Meeting will need to weigh in on this.

### **Playground Policy**

Chair Mahoney stated that there needs to be a CBC policy on playground replacement. She explained that school playgrounds have been considered school property, but the School Department chose not to fund playground repairs (at the cost of cutting personnel) and put the

burden of funding these costs back onto the PTOs. Mrs. Brusch explained the history of this issue. Selectman Rojas reviewed that the Joey's Park playground came in around \$400K. He said he expects Partners-in-Play to request CPA funding in the very near future.

Mr. Carman said the deadline for CPA applications is Monday, October 27, 2012. He then explained the process for reviewing the applications (e.g., eligibility, wait-listing the requests, etc.) He said he supports Chair Mahoney's suggestion that the CBC create a playground funding policy. The CBC discussed this suggestion and agreed that an upper limit (a cap) will need to be placed on playground funding.

### **Borrowing/Bonding Updates**

Mr. Carman noted that he contacted Chief Frizzell to explore what funding he will need for large vehicles for the Fire Department (\$1.5M). Mr. Carman suggested bonding the \$1.5M for the two fire vehicles now and fold it in with the electric light substation bonding. Mrs. Brusch noted that this ties future committees into large sums of debt.

Mr. Carman informed the CBC that the town could be holding up to \$150M of debt, in the near future.

Chair Mahoney asked the CBC where it would like to go from here.

Mrs. Brusch suggested that prioritizing the projects needs to happen next. Chair Mahoney said that the CBC will need to establish some criteria for prioritizing. Mrs. Brusch noted that Selectman Paolillo had put together a document reflecting objective criteria for prioritizing the projects. This document will be sought out.

### **Setting of Future Meeting Dates**

The CBC will meet again on Wednesday, November 14, at 8:00 a.m.

The CBC moved to adjourn the meeting at 8:46 p.m.

Respectfully submitted,



Rebecca Vose, Secretary