



**Master Plan Implementation Committee
Tuesday, June 14, 2011 at 6:30p.m
Room 112, Town Hall**

Minutes

Attending Members: Ed Forsberg (Chairman), Mary Kent, Dominick Ianno, John Desmond, Michael Berry, Mike Amaral, Roger Turner, Al Goetz, and Dick Power.

Visitors Present: Denise Maleiko

Staff Present: Don Johnson, Stephanie Mercandetti, Maura Therrien.

1. The meeting was called to order at 6:30pm by Mr. Forsberg.
2. Welcomed New MPIC Member: Mike Amaral, Walpole Historical Commission Member. Mike needs to be sworn in by the Town Clerk for his new appointment.
3. Approval of Minutes: A motion was made by Ms. Kent and seconded by Mr. Power to approve the meeting minutes for 3/10/11, 3/15/11, 3/22/11, 3/29/11 and 5/10/11. VOTED UNANIMOUSLY

The minutes for 4/5/11, 4/12/11, 4/27/11, and 5/26/11 were not available yet and will be scheduled to be approved at the next meeting.

4. Ongoing/Old Business, and Implementation Activities:
 - a. Summary Report of Findings on Long-Term Town Building and Facilities Needs from Department Head interviews, and Comprehensive Long-Term Town-Wide Facilities Plan (DP).

Mr. Power drafted the summary report in a consolidated format and reviewed with the Committee. Feedback would be greatly appreciated. He stated that we are taking a rational look at available lands as opposed to our needs. A brainstorming session will need to occur to list ideas on how to solve the problem of where things will fit. Mr. Forsberg mentioned that based upon information and data our priorities should be Police, Fire, Senior Center, and fields. The Council on Aging is not preferentially to a center being in the downtown.

Mr. Ianno questioned how we get a sense of what people are thinking. Mr. Forsberg responded by saying demographics. Ms. Kent said that we should remember that the library passed by a margin of nine votes and there has been overrides on the ballot again and again.

Mr. Forsberg was concerned about municipal land being given for certain facilities without the MPIC being done with work as directed by the Board of Selectmen. He requested Mr. Norwell to draft a letter to the Board of Selectmen requesting that they not give away anymore land without letting us do our due diligence.

A motion was made by Mr. Power and seconded by Mr. Turner to have Mr. Norwell draft the letter to the Board of Selectmen to be signed by the Chairman. VOTED UNANIMOUSLY

On June 29th, there will be a special meeting to set priorities on land and buildings. Mr. Power will lead the brainstorming session. In advance of the meeting, members can email him ideas only.

- b. Downtown revitalization activities / Downtown Municipal Campus trail and park project, Re: activities planned for summer 2011, and coordination of activities with Northeastern University Engineering Students, including design and permitting plans.

Mr. Nottebart reported that a representative from Gator Bridge will be in the area if anyone has interested in meeting with them. Greg Sands from Northeastern University continues to work on the Notice of Intent filing for the Conservation Commission.

Mr. Forsberg mentioned that Charlie Quigley, Assistant Town Engineer, needs to be included as he has experience with the Washington Street bridge project.

- c. Status of various economic development and planning activities that are nearing completion:

- i. Green Communities Planning Assistance Grant (SM, DJ).

Ms. Mercandetti said that the technical assistance came to a close with its final meeting yesterday. There are five criteria: as-of-right zoning for renewable or alternative energy manufacturing, R&D, and/or generating facilities; expedited permitting; a plan to reduce consumption by 20%; purchase fuel-efficient vehicles when available; and adoption of the Energy Stretch Code. The draft action plan to become a Green Community has been received. Once finalized, it will need to be accepted by the Board of Selectmen. Two potential articles for the Fall Town Meeting include the creation of a large-scale ground-mounted solar photovoltaic overlay district to include two parcels (Goldies and Lorusso's property at the end of Industrial Road), of which the owners have expressed interest and was one of the conceptual options from the economic development study. The other article has to do with adoption of the stretch code, an appendix to the MA State Building Energy Code.

- ii. Route 1A Industrial Area Economic Development Study (SM, DJ).

Mr. Mercandetti reported that the third and final public meeting concluded last night. Next step is the final report in the coming weeks. Infrastructure improvements include extension of sewer within the Industrial Park only (partial

sewer exists now) and streetscape improvements to increase curb appeal. There is also consideration of reducing the first 900 feet of roadway entering the park.

iii. Downtown Marketing Study (SM).

Ms. Mercandetti reported that there is still time to complete a survey on the downtown. Paper copies were available at the meeting. It is also online at www.walpole-ma.gov.

d. Status of potential funding sources for various economic development and planning activities, including the MassWorks program (SM, DJ):

No new developments at this time.

e. Housing Partnership – Updates on the Housing Production Plan, potential affordable housing opportunities on Town-owned land, Inclusionary Zoning, and other ongoing WHP/MPIC-related activities (DJ, SM, BN):

No discussion took place on this item.

f. Open Space & Recreation Plan Update – brief update on recent meetings and working texts, and upcoming hearing on June 22, 2011 (DJ, AG, RT):

A public meeting on the draft plan has been scheduled for Wednesday, June 22nd at 6:00pm in Room 112.

g. Need to revisit Implementation Task Tables last updated in June 2009 (DJ).

No discussion took place on this item.

5. New Business:

No new business was discussed at the meeting. Next meeting is Wednesday, June 29th.

6. Correspondence: None

7. Any Other Business Before the Committee: None

8. Adjournment: A motion was made by Mr. Forsberg and seconded by Ms. Kent to adjourn the meeting at 8:00pm. VOTED UNANIMOUSLY