



Town Administrator's 2020 Annual Budget Message

**James A. Johnson – Town Administrator
January 28, 2020**



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Budget Highlights

- The Proposed Budget continues to successfully manage Walpole to its highest level of financial performance in its history.
- Unprecedented growth throughout the Town continues.
- Continued confidence for a bright future for Walpole.
- Fiscal Year 2021 budget continues to make investments to ensure that Walpole is financially sound, safe and supports public education.



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Ongoing Growth in Walpole

- Walpole continues to experience a period of unprecedented growth which is expected to continue into FY 21.
- Town Projects are completed and attention has turned to Recreational Facilities and School buildings
- Private development projects continue to progress.



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Route 1A Field Complex





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School Building Project

- Massachusetts School Building Authority voted to advance Walpole's application .
- Project Manager Selected.
- Architectural firm to be selected within the next 6 months

Ongoing Growth in Walpole

- Liberty Village/Foundry Project at intersection of East and Elm Streets
 - 152 market rate apartment units with 15k sq. feet of commercial/retail space.
 - 52 one-bedroom units and 100 two-bedroom units
 - Occupancy expected to begin in mid-2020
- Corcoran/Walpole Station Project at 95 West Street
 - 192 market rate apartment units with approximately 5,000 sq. feet of commercial/retail space on the ground floor;
 - 20 studio units, 83 one-bedroom units, 79 two-bedroom units and 10 three-bedroom units
 - Developer planning on leasing some units in mid-2020
- Siemens Expansion Project at the Coney Street facility
 - Siemens \$300 million expansion is about 90-95% complete.
 - All new building construction and major interior renovations are complete.
 - Minor exterior landscaping will be completed in the spring.
 - The primary focus is bringing the additional process equipment on line.
 - Over 300 jobs have been created to date.

Ongoing Growth in Walpole

- Age Qualified Village (55+) at 164 Pine Street
30 market rate duplex-style units
Construction began in early 2017, still ongoing
Project is 99% complete closeout forthcoming
- Roscommon Open Space Residential Subdivision
30 Lots, single family homes, 3 to 4 bedrooms
Roadway and utilities constructed
Project is 80% complete
- Pulte at the former Walpole Woodworkers site
186 1 & 2 bedroom AQV condos.
Project is fully permitted from Land Use Boards.
Building 1 is 90% complete, Building 2 underway and Building 3 and 4 mid 2020.
- Age Qualified Village (55+) at Renmar Avenue/West Street
103 proposed units – Applicant is currently before the Planning Board.

Ongoing Growth in Walpole

- La Quinta Hotel located at the intersection of Route 1 and Route 27
Proposed building to be split between Sharon and Walpole.
Intermunicipal agreements have been successfully negotiated
Developer is currently before the ZBA requesting a Special Permit and Variance.
- Burns Ave Comprehensive Permit
Proposed project to include 32 units.
ZBA Decision filed with the Town Clerk on January 13, 2020
- Summer St. Comprehensive Permit
300 Unit 1, 2 and 3 bedroom 40B project proposed
Mass housing issued a letter of eligibility on January 13, 2020
Project application filed with the ZBA on January 15, 2020.
- Dupee St. Comprehensive Permit
12 Unit 40B project proposed on a 53,000 square foot parcel
Mass housing issued a letter of eligibility on December 6, 2019.
Project to be filed with the ZBA in the near future

Ongoing Growth in Walpole

- Moosehill Road Comprehensive Permit
 - 8 Unit 40B project proposed on a 50,000 square foot parcel
 - Mass housing issued a letter of eligibility on October 15, 2019
 - Project to be filed with the ZBA in the near future
- New Pond Village Expansion
 - New owners are requesting a 61,000 sq. foot expansion which includes eight townhouses in four buildings
 - An application for Site Plan currently before the Planning Board for consideration
- Ro Jo's Carwash on Route 1
 - Project was approved by the Planning Board for the intersection of Pine St. and Route 1
 - Occupancy in the Spring of 2020

Ongoing Growth in Walpole

- Self-Storage Facility on Route 1
Project is permitted and 40% complete
- Urgent Care facility at the former site of Clare Acura on Route 1
Permitting Complete.
Summer 2020 Occupancy expected
- Rolls Royce Expansion
40,000 square foot expansion project ongoing
Project permitted and construction is underway
- 1391 Main St. – Mixed use project
Mixed used project is being proposed at the current site of Leo's Pizza
Proposed project would include 18 housing units and ground floor commercial space
ZBA application filed on December 29, 2019

Ongoing Growth in Walpole

- Commercial garage on Renmar Rd
6500 square foot building under construction
- Large commercial garage being built on West St.
18,000 square foot garage under construction
- Commercial building at that the intersection of Main St. and Norfolk St.
5,100 sq foot building nearing completion
Occupancy expected within a couple weeks
- Cumberland Farms expansion
Facility at the intersection of Common St. and Washington St. to undergo renovation and expansion
Currently in the permitting process
- 1350 North St.
6,300 square foot day care facility under construction
Summer/Fall 2020 occupancy expected
ZBA application filed on December 29, 2019



Revenue

- **Total Projected Revenue in FY 2021 is \$99,984,425**

Factors Included in the Revenue figure include:

- **Tax Levy – \$78,405,004**
- **State Aid– Estimated at \$11,312,604**
- **Local receipts – Estimated at \$7,569,000**
 - Major contributing factors to local receipts include:
 - Motor Vehicle Excise \$4,280,000
 - License and Permit fees \$1,050,000.
 - Hotel revenue \$300,000.
 - Net metering credits \$300,000.



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Expenses

- Total Anticipated Expenditures in FY 2021 is \$99,984,425
- Areas of Interest
 - Highway Department
 - Public Safety
 - Public Education
 - Debt Service
 - Assessments and Fringe Benefits
- Reserves remain healthy
 - Free Cash certified at \$5,603,078
 - OPEB Fund Balance is \$4,801,131
 - Stabilization Balance is \$5,145,680



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Capital Budget

Areas that received Capital Funding last Fall included:

- \$7.98 million for the Route 1A field project.
- \$106,000 for Parks Improvements
- \$990,000 million for School Department Equipment
- \$704,000 for Police and Fire Equipment
- \$760,575 for Building Infrastructure Improvements
- \$299,300 for Equipment replacement for the DPW
- \$1,419,666 for Street & Drainage Improvements



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Water and Sewer Budgets

- The Water Enterprise Fund budget is \$5,962,808. The current Water Retained earnings balance is \$2,776,183.
- The recommended Sewer Enterprise budget is \$5,334,685. The current Sewer Retained earnings balance is \$2,178,781.



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Spring Town Meeting Warrant

Currently 25 Articles on the Spring Town Meeting warrant

- The FY 2020 in year budget
- FY 2021 Budget
- FY 2021 Sewer and Water Budgets
- An article to address any snow and ice deficit that may be encountered.
- Six articles which will address the municipal employment agreements with the various collective bargaining units.
- One article that proposes adding inclusionary zoning into the Town's Zoning bylaws
- Housing Partnership article
- Multiple citizen's petition articles



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Conclusion

The Budget is Balanced and our Finance Team is ready to get to work with the various Boards and Committees.

Thank you for your time and attention.

*Copies of this presentation and the budget message are available on the Town's website,
<http://www.walpole-ma.gov/>*