

Town Manager's Report

Monday, January 30, 2012

To: Board of Selectmen
From: Christopher Whelan, Town Manager

Following are some of the matters reported on this week by various Town Departments:

FINANCE

Tax Payments: The Finance Department reminds everyone that third quarter tax payments are due this Wednesday, February 1 for the tax bills that were mailed in December.

Budget Presentation: The Town Manager's Proposed Budget for FY13 will be presented to the Finance Committee at their February 2 meeting.

FIRE

Personnel: Final interviews were held last Tuesday for the two vacant Firefighter positions. The Chief's recommendations are finalized, and appointments are expected to be announced shortly.

PLANNING & LAND MANAGEMENT

Health Division

Mosquito Larvacide Application, Great Meadows National Wildlife Refuge: The Wayland Board of Health hosted a meeting with Elizabeth Herland, manager of the Great Meadows NWR to discuss under what conditions the NWR might allow application of larvacides to control mosquito populations. Public Health Director Susan Rask attended this meeting, along with the Health Director and members of the Bedford Board of Health and David Henley of Eastern Middlesex Mosquito Control Program. There is concern over the potential for human cases of Eastern Equine Encephalitis (EEE) and West Nile Virus (WNV) in the summer 2012. Several large rain events in late summer and fall 2011 allowed higher than normal numbers of mosquito larvae to survive into late fall. Mosquito larvae overwinter and, combined with this winter's warm weather, the result may be higher numbers of breeding mosquitos earlier than usual in summer, 2012. There is concern that this might increase the risk of EEE and WNV. Boards of Health in our area wish to be proactive in preventing problems, and have initiated discussion with the NWR about the conditions under which larvacide application might be appropriate. Elizabeth Herland, David Henley, and area Health Directors will continue to meet in the next several months to reach consensus on this issue.

Medical Reserve Corps (MRC): The Concord MRC held its winter meeting on January 25. Concord's MRC has been inactive for several years and is currently seeking new volunteers with both medical and non-medical backgrounds. The MRC is part of Concord's Emergency Management Agency (CEMA) and was established to strengthen public health, emergency response, and community resiliency.

Building and Inspections Division

Millbrook Tarry proposal: The Building Division has begun initial discussions with the principal owner of Millbrook Tarry regarding his proposal to build an addition at both the Rite Aid Pharmacy building at 73 Lowell Road and the bank building at 105 Lowell Road. If this proposal moves forward, the approval process will require that the applicant seek approvals from the Historic Districts Commission, the Natural Resources Commission, and the Board of Appeals (with a recommendation from the Planning Board).

Fire Escape Training Course: This week Building Division staff attended its first ever training course on fire escapes inspection and maintenance requirements. The majority of the fire escapes in Concord are located at the private schools such as Concord Academy and Middlesex School, and were built years ago under early building codes that allowed them. Fire escapes are no longer allowed to be built as part of any new construction under the current Massachusetts State Building Codes.

Planning Division

Planning Board: Tuesday night, the Planning Board made favorable recommendations to the Zoning Board of Appeals on the special permit and site plan applications for the Dance Prism at 1237 Main Street (former Hamwey Carpet building) and Concord Mobil at 143 Sudbury Road. The Board also endorsed an Approval Not Required Plan for 305 Westford Road, and discussed the potential for having the introductory meeting of the West Concord Advisory Committee coincide with an upcoming Planning Board meeting. The Applicant for the 80 Squaw Sachem Definitive Subdivision requested that the hearing be continued; the Planning Board granted this request and rescheduled the hearing to Tuesday, February 28 at 7:00 p.m.

Middlesex School Faculty Housing: Wednesday, Planning and Land Management staff met with the development team for the Middlesex School faculty housing project to review the basic density or "proof plan" and preliminary schematics for a 5-unit Residential Cluster. Residential Cluster development is an alternative to the standard subdivision and encourages the conservation of significant open space and efficient use of land; it is allowed by special permit from the Planning Board. Though construction isn't scheduled until 2013, the development team anticipates filing with the Board this spring.

Community Preservation Committee: At their regularly scheduled meeting last Monday, the CPC met with FOPAC representatives to review the proposed funding recommendation for a Historic Structure Report on 51 Walden Street. The CPC also reviewed and revised its recommendations for CPA funding at the 2012 Town Meeting based on Town Counsel's opinions, and began work on their presentation to the Finance Committee in February. The

CPC also approved funding for its annual membership to the Community Preservation Coalition at this time.

DHCD's Survey of Housing Production Plan Completed: Over the last few weeks, the Planning Division has been in the process of completing the Dept. of Housing and Community Development's biannual survey of communities that have accepted Housing Production Plans in place. Concord is one of 26 communities which completed the last survey in 2009, and was asked to provide updated information on the status of projects recommended in Concord's HPP. The Planning Division submitted the finalized survey form this week. Overall, this review has shown that Concord is proceeding on schedule with the housing initiatives recommended in its 2010 Housing Production Plan.

Historic Issues: Tuesday morning, the Historic Issues monthly coffee hosted a viewing of "Harvey Wheeler Homecoming," a movie developed by Concord residents Gretchen and John O'Connor after they taped a 2010 round table discussion on life in West Concord in the 1930s and 1940s hosted and attended by approximately 50 West Concord residents of that period. The film was a wonderful opportunity to hear rarely told stories about growing up in Concord in the early twentieth century.

Natural Resources Division

Natural Resources Commission: The following matters will be heard at the February 1 NRC Meeting: a Notice of Intent for a proposed satellite well at 363 ORNAC; a Notice of Intent for the installation of underground utilities at 1373-4 Monument Street; a Request for Determination of Applicability for an addition at 73 Wayside Road; a Request for Determination of Applicability for tree removal at Concord Country Club (246 ORNAC); a Notice of Intent for the after-the-fact construction of retaining walls and tree removal, as well as construction of a shed and swing set at 95 Allen Farm Lane; a Notice of Intent for the after-the-fact maintenance on an ornamental pond at 124 Nashoba Road; and, a Notice of Intent for an addition at 76 Hawthorne Lane. The following matters will be continued to the February 15 NRC Meeting: a Notice of Intent for the reconstruction of underground drainage at 448/449 Barrett's Mill Road; a Notice of Intent for a sewer replacement project at the Concord-Carlisle High School; and a Notice of Intent for parking lot improvements at Crosby's Market (181, 195, 203 Sudbury Road).

Massachusetts Society of Municipal Conservation Professionals Meeting (MSMCP): Staff attended the monthly MSMCP meeting regarding public trails and new rules for access. Becky Siebens, The Trustees of Reservations' Field Operations Project Manager, discussed the new federal rule regarding access to recreation facilities by people with mobility disabilities. She gave an overview of access requirements for wheelchairs and Other Power-Driven Mobility Devices (OPDMDs) and provided information regarding how the Department of Conservation and Recreation, Mass Audubon and The Trustees of Reservations plan to comply with the Department of Justice ruling.

POLICE

Operational Services: On Monday, January 23, the owner of a Commonwealth Ave. business reported wiring a large sum of money overseas for an order to be produced. It

appears that the overseas company had their computer system compromised and the money was diverted to another location.

On Tuesday, January 24 and on Friday, January 27, officers made arrests for drunk driving. The arrest on the 27th was for a second offense of drunk driving. Enforcement for drunk driving continues producing numerous arrests.

On Tuesday, January 24, the female subject involved in the carjacking from Cumberland Farms was arraigned in Concord District Court. During the arraignment, a male friend appeared at the court wearing a coat that had been stolen by the female the night of the original incident. The male subject, from Haverhill, was arrested for receiving stolen property.

Community Services: Last week, there were two incidents reported by residents, of a phone call they each received from an alleged veteran's organization soliciting money. The concern expressed by the residents was whether or not this was a legitimate group. After an investigation was conducted, it was determined that the callers and the group are, in fact, legitimate.