

BOARD OF SELECTMEN
July 26, 2011
Needham Public Services Administration Building
REVISED Agenda

	6:45	Informal Meeting with Citizens
1.	7:00	Public Hearing- Verizon & NSTAR Mark Lee Road <ul style="list-style-type: none"> ▪ Penny Kane, Verizon Communications
2.	7:00	Introduce Fire Captain Matthew Doohar <ul style="list-style-type: none"> ▪ Paul Buckley, Fire Chief
3.	7:00	Public Hearing – Water and Sewer Rates <ul style="list-style-type: none"> ▪ David Davison, Assistant Town Manager/Director of Finance
4.	7:25	Green Communities Study Committee Report
5.	8:00	Comcast Renewal Process/Cable License Extension <ul style="list-style-type: none"> ▪ Peter Epstein, Cable Counsel ▪ Jonathan Tamkin and Michael Greis, Cable Advisory Committee
6.	8:15	RCN-BecoCom, LLC Cable License Extension <ul style="list-style-type: none"> ▪ Jonathan Tamkin, Cable Advisory Committee
7.	8:30	Town Manager <ul style="list-style-type: none"> ▪ Accept Access Easement/Avita Needham LLC ▪ Memorandum of Agreement, Needham Independent Town Workers Association
8.	8:35	Board Discussion <ul style="list-style-type: none"> ▪ Senior Center Financing Plan ▪ FY2012 Goal Review ▪ Committee Reports

APPOINTMENTS

1.	Election Workers 2011-2012	See Attached List
2.	Greene’s Field Play Structure Working Group (and approve amended composition from 11 to 13)	See Attached List

CONSENT AGENDA *=Backup attached

1.*	Ratify Proclamation for Bill Day
2.*	Approve and sign thank you letters to the Wellesley Board of Selectmen and the Wellesley Celebrations Committee for their contributions to our 4 th of July parade.
3.*	Approve One Day Special Wines and Malt Beverages Only license from Paul Pasquarosa of the Hacking Around Club, to hold a Halloween Boo-Bash on Friday, October 28, 2011 at the Village Club, 83 Morton Street, Needham.
4.	Accept a donation of \$2,350.00 made to Needham Youth Services from the Congregational Church of Needham. They would like the monies to be used to sponsor a new program, Valuable Interactions among Peers, VIP. The program matches high school students (Big VIPs) with elementary school age youth (Little VIPs) who may have a need for additional support in their life.

5.	Accept a donation of \$500.00 made to Needham Youth Services from the Patrick C. Forde Memorial Fund. The monies will be used to fund programs that Needham Youth Services offers throughout the year.					
6.	Accept a gift of a used refrigerator from Needham resident Sandra Walters made to Needham Park and Recreation to be used for the Outdoor Living Adventure program.					
7.	Accept a gift of one Johnny Appleseed, Apple tree, from Needham resident Sam Bass Warner made to the Department of Public Works' Parks and Forestry Division.					
8.	Accept \$1,000 donation made to the Needham Revitalization Trust Fund from the Needham Business Association for the maintenance account-Symbols of Pride for Banners & Flags program.					
9.	Accept \$1,000 donation made to the Needham Revitalization Trust Fund from the VFW for the maintenance account-Symbols of Pride for Banners & Flags program.					
10.	Accept \$50 donation made to The Park and Recreation Commission from Elizabeth and Kendall Richardson for the Davis tree planting at Perry Park.					
11.	Accept the following furniture and binder donation to the Town of Needham from Albert Risk Management Consultants, 72 River Park, Needham: (3) 4-drawer legal black file cabinets (9) 2-drawer legal black file cabinets (6) 3-shelf black metal bookshelves (4) boxes of various sized 3 ring binders					
12.*	Water & Sewer Abatement Order Nos. 1126, 1127 & 1128					
13.*	Approve minutes from April 13, 2011 and June 14, 2011.					
14.*	Approve and sign letter for 2011 time capsule.					
15.	Grant Permission for the following residents to hold a block party:					
	Name	Address	Party Location	Party Date	Party Rain Date	Party Time
	Chrissy McCourt	181 Richdale Road	Richdale Road	09/10/11		3-7pm
	Ken Shifman	43 Standish Road	Standish Road	09/10/11		4-6:30pm
	Jerome Kassel	174 Parker Road	147-174 Parker Road	09/10/11	09/11/11	3-7pm
	Susan Herman	13 Carey Road	Carey Road	09/10/11		5:30-11:30pm
	Lisa Kaplan	8 Bonwood Rd	Avalon Road (beyond Bonwood) to High Rock	09/10/11	09/11/11	1-5pm
	Katherine Adams	84 Whiting Way	Whiting Way	09/10/11	9/24/11	3-5pm
	Karen Peirce	23 Thorpe Road	Thorpe Road	09/10/11	09/11/11	1:00-10pm
	Maureen Rossi	65 Douglas Rd	Douglas Road	09/10/11	09/11/11	3-9pm
	Caroline Maynard	111 Richardson Dr	Circle at the end of	09/10/11	09/11/11	4:30-6:30pm

		Richardson Dr			
Barbara St. John	138 Fairfield St	138-144 Fairfield St	09/10/11		12-4pm
Jill Oetheimer	75 Coolidge Ave	Coolidge Ave	09/10/11	09/17/11	4-7pm
Jeanie Martin	139 Plymouth Road	Plymouth Road Extension	09/10/11	09/11/11	1-7pm
Janine McGuire	60 Colby Street	Fairfax (blocked off at intersections of Colby and Arch)	09/17/11	09/18/11	3-7pm
Andrew Allen	955 Webster Street	Webster Street from Dedham Ave to Norfolk St.	09/10/11	09/11/11	11am-2pm
Stephanie Wallace	81 Gary Road	Gary & Lee Road	09/10/11	09/11/11	3-7pm
Donna Trabucco	45 Coulton Park	Coulton Park	09/10/11		3:30-9pm
Daniel Mantell	10 Hazelton Ave	Hazelton Ave from Bond St to 47 Hazelton Ave	09/10/11	09/11/11	12-9pm
Christen Robins	45 Broadmeadow	Broadmeadow Road	09/10/11		3-8pm
Jennifer Tuttelman	99 Brookline St	Intersection of Colgate Road & Oak Hill	09/10/11		3-7pm



Theodora K. Eaton, MMC
Town Clerk

TOWN OF NEEDHAM

Office of the Town Clerk

1471 Highland Avenue, Needham, MA 02492-0909

Telephone (781) 455-7510

Fax (781) 449-1246

Email: Teaton@needhamma.gov

July 13, 2011

Mr. Maurice Handel, Chairman
Board of Selectman
1471 Highland Avenue
Needham, MA 02492

Dear Mr. Handel:

Under M.G.L. chapter 54, section 12, I am enclosing a list of Election Workers recommended for appointment for 2011-2012.

If you have any question, please don't hesitate to contact me.

Sincerely,

Theodora K. Eaton, MMC
Town Clerk

Election Workers August 2011 - August 2012

Party	Last Name	First Name	St # Street Name
U	Abbott	Susan	60 Otis Street
U	Alperin	Vera	31 Hollow Ridge Rd
U	Atkinson	Jennifer	40 Mellen Street
U	Attridge	Paul H	59 Powers St
U	Attridge	Pauline M	59 Powers St
D	Avedikian	Isabel	148 Valley Road
U	Belkin	Elaine J.	24 Dogwood Lane
U	Belval	Josephine	1208 Greendale Ave #221
U	Bird	Alma H	49 Whiting Way
U	Blomberg	Stephen E.	310 Harris Avenue
U	Brodskiy	Oleg V.	3 Cimino Road
D	Burns	Moy T.	563 Chestnut Street
D	Buttrick	Madeline	35 Morton St
U	Canney	Judith A.	324 Greendale Ave
D	Carpenter	Francis X.	27 Chambers Street
U	Casey	Maryjane M.	75 Savoy Road
U	Cavicchio	Clelia M.	43 George Aggott Road
D	Cherot	Diana P.	345 Harris Avenue
L	Collins	Letisia	245 Webster Street
U	Connolly	Jean M.	88 Gayland Road
U	Cummings	Lawrence R.	27 South Street
D	Cusack	Barbara J	41 Curve Street
U	D'Addesio	Kathryn L.	110 Linden Street
R	Dick	Katherine	757 Highland Ave #116N
U	Doherty	Philip E	122 Tudor Road

Party	Last Name	First Name	St # Street Name
R	Downs	Robert A	51 Virginia Road
D	Fanger	Phyllis S	21 Oakland Avenue
U	Flaherty	Catherine A	23 Newbury Park
U	Flanagan	Judith	36 Brentwood Cir
D	Freedman	Laurence	211 Garden Street
U	Garrison	Edith	6 Peacedale Road
U	Geller	Jeanette R	50 Sterling Road
D	Giuditta	Grace Barbara	17 Birch Street
D	Graham	Monica	5 Clarke Road
U	Gross	Eleanor R	110 Evelyn Road
R	Guiney	Irene J.	757 Highland Ave #325N
D	Haggerty	Mary E.	184 Linden Street Apt A
D	Haratsis	Titina	77 Wayne Road
U	Harris	Marilyn	104 Bird Street
D	Harris	Marjorie R.	38 Ridgeway Avenue
D	Hart	Elizabeth	154 Hillside Avenue
U	Hines	Betsy K.	135 Lindbergh Avenue
U	Holland	Catherine	117 Fairfield Street
R	Hollembach	Marilyn P.	299 Manning Street
	Howard	Jennifer L.	80 Woodlawn Avenue
U	Hysten	Ellen P.	20 Thurston Lane
U	Keefe	Grace H	99 Hillcrest Road
U	Kuehn	Martha	403 Grove Street
U	Larsen	Robert Y.	150 Tudor Road
R	Loderick	Kenneth J.	63 Whiting Way
U	Lovely	Barbara L	40 Eaton Road
D	Macrina	Mary L.	68 Page Road
U	Marks	Lois	22 Lewis St

Party	Last Name	First Name	St # Street Name
U	Marks	George	22 Lewis St
U	Mather	Marcia	179 Paul Revere Rd
D	Mays	Phyllis M.	141 Chestnut Street #303
R	McCann	Maureen	43 North Hill Avenue
R	McCarthy	William	1210 Greendale Ave #324
D	McGinnis	Tracy G.	155 Fisher Street
D	McGinnis	Barbara	155 Fisher Street
R	McKernan	Frank	96 Plymouth Road
D	McKernan	Mary B.	96 Plymouth Road
D	Mecagni	Eileen A.	173 Valley Road
U	Melick	Phyllis K.	508 Great Plain Ave
U	Mercer	Elizabeth	67 Mayo Avenue
D	Merchant	Greta	173 Dedham Avenue
U	Michie	Priscilla	701 Greendale Avenue
R	Milligan	John F	25 Blacksmith Drive
R	Morrison	Alice	1208 Greendale Ave #224
U	Morrison	Joy R.	865 Central Ave,C403
U	Oakes	Joan B.	9 Grant Street
U	Ogilvie	Judith S.	47 Powers Street
R	Peckham	Ford H.	26 Lawton Road
U	Perry	Nicole L.	443 Central Avenue
U	Perry	Sharon	443 Central Ave
U	Piligian	Dorothy	381 Hillcrest Road
R	Prinz	Sandra E.	411 Cartwright Road
U	Reddington	Joseph	199 Tudor Road
D	Reddington	Rosemary	199 Tudor Road
D	Regan	Mary T.	83 Pickering Street #205
U	Richardson	Elizabeth S.	109 Arch Street

Party	Last Name	First Name	St # Street Name
D	Ridill	Nancy E.	102 Lindbergh Avenue
D	Roman	Josephine A.	136 Valley Road
U	Shah	Kalpana M.	19 Bradford Street
U	Slattery	Jean	12 Dunbarton Road
D	Smith	Debra	101 Pine Grove St
U	Smookler	Arlene	174 Pine Grove St
R	Story	Joan T.	28 Perry Drive
R	Suydam	Ada	35 Carey Road
D	Taggart	Michael	14 Gibson Street
R	Taylor	Charles	1206 Greendale Avenue #204
U	Tedoldi	M. Kathleen	68 High Street
U	Tedoldi	William J.	68 High Street
R	Tedoldi	Betsy	68 High Street
D	Tirrell	Joan M.	389 Manning Street
U	Toran	Sarah A.	945 Central Avenue
U	Toto	Cynthia E.	94 Gayland Road
U	Tucker	Marjorie	77 Lindbergh Avenue
	Udelson	Alexandra R.	4 Fair Oaks Park
U	Valway	Pauline	38 Henderson Street
D	Weekes	Eleanor T.	12 Harding Road
U	Wegner	Ruth	27 Dartmouth Ave
U	Wegner	Kenneth W.	27 Dartmouth Ave
R	West	Myra W.	1098 Webster Street
R	West	Alan R.	1098 Webster Street
U	White	Gladys	1775 Central Ave
U	Woodley	Elizabeth	95 Clarke Road
D	Woodward	Natalie S.	757 Highland Avenue 221N
U	Yanofsky	Helaine	111 High Rock Street

Party	Last Name	First Name	St # Street Name
U	Zwible	Joan C.	700 Webster Street

**Appointments to the Greene's Field Play Structure Working Group
All Terms Expire on 06/30/2012**

Name	Significant Affiliation(s)
Alison Borrelli	Parent Talk
John Bulian	Selectman
Larry Cohen	Save Greene's Field and direct abutter
Greg Condon	Exchange Club
Dave DiCicco	Memorial Park Trustee, Field Study Committee, and active in youth sports
Sally Dempsey	Co-coordinator of original Greene's Field Play Structure Committee and Women's Club
Amy Franco	Parent of young children
Rochelle Golden	Women's Club and Save Greene's Field
Mary Ann Pierce	Original Green's Field Playground Fundraising Chair and NEF
Alison Rivers	Parent Talk Business Administrator, Fundraising Co-chair for Mitchell's Food for Thought
John Rooney	St. Joseph's School Consultative Board, Parent St. Joseph's Elementary and Middle Schools
Andrea Shorthose	Park and Recreation Commission
Lois Sockol	Rotary Club and Library Trustee

**Board of Selectmen
AGENDA FACT SHEET for July 26, 2011**

Agenda Item: Public Hearing: Verizon and NSTAR Petition for Mark Lee Road

Presenter(s): Penny Kane, Verizon Communications

1. BRIEF DESCRIPTION OF TOPIC TO BE DISCUSSED:

Verizon and NSTAR request permission to relocate Pole 13/6 on Mark Lee Road in Needham. The petition is necessary to provide clearance for a new entrance to the municipal lot on Mark Lee Road.

2. VOTE REQUIRED BY BOARD OF SELECTMEN: [YES] NO (circle one)

Suggested Motion: Move that the Board of Selectmen approve and sign petition from Verizon and NSTAR to relocate Pole 13/6 on Mark Lee Road in Needham. The petition is necessary to provide clearance for a new entrance to the municipal lot on Mark Lee Road.

3. BACK UP INFORMATION ATTACHED:

- a. Letter of Application
- b. Petition for Joint Pole Relocation
- c. Order for Joint Pole Relocation
- d. Petition Plan
- e. Notice Sent to Abutters
- f. List of Abutters

4. SIGN OFF/APPROVAL REQUIRED:

a.	Town Manager	yes	no	NA	_____
b.	Town Counsel	yes	no	NA	_____
c.	Finance Director	yes	no	NA	_____
d.	_____	yes	no	NA	_____

Disposition by BOS

Action taken: _____ **Present on future Agenda:** _____

Refer to/Inform: _____ **Report back to BOS on:** _____

Penny Kane
Specialist
Right Of Way



125 Lundquist Drive, Floor 2
Braintree, MA 02184

Phone 781 849-6320
Fax 781 380-8854
penny.l.kane@verizon.com

May 26, 2011

C: DPW 7/12/2011

Chairman
Board of Selectmen
Town of Needham
1471 Highland Avenue
Needham, MA 02492

Enclosed please find one joint petition (05/11-19) from Verizon New England Inc. and NSTAR Electric for a pole relocation on Mark Lee Road in Needham. This petition is necessary to provide clearance for a new entrance to the municipal lot on Mark Lee Road.

Notice to abutters is required.

A public hearing is required.

Favorable action on the part of the selectmen is deeply appreciated.

Thank you.

Penny Kane

Verizon Right of Way Manager

OK to
proceed
TKM
7/15/11
OK Rpm
7/18/11

encl.

NSTAR
copy

PETITION FOR POLE RELOCATION

May 26, 2011

To the Board of Selectmen

Town of Needham, Massachusetts

VERIZON NEW ENGLAND INC. and NSTAR ELECTRIC request permission to relocate a pole, wires, cables and fixtures, including anchors, guys and other such necessary sustaining and protecting fixtures, along and across the following public way or ways:

MARK LEE ROAD

One (1) Pole Relocation

The petition proposes to relocate one pole, Pole 13/6, Mark Lee Road by 8 feet in an easterly direction on Mark Lee Road. This petition is necessary at the request of the Town of Needham to provide clearance for a new entrance to the municipal parking lot on Mark Lee Road.

Wherefore they ask that they be granted a relocation for and permission to erect and maintain poles, wires and cables, together with anchors, guys and other such sustaining and protecting fixtures as they may find necessary, said poles to be erected substantially in accordance with the plan filed herewith marked-VZ N.E. Inc. No. **05/11-19** dated **5/24/2011**.

Also for permission to lay and maintain underground laterals, cables and wires in the above or intersecting public ways for the purpose of making connections with such poles and buildings as each of said petitioner may desire for distributing purposes.

Your petitioners agree to reserve space for one crossarm at a suitable point on each of said poles for the fire and police telephone and telegraph signal wires belonging to the municipality and used by it exclusively for municipal purposes.

VERIZON NEW ENGLAND INC.

By Perry Kane
Manager Rights of Way

Dated this 26 day of May, 2011.

NSTAR ELECTRIC

By William D. Linn
Supervisor Rights and Permits

Dated this 27th day of July, 2011.

ORDER FOR POLE RELOCATION

In Board of Selectmen of the Town of Needham, Massachusetts

ORDERED: That the VERIZON NEW ENGLAND INC. and NSTAR ELLECTRIC be and they are hereby granted a relocation for and permission to erect and maintain poles and their respective wires and cables to be placed thereon, together with anchors, guys and other such sustaining and protecting fixtures as said Company may deem necessary, in the public way or ways hereinafter referred to, as requested in petition of said Company dated the 26th day of May 2011.

All construction under this order shall be in accordance with the following conditions:

Poles shall be of sound timber, and reasonably straight, and shall be set substantially at the points indicated upon the plan marked-VERIZON No. 05/11-19 dated 05/24/2011 - filed with said petition. There may be attached to said poles by said VERIZON NEW ENGLAND INC. and NSTAR ELECTRIC, wires and cables not to exceed the necessary wires, cables and fixtures and all of said wires and cables shall be placed at a height of not less than 18 feet from the ground at highway crossings, and not less than 16 feet elsewhere.

The following are the public ways or parts of ways along which the poles above referred to may be erected and the number of poles which may be erected thereon under this order:

MARK LEE ROAD

One (1) Pole Relocation

The petition proposes to relocate one pole, Pole 13/6, Mark Lee Road by 8 feet in an easterly direction on Mark Lee Road. This petition is necessary at the request of the Town of Needham to provide clearance for a new entrance to the municipal parking lot on Mark Lee Road.

Also that permission be and hereby is granted to said Companies to lay and maintain underground laterals, cables and wires in the above or intersecting public ways for the purpose of making connections with such poles and buildings as they may desire for distributing purposes.

I hereby certify that the foregoing order was adopted at a meeting of the Board of Selectmen of the Town of Needham, Massachusetts, held on the _____ day of _____ 2011.

Clerk of Selectmen

CERTIFICATE

I hereby certify that the foregoing is a true copy of a relocation order adopted by the Board of Selectmen of the Town of Needham, Massachusetts, on the _____ day of _____ 2011, and recorded with the records of location orders of said Town, Book _____ Page _____.

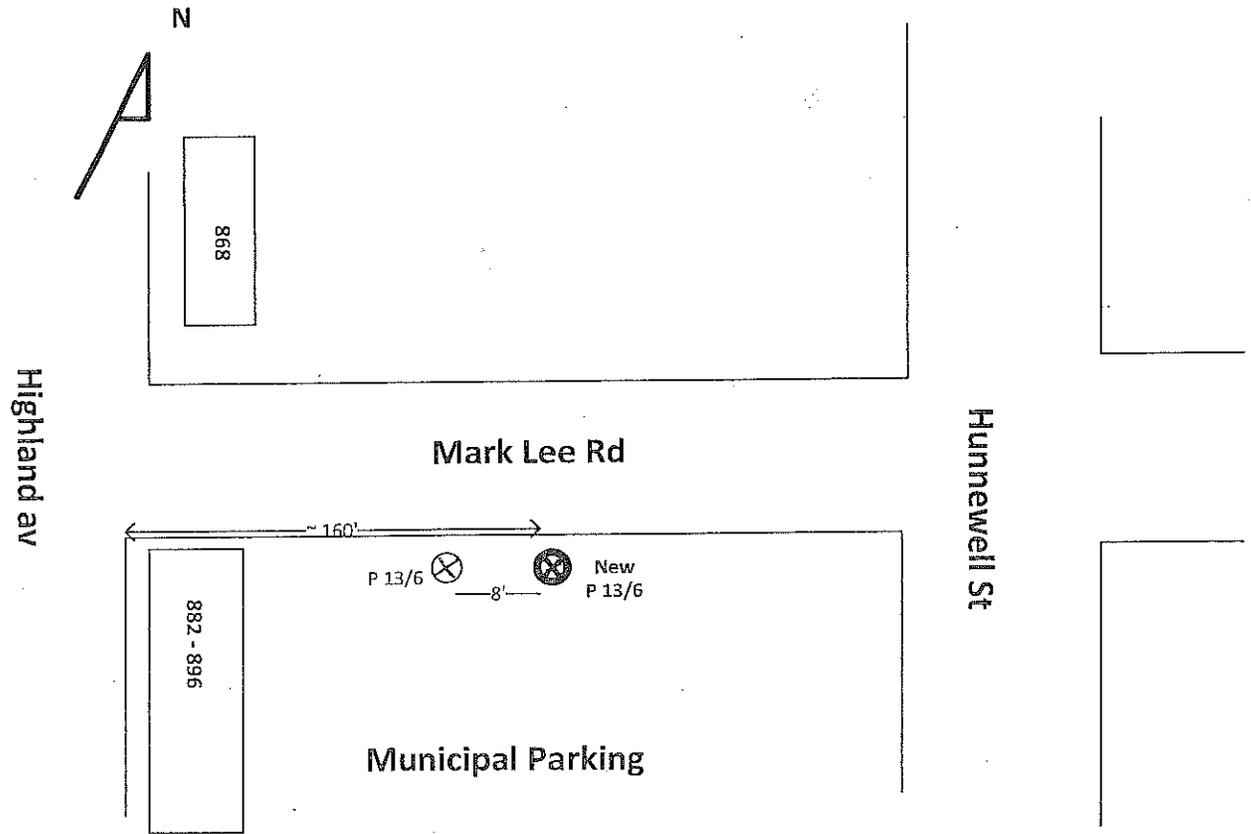
This certified copy is made under the provisions of Chapter 166 of General Laws and any additions thereto or amendments thereof.

Attest:

Town Clerk

VERIZON NEW ENGLAND INC

Showing A REQUEST TO RELOCATE POLE 13/6 ABOUT 8' TOWARD HUNNEWELL/ NEEDED FOR NEW ENT TO MUNI PARKING



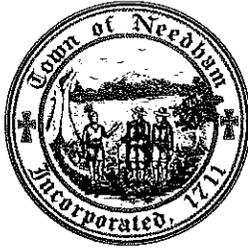
Prepared by P.Desroses

DISTANCES SHOWN ARE APPROXIMATE

Checked by

LEGEND

- - Proposed VERIZON Pole Location
- (with dot) - VERIZON- Location to be Abandoned
- (empty) - VERIZON Pole Location to Remain
- ⊗ (with dot) - Proposed Joint Pole Location
- ⊗ (empty) - VERIZON. Location to be Held Jointly
- ⊗ (with X) - Existing Joint Pole to Remain
- ⊗ (with X) - Power Co. Pole Location to be Abandoned
- ⊗ (with X) - Present Joint Pole Location to be Abandoned
- ⊗ (with X) - Power Co. Location to be Held Jointly
- ▭ (with lines) - Existing VERIZON Manhole
- ▭ (with lines) - Proposed VERIZON Manhole Location
- (solid) - Existing VERIZON Conduit
- (dashed) - Proposed VERIZON Conduit Location
- (dashed) - Existing VERIZON. Buried Cable
- (dotted) - Proposed VERIZON. Buried Cable Location



NOTICE

To the Record

You are hereby notified that a public hearing will be held at the **Public Services Administration Building, 500 Dedham Avenue, at 7:00 p.m. on July 26, 2011** upon joint petition of Verizon New England Inc. and NSTAR Electric dated May 26, 2011 for a pole (13/6) relocation on Mark Lee Road. This petition is necessary to provide clearance for a new entrance to the municipal lot on Mark Lee Road. A public hearing is required and abutters should be notified.

Maurice Handel
Gerald A. Wasserman
Daniel P. Matthews
John A. Bulian
James G. Healy

BOARD OF SELECTMEN

Dated: July 18, 2011

MAP 69 LOT 52

<u>PARCEL ID</u>	<u>St No.</u>	<u>Street</u>	<u>Owner Names</u>	<u>Owner Address</u>	<u>Mailing Address</u>		<u>OWNER ZIP</u>
					<u>OWNERS CITY</u>	<u>State</u>	
199/069.0-0041-0000.0	544	HUNNEWELL ST	544-546 HUNNEWELL STREET, LLC	544 HUNNEWELL ST	NEEDHAM	MA	02494
199/069.0-0051-0000.0	44	MARK LEE RD	DANA, HELEN HADLEY	44 MARK LEE RD	NEEDHAM HTS	MA	02494
199/069.0-0052-0000.0	0	MARK LEE RD	TOWN OF NEEDHAM	1471 HIGHLAND AVE	NEEDHAM	MA	02492
199/069.0-0060-0000.0	882	HIGHLAND AVE	WOLRICH, LORRAINE A	14 HARWICH LN	STOUGHTON	MA	02072-3753
199/069.0-0061-0000.0	868	HIGHLAND AVE	868 HIGHLAND AVENUE, LLC C/O ROBERT L. RIEMER	3 VAN DE GRAAFF DRIVE	BURLINGTON	MA	01803
199/069.0-0062-0000.0	844	HIGHLAND AVE	SVJ, INC., TR. WELLESLEY HILLS PROP. TR.	250 FIRST AVE-STE 200	NEEDHAM	MA	02494-2850
199/069.0-0071-0000.0	0	MARK LEE RD	MELLEN HIGHLAND ASSOCIATES, LLC C/O GIS MANAGEMENT LLC	858 WASHINGTON ST- STE 309	DEDHAM	MA	02026

Certified as list of parties in interest under Mass. General Laws and Needham Zoning By-Law, to the Best of our knowledge
For the Needham Board of Assessors.....



Board of Selectmen

AGENDA FACT SHEET for 7/26/11

Agenda Item: Introduction of Fire Captain

Presenter(s): Paul Buckley, Fire Chief

1. BRIEF DESCRIPTION OF TOPIC TO BE DISCUSSED:

Chief Buckley will introduce newly promoted Fire Captain Matt Dooher.

2. VOTE REQUIRED BY BOARD OF SELECTMEN: YES (NO) (circle one)

3. BACK UP INFORMATION ATTACHED:

a. Resume of Matt Dooher

4. SIGN OFF/APPROVAL REQUIRED:

a.	Town Manager	yes	no	NA	_____
b.	Town Counsel	yes	no	NA	_____
c.	Finance Director	yes	no	NA	_____
d.	_____	yes	no	NA	_____

Disposition by BOS

Action taken: _____ **Present on future Agenda:** _____

Refer to/Inform: _____ **Report back to BOS on:** _____

**Board of Selectmen
AGENDA FACT SHEET
Tuesday, July 26, 2011**

Agenda Item: Water and Sewer Rate Hearing

Presenter(s): David Davison, ATM/Finance Director
Representative(s) from the Water and Sewer Rate Structure Committee

1. BRIEF DESCRIPTION OF TOPIC TO BE DISCUSSED:

After consultation with the Water and Sewer Rate Structure Committee, we are recommending that the Board make no change to the water and sewer rates for fiscal year 2012. We will review the rate and block structure with the Board and answer questions the Board may have during its public hearing. There will also be a request that the Board approve rate credits.

2. VOTE REQUIRED BY BOARD OF SELECTMEN: [YES] NO

Motion A

Move that the Board approve the rates and the block structure per the recommended schedules.

Motion B: (Optional)

Move that at recommendation of the Assistance Town Manager/Director of Finance that the Board approve the following one-time residential regular water usage rate credits to be applied during the second quarter of FY2012:

- 1. One time flat dollar credit of \$12.00*
- 2. A \$0.50 per 100CF of usage under step two*
- 3. A \$0.25 per 100CF of usage under step three*

3. BACK UP INFORMATION ATTACHED:

- a. Copy of Legal Posting
- b. Cover memo
- c. Water & Sewer Proposed Rates

4. OTHER APPROVAL REQUIRED:

Disposition by BOS

Action taken: _____ Present on future Agenda: _____

Refer to/Inform: _____ Report back to BOS on: _____

Prepared by dbd 07/22/2011

the shot put at 20-11, the high jump at 4-1 and the triple jump.

In the 11-12 girls division, NTC's Rachel Parker won three events with a first in the 50-meter dash in 7.46 seconds, a first in the 300 in 47.27 and a first in the 400 in 1:11.40. Is-

son, NTC's Steven Flanagan won the 3,000 meters in 11:18.78 and the standing triple jump at 20-4½, while Ben Cezair-Thompson won the turbo javelin at 101-1.

In the 9-10 girls division, the NTC's Faith Disch won the 80-meter hurdles in 15.63 seconds.

jump at 2-9, while Ta Mavrogiannis won the shot put with a meet record.

More than 400 athletes from all over New England were expected for the 22nd annual meet that took place on the DeFazio Field Track. (Scott Souza can be reached at 781-398-8000 or ssouza@wickedlocal.co.)

Legal Notices

WATER & SEWER RATES LEGAL NOTICE Town of Needham Board of Selectmen Public Hearing - Water & Sewer Rates

The Needham Board of Selectmen will hold a public hearing on Tuesday, July 26, 2011 at 7:00 P.M. in the Charles River Meeting Room at the Public Services Administration Building (PSAB) 500 Dedham Avenue, Needham, MA. The purpose of the hearing will be to provide the public with an opportunity to comment on proposed water and sewer rates.

All interested persons and/or parties wishing to be heard will be afforded an opportunity to comment at this time. In addition, written comments may be sent to the Board of Selectmen, Public Services Administration Building (PSAB) 500 Dedham Avenue, Needham, MA 02492 or email: selectmen@needhamma.gov

Board of Selectmen
July 12, 2011

AD#12554766
Needham Times 7/21/11

NOVAK ESTATE LEGAL NOTICE Commonwealth of Massachusetts The Trial Court Probate and Family Court NORFOLK Division Docket No. NO11P1788EA

NOTICE OF PETITION FOR PROBATE OF WILL

In the Estate of: Marguerite S Novak
Late of: Needham, MA 02492
Date of Death: 06/04/2011

To all persons interested in the above captioned estate, a petition has been presented requesting that a document purporting to be the last will of said decedent be proved and allowed and that Bruce M Novak of Needham, MA be appointed executor, named in the will to serve Without Surety.

IF YOU DESIRE TO OBJECT THERETO, YOU OR YOUR ATTORNEY MUST FILE A WRITTEN APPEARANCE IN SAID COURT AT: Canton ON OR BEFORE TEN O'CLOCK IN THE MORNING (10:00 AM) ON: 08/17/2011.

In addition, you must file a written affidavit of objections to the petition, stating specific facts and grounds upon which the objection is based, within (30) days after the return day (or such other time as the court, on motion with notice to the petitioner, may allow) in accordance with Probate Rule 16.

WITNESS, Hon. Angela M Ordonez, First Justice of this Court.

Date: July 8, 2011

Patrick W. McDermott
Register of Probate

AD#12555994
Needham Times 7/21/11

HENZE ESTATE LEGAL NOTICE Commonwealth of Massachusetts The Trial Court Probate and Family Court NORFOLK Division Docket No. NO11P1789EA

NOTICE OF PETITION FOR PROBATE OF WILL

In the Estate of: Richard W Henze
Late of: Needham, MA 02492
Date of Death: 06/10/2011

To all persons interested in the above captioned estate, a petition has been presented requesting that a document purporting to be the last will of said decedent be proved and allowed and that Jean W Henze of Needham, MA be appointed executor, named in the will to

IF YOU DESIRE TO OBJECT THERETO, YOU OR YOUR ATTORNEY MUST FILE A WRITTEN APPEARANCE IN SAID COURT AT: Canton ON OR BEFORE TEN O'CLOCK IN THE MORNING (10:00 AM) ON: 08/17/2011.

In addition, you must file a written affidavit of objections to the petition, stating specific facts and grounds upon which the objection is based, within (30) days after the return day (or such other time as the court, on motion with notice to the petitioner, may allow) in accordance with Probate Rule 16.

WITNESS, Hon. Angela M Ordonez, First Justice of this Court.

Date: July 8, 2011

Patrick W. McDermott
Register of Probate

AD#12556009
Needham Times 7/21/11

FISHER ESTATE LEGAL NOTICE Commonwealth of Massachusetts The Trial Court Probate and Family Court NORFOLK Division Docket No. NO11P1750EA

NOTICE OF PETITION FOR PROBATE OF WILL

In the Estate of: Alice M Fisher
Late of: Needham, MA 02492
Date of Death: 05/24/2011

To all persons interested in the above captioned estate, a petition has been presented requesting that a document purporting to be the last will of said decedent be proved and allowed and that Anne C Fisher of Richmond, CA and Deborah F Dalton of Baltimore, MD and Edward J Joyce Esq. of Wellesley, MA be appointed executors, named in the will to serve Without Surety.

IF YOU DESIRE TO OBJECT THERETO, YOU OR YOUR ATTORNEY MUST FILE A WRITTEN APPEARANCE IN SAID COURT AT: Canton ON OR BEFORE TEN O'CLOCK IN THE MORNING (10:00 AM) ON: 08/17/2011.

In addition, you must file a written affidavit of objections to the petition, stating specific facts and grounds upon which the objection is based, within (30) days after the return day (or such other time as the court, on motion with notice to the petitioner, may allow) in accordance with Probate Rule 16.

WITNESS, Hon. Angela M Ordonez, First Justice of this Court.

Date: July 6, 2011

Patrick W. McDermott
Register of Probate

AD#12556003
Needham Times 7/21/11

PB/128 FIRST AVENUE & 72 A STREET LEGAL NOTICE TOWN OF NEEDHAM NOTICE OF HEARING

In accordance with the provisions of M.G.L., Chapter 40A, S. 11; the Needham Zoning By-Law Sections 3.2.4.4, 5.1.1.5, 5.1.2, 5.1.3, 4.8, 6.8 and 7.4; and Special Permit No. 00-2, dated April 6, 2004, Section 4.2, the Needham Planning Board will hold a public hearing on Tuesday, August 9, 2011 at 7:30 p.m., in the Media Center of the Needham High School, 609 Webster Street, Needham, Massachusetts, regarding the application of Digital Realty Trust, c/o Waller Greaney, 451 D Street, Suite 912, Boston, MA 02210, to modify Special Permit No. 00-2, dated April 6, 2004 and for Site Plan Review, Section 7.4 of the Needham Zoning By-Law.

The subject property is located at 128 First

Map No. 300 as Parcel 33 containing 318 square feet. The requested Site Plan Special Permit modification would, if granted, permit the construction of a new three (3) story building consisting of approximately 128,000 square feet of gross floor area and a height of approximately 61' - 6", for a proposed telecommunications facility use as a data center and associated accessory use, together with related improvements and 45 off-street parking spaces.

In accordance with the Zoning By-Law, Section 7.4, a Major Project Site Plan Review is required. In accordance with the Zoning By-Law, Sections 3.2.4.4, 4.8 and 6.8, a Special Permit is required for a floor-area ratio in excess of 0.4. In accordance with the Zoning By-Law, Section 5.1.1.5, a Special Permit is required for a floor-area ratio in excess of 0.4. In accordance with the Zoning By-Law, Section 5.1.2 Required Parking and Section 5.1.3 Parking Plan and Design Requirements, a Special Permit is required. In accordance with Major Project Site Plan Special Permit No. 00-2, dated April 6, 2004, Section 4.2, further site plan review is required.

The plan is available for review in the Planning Board Office, 500 Dedham Avenue, Needham, MA. Interested persons are encouraged to attend the public hearing and make their views known to the Planning Board.

NEEDHAM PLANNING BOARD

AD#12557351
Needham Times 7/21, 7/28/11

PB/865 CENTRAL AVENUE LEGAL NOTICE TOWN OF NEEDHAM NOTICE OF HEARING

In accordance with the provisions of M.G.L., Chapter 40A, S.11, and the Needham Zoning By-Laws, Sections 5.1.1.5 and 7.4; an Special Permit No. 1991-3, Section 4.2, the Needham Planning Board will hold a public hearing on Tuesday, August 9, 2011 at 8:00 p.m. in the Media Center of the Needham High School, 609 Webster Street, Needham, Massachusetts, regarding the application of the North Hill Needham, Inc. (formerly known as Living Care Villages of Massachusetts Inc.), 865 Central Avenue, Needham, MA 02492, for Special Permits under Site Plan Review, Section 7.4 of the Needham Zoning By-Law.

The subject property is located 865 Central Avenue, Needham, MA 02492. The property is shown on Needham Town Assessors Plan No.309 as Parcel No. 25 containing approximately 59.54 acres in the Apartment-2 and Single Residence A Zoning Districts. The property is the subject of Needham Board of Appeals decisions dated June 12, 1979, March 9, 1982, May 17, 1983, April 18, 1984 and August 20, 1985 and Needham Planning Board Site Plan Special Permit No. 91-3 dated May 28, 1991 and amendments thereto dated July 1, 1997, October 7, 1997, August 10, 1999 and June 16, 2009.

The requested Major Project Site Plan Special Permits would, if granted, permit the Petitioner to (a) renovate approximately 52,879 square feet of existing common space in the independent living building to enhance the program offerings for its residents; (b) increase the footprint of the independent living building by 4,597 square feet, resulting in a 7,234 square foot increase of floor area, to construct common entry additions and other additional common areas, including a greenhouse (at the lower level end of the Wellness Center), the atrium ("canyon") common space between Wing G and the Wellness Center shown on the plans, expansion of common area balconies on the C and E wings and adding 98 square feet to each of 12 residential units (units B 301, B401, B501, D308, D408, D508, D301, D401, D501, F308, F408, F508); which in the aggregate totals 1,176 square feet of new living space and is included in the 7,234 square foot increase set forth above; (c) replace the existing 4,970 square foot maintenance building with a new one-story 5,404 square foot maintenance building with a new one-

Memo

Date: Friday, July 22, 2011
To: Board of Selectmen
Cc: Kate Fitzpatrick, Town Manager, Chris Coleman, Assistant Town Manager/Director of Operations, Richard Merson, Director of Public Works, Robert Lewis, Assistant Director of Public Works, Evelyn Pones, Treasurer and Collector, Vincent Roy, Superintendent of Water and Sewer, Water and Sewer Rate Structure Committee
From: David Davison 
RE: Sewer and Water Rates

Attached are the water and sewer rate recommendations. A public hearing has been scheduled for the Board's meeting on Tuesday, July 26, 2011 at 7:00 PM. We met with members of the Sewer and Water Rate Structure Committee on July 11, 2011. We are recommending to the Board that all rates remain level. No rate increase is recommended or necessary for FY 2012; this will be the seventh year with no increase in the rates. The rate structure provides for the continued operation and maintenance of the water and sewer systems, including the MWRA assessments, capital investment, and indirect costs incurred by the General Fund associated with the running of the two systems. The Water and Sewer Rate Structure Committee supports this recommendation.

The rate structure provides for a higher level of retained earnings to allow for extraordinary increases and decreases in revenue, provides a recurring revenue stream to support ongoing operational and infrastructure improvements, and, if revenues exceed targets, to provide a mechanism to grant credits to customers. The practice of providing rate credits (when resources are known and available) continues to be prudent choice.

There will be a recommendation that the Board vote to authorize rate credits effective with the second quarter residential utility bills (bills issued between October 1 and December 31, 2011). The request is that the Board approves a one-time flat dollar credit of \$12.00 for residential regular water use customers, and rate credits of \$0.50 per 100CF usage under step two and \$0.25 per 100CF

Sewer and Water Rates

usage under step three for residential regular water usage that is billed during the second quarter of FY2012.

I will be at your meeting along with members of the Water and Sewer Rate Structure Committee to discuss the recommendations and to answer questions you may have. Please do not hesitate to contact me if you have any questions before hand.

TOWN OF NEEDHAM
Board of Selectmen

Public Hearing
Proposed Rates
Water and Sewer

26-Jul-11

PROPOSED SEWER & WATER RATES
Rate Schedule
July 26, 2011
Public Hearing

Service	Rate Per HCF
---------	--------------

Quarterly Basic Service \$15.00
 Monthly Basic Service \$ 5.00

Residential Rates

Water

Step 1	\$2.50
Step 2	\$3.75
Step 3	\$4.00
Step 4	\$4.40

Water - Irrigation

Step 1	\$4.85
Step 2	\$4.85
Step 3	\$4.85
Step 4	\$5.34

Sewer

Step 1	\$7.70
Step 2	\$8.40
Step 3	\$8.95
Step 4	\$9.70

Septage Disposal

Per 1,000 Gallons	\$85.00
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PROPOSED SEWER & WATER RATES
Rate Schedule
July 26, 2011
Public Hearing

Service	Rate Per HCF
---------	--------------

Quarterly Basic Service \$15.00
 Monthly Basic Service \$ 5.00

Commercial Rates

Water

Step 1	\$2.50
Step 2	\$3.75
Step 3	\$4.00
Step 4	\$4.40

Water - Irrigation

Step 1	\$4.85
Step 2	\$4.85
Step 3	\$4.85
Step 4	\$5.34

Sewer

Step 1	\$7.70
Step 2	\$8.40
Step 3	\$8.95
Step 4	\$9.70

Septage Disposal

Per 1,000 Gallons	\$85.00
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Rates Effective July 1, 2011
 Board of Selectmen Vote pending

PROPOSED SEWER & WATER RATES

Block Structure

July 26, 2011

Public Hearing

Service	Start	End
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Monthly Accounts		
Step 1	0	200
Step 2	200	900
Step 3	900	1,400
Step 4	Over	1,400

Quarterly Accounts		
Step 1	0	600
Step 2	600	2,700
Step 3	2,700	4,200
Step 4	Over	4,200

PROPOSED SEWER & WATER RATES
Rate Schedule and Annual Cost
July 26, 2011
Public Hearing

	Approved	Approved	Approved	Approved	Approved	Approved	Proposed	Rate
	FY 2007	FY 2008	FY 2009	FY 2010	FY 2011	FY 2012	FY 2012	Change
Quarterly Basic Service Fee	\$15.00	\$15.00	\$15.00	\$15.00	\$15.00	\$15.00	\$15.00	\$0.00
Monthly Basic Service Fee	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00	\$0.00
Water								
Usage								
Step 1	\$2.50	\$2.50	\$2.50	\$2.50	\$2.50	\$2.50	\$2.50	\$0.00
Step 2	\$3.75	\$3.75	\$3.75	\$3.75	\$3.75	\$3.75	\$3.75	\$0.00
Step 3	\$4.00	\$4.00	\$4.00	\$4.00	\$4.00	\$4.00	\$4.00	\$0.00
Step 4	\$4.40	\$4.40	\$4.40	\$4.40	\$4.40	\$4.40	\$4.40	\$0.00
Water - Irrigation								
Usage								
Step 1	\$4.85	\$4.85	\$4.85	\$4.85	\$4.85	\$4.85	\$4.85	\$0.00
Step 2	\$4.85	\$4.85	\$4.85	\$4.85	\$4.85	\$4.85	\$4.85	\$0.00
Step 3	\$4.85	\$4.85	\$4.85	\$4.85	\$4.85	\$4.85	\$4.85	\$0.00
Step 4	\$5.34	\$5.34	\$5.34	\$5.34	\$5.34	\$5.34	\$5.34	\$0.00
Sewer								
Usage								
Step 1	\$7.70	\$7.70	\$7.70	\$7.70	\$7.70	\$7.70	\$7.70	\$0.00
Step 2	\$8.40	\$8.40	\$8.40	\$8.40	\$8.40	\$8.40	\$8.40	\$0.00
Step 3	\$8.95	\$8.95	\$8.95	\$8.95	\$8.95	\$8.95	\$8.95	\$0.00
Step 4	\$9.70	\$9.70	\$9.70	\$9.70	\$9.70	\$9.70	\$9.70	\$0.00
Septage Disposal								
Usage								
Per 1,000 Gallons	\$85.00	\$85.00	\$85.00	\$85.00	\$85.00	\$85.00	\$85.00	\$0.00

Prices are per 100 CF (cubic feet) except septage which is per 1,000 gallons

Annual Cost for Average Consumption*

	FY 2007	FY 2008	FY 2009	FY 2010	FY 2011	FY 2012	Change
Average Household Water Bill	\$490	\$483	\$483	\$483	\$483	\$483	\$0
Average Household Sewer Bill	\$1,005	\$998	\$998	\$998	\$998	\$998	\$0
Total for Sewer & Water Usage	\$1,495	\$1,481	\$1,481	\$1,481	\$1,481	\$1,481	\$0

* Average Household use is based on 12,000 cubic feet of water per year

**Annual Water and Sewer Charges in Selected Communities
Receiving Services from the MWRA**

**Cost to Average Customer Consuming 12,000 Cubic Feet
July 26, 2011**

Community	Rate Structure	Date of Last Rate Adjustment										
		Novembe r 2005	Novembe r 2006	Novembe r 2007	Decembe r 2008	Decembe r 2009	Decembe r 2010	% over Prior Year	% over 2005	% over 2004	Water	Sewer
Belmont	(S)	\$1,484	\$1,532	\$1,602	\$1,683	\$1,774	\$1,892	6.7%	27.5%	30.2%	Jul-10	Jul-10
A Dedham	(B)	\$1,394	\$1,424	\$1,485	\$1,485	\$1,497	\$1,497	0.0%	7.4%	8.4%	Mar-09	Jun-07
Framingham	(B)	\$842	\$869	\$807	\$931	\$1,008	\$1,096	8.8%	30.1%	44.3%	Jul-10	Jul-10
Lexington	(B)	\$1,175	\$1,253	\$1,253	\$1,289	\$1,240	\$1,261	1.7%	7.3%	8.4%	Jul-10	Jul-10
Milton	(B)	\$1,346	\$1,475	\$1,493	\$1,588	\$1,634	\$1,717	5.1%	27.6%	40.9%	Aug-10	Aug-10
Natick*	(B)	\$994	\$913	\$913	\$1,069	\$1,175	\$1,267	7.9%	27.5%	20.8%	Jul-10	Jul-10
A Newton	(B)	\$1,044	\$1,128	\$1,193	\$1,278	\$1,428	\$1,590	11.3%	52.2%	62.8%	Jul-10	Jul-10
Wakefield*	(S)	\$1,280	\$1,379	\$1,463	\$1,369	\$1,510	\$1,547	2.4%	20.8%	30.0%	Jul-10	Jul-10
Waltham	(B)	\$712	\$773	\$903	\$999	\$999	\$1,021	2.2%	43.4%	43.6%	Jan-09	Jan-09
Watertown	(B)	\$1,029	\$1,083	\$1,184	\$1,197	\$1,269	\$1,327	4.5%	28.9%	28.9%	Jul-10	Jul-10
A Wellesley	(B)	\$892	\$970	\$1,119	\$1,144	\$1,244	\$1,307	5.1%	46.5%	49.5%	Jul-10	Jul-10
A Westwood	(B)	\$1,251	\$1,289	\$1,320	\$1,285	\$1,275	\$1,275	0.0%	1.9%	5.2%	Mar-09	Sep-09
Weymouth	(B)	\$1,126	\$1,189	\$1,257	\$1,319	\$1,418	\$1,486	4.8%	32.0%	43.9%	Jul-10	Jul-10
Avg. of Selected Communities		\$1,121	\$1,175	\$1,230	\$1,280	\$1,344	\$1,406	4.7%	25.5%	30.1%	Jul-10	Jul-10

Needham (B) \$1,495 \$1,495 \$1,481 \$1,481 \$1,481 \$1,481 0.0% -0.9% 8.6%

Impact of Proposed Rate	FY 2007	FY 2008	FY 2009	FY 2010	FY 2011	FY 2012
Average Customer	\$1,495	\$1,481	\$1,481	\$1,481	\$1,481	\$1,481
	0.0%	-0.9%	0.0%	0.0%	0.0%	0.0%

B = Block Rates
S = Single Rate

Source: MWRA Annual Water and Sewer Retail Rate Surveys

*Note Natick's and Wakefield's 2008 and 2009 annual figures were adjusted by the MWRA

Board of Selectmen

AGENDA FACT SHEET for 7/26/2011

Agenda Item: Green Communities Study Committee Report

Presenter(s): Green Communities Study Committee Members

1. BRIEF DESCRIPTION OF TOPIC TO BE DISCUSSED:

Members of the Green Communities Study Committee will present the Board with the Committee's report and recommendations.

2. VOTE REQUIRED BY BOARD OF SELECTMEN: YES [NO] (circle one)

3. BACK UP INFORMATION ATTACHED:

a. The Green Communities Study Committee Report, July 22, 2011

4. SIGN OFF/APPROVAL REQUIRED:

a.	Town Manager	yes	no	NA	_____
b.	Town Counsel	yes	no	NA	_____
c.	Finance Director	yes	no	NA	_____
d.	_____	yes	no	NA	_____

Disposition by BOS

Action taken: _____ **Present on future Agenda:** _____

Refer to/Inform: _____ **Report back to BOS on:** _____

THE GREEN COMMUNITIES STUDY COMMITTEE REPORT
July 22, 2011

1. INTRODUCTION

Massachusetts is not an energy-producing state. As a result, virtually all of the energy spending by residents and businesses in the Commonwealth leaves the region, providing little or no local economic benefit. Massachusetts imported \$22 billion of energy in 2008, representing a net outflow of \$5,000 per household. Increasing energy efficiency and developing local sources of renewable energy will retain more of those dollars here, generating jobs and net economic benefit.

To advance those goals, the Green Communities Act of 2008 established far-reaching changes in how Massachusetts gets and uses energy. Combined with actions of the Massachusetts Department of Public Utilities, it established a business and economic environment that promotes the use of renewable energy and allows energy efficiency to compete with the generation of new energy to cost-effectively meet our energy needs.

These changes have so far resulted in:

- An initial three-year State-wide energy efficiency program that will invest \$2 billion in energy efficiency upgrades and deliver \$6 billion of savings to customers.
- Doubling of employment in energy efficiency services since 2007.
- A twenty-fold increase in Solar PV installation.
- Quadrupling of the number of solar installation firms and doubling of employment in solar manufacturing and installation.

The Legislature and the Administration recognized in drafting and implementing the Green Communities Act that a significant proportion of energy use is in municipalities. The Green Communities program aims to unlock the potential benefits of these changes for municipalities by providing targets, support, and incentives to municipalities to reduce energy use, increase renewable energy, and grow the Massachusetts green economy.

The Green Communities Division of the Commonwealth's Department of Energy Resources oversees the program's implementation. The Division has made clear that the program, and the Division's role in implementing it, is neither punitive nor regulatory. The aim is to help communities set and achieve the program's goals through support, collaboration and incentives.

The Green Communities Division is funded by statute to a maximum of \$10 million per year. The funding, which is not subject to further appropriation, is largely derived from the proceeds of the RGGI (Regional Greenhouse Gas Initiative) auctions of emission allowances. This regional cap and trade system to reduce pollution from electricity generation has been in operation since the fall of 2008, generating almost \$136 million to support Massachusetts energy efficiency programs.

2. REQUIREMENTS OF BECOMING A GREEN COMMUNITY AND HOW NEEDHAM MIGHT MEET THEM

- 2.1 Adopt local zoning bylaw or ordinance that allows as-of-right siting of renewable and/or alternative energy R & D facilities, manufacturing facilities or generation units.

Needham's Solution: Needham has zoning in place in the New England Business Center that would allow renewable and other alternative energy research.

- 2.2 Adopt an expedited application and permitting process that would allow whichever as-of-right siting the town adopts to complete the permitting process within one year.

Needham's Solution: Needham has taken and continues to take steps to expedite the permitting process. With the changes that have been made we believe the Town can meet this requirement.

- 2.3 Green Communities must establish an energy baseline from no earlier than 2008 for municipal buildings, vehicles and street lighting and traffic signals. An energy baseline is a measurement of the amount of energy that was consumed by the Town in the base year. From the baseline, a plan must be developed to reduce energy use by 20% within five (5) years. The sources of 15% of the 20% have to be clearly described. Some buildings have already been renovated, and while there are no guarantees, representatives from the State have indicated that they will likely accept the inclusion of energy improvements in those buildings as part of the reduction plan. If conditions prevent full implementation of the plan or the plan does not result in the desired savings, the Town's existing base grants are not jeopardized. However depending on the reason that a plan was not implemented, the Town's Green Communities designation might be re-evaluated.

Needham's Solution: Town Meeting approved funds for an energy efficiency upgrade study. We believe that we can meet this requirement with consideration of some past work. The Town has been assured that past work (such as the geothermal heating and cooling system at PSAB) will be included in the 20% reduction requirement.

- 2.4 Adopt a plan to purchase fuel efficient vehicles when they are available and practicable. The standards for each type of vehicle are only in effect if there are at least two commercially available models that meet the standard. Examples of what vehicles must have in a combined city and highway MPG rating include the following:

2 wheel drive car	29 MPG
4 wheel drive car	24 MPG
4 wheel drive small pick-up truck	19 MPG
4 wheel drive sport utility vehicle	18 MPG
4 wheel drive standard pickup truck	16 MPG

Heavy duty vehicles with a weight rating of 8,500 pounds or more, such as busses, fire-trucks, ambulances and dump trucks are exempt. Police cruisers are exempt until fuel efficient cruisers that meet law enforcement needs become commercially available. Hybrids are not required.

Needham's Solution: Needham already includes fuel efficiency in its purchase standards. We believe that the adoption of a policy to meet this standard will not be a detriment to the Town.

2.5 Minimize lifecycle energy costs.

Needham's Solution: This requirement can be met by the adoption of the energy-saving building "stretch code" which will be examined in detail in a later section.

3. BENEFITS OF JOINING THE GREEN COMMUNITIES PROGRAM

While there are never guarantees, Green Communities are eligible for an initial cash grant to fund energy-saving projects in the community. The amount is determined by a formula which includes:

- A \$125,000 minimum base grant with additional funds based on per capita income and population.
- Additional funds for communities who meet the as-of-right requirement by enabling renewable energy generation.
- A cap of \$1,000,000 - based on Needham's population and per capita income, a Green Communities Program representative estimated that Needham's grant would be in the range of \$150,000.
- According to the program representative, sufficient funds are available to cover all towns that join the program over the next few years.

All 53 Green Communities have received an initial grant, for example:

Acton	\$150,794	for energy conservation measures at the public library, an HVAC analysis of town hall, tankless hot water heaters and an energy education and outreach program
Andover	\$160,329	for a municipal lighting retrofit project
Arlington	\$200,188	to improve energy efficiency of lighting and steam traps, and for an energy management system at the Hardy School
Dedham	\$179,800	toward a 128.5 kW Solar PV system at the Dedham High School as part of an energy savings performance contract
Hopkinton	\$137,502	for various municipal building energy efficiency measures
Lexington	\$158,083	to buy down the cost of a solar PV project for multiple municipal buildings
Lincoln	\$140,294	for school and other town building energy efficiency measures
Natick	\$173,526	for a solar PV power purchase agreement at the middle school, for the incremental cost of hybrid vehicles, and for carbon dioxide sensors at town hall

The State plans to establish a competitive program for additional grants to Green Communities who have successfully completed the projects funded with the initial grants. Programs aimed at helping communities meet the requirements to become a Green Community, but available to all Massachusetts communities, have so far included making energy management software available at no cost to municipalities, and providing education to local code officials and building professionals on the stretch code. Additionally, Green Communities are given preference for access to and funding from innovative energy-related programs. Examples include a pilot program for electric vehicle recharging stations in 2010, and a planned program to provide

streamlined installation and funding for residential solar PV by consolidating multiple interested residents into a single acquisition.

4. STRETCH ENERGY CODE SUMMARY

What is the Stretch Energy Code?

The Stretch Energy Code was developed in response to the call for improved building energy efficiency in Massachusetts and has been adopted by many communities as part of their decision to join the growing list of towns that have qualified as "Green Communities". It offers a streamlined and cost-effective route to achieving approximately 20% better energy efficiency than the base building code. The recommended way for towns to meet this requirement is by adopting the Mass. Board of Building Regulations and Standard's Stretch Code (BBRS), an appendix (Appendix 120.AA) to the 7th edition of the MA State Building Code 780 CMR.

Who is Impacted?

The stretch code applies to all residential buildings, new construction as well as additions and renovations, and to new commercial/municipal buildings or new additions to existing commercial/municipal buildings over 5,000 sf.

Who is not impacted?

- Residential renovations that do not impact the building envelope (e.g. an external wall or the roof).
- Renovations to existing commercial/municipal buildings and specialized facilities with unusual energy use requirements such as supermarkets, laboratories, and warehouses up to 40,000 sf.
- Commercial/municipal buildings under 5,000 sf.

What are the Stretch Code Requirements for Residential Buildings?

All new homes require a performance-based code approach. Renovations and additions to existing homes may choose between a performance-based code approach or a prescriptive code approach as outlined below:

Performance-based Code Approach for Residential Buildings

New home construction requires a Home Energy Rating System (HERS) index score*, performed by a certified HERS rater**, as follows:

- HERS index of 65 or less - New homes above 3,000 sf.
- HERS index of 70 or less - New homes below 3,000 sf (includes multi-family buildings of 3 stories or less).
- HERS index of 80 or less - Major renovations to homes above 2,000 sf.
- HERS index of 85 or less - Major renovations to homes below 2,000 sf. This typically includes exterior building envelope additions or changes.

* A HERS index of 65 indicates that the home is estimated to use 65% as much energy as the same size and type of home built according to the standards of the 2006 Mass. energy code (which has a HERS index of 100), or a 35% annual energy savings.

** HERS raters work with the residential building/developer/design team, and should be included in the team from the outset. HERS ratings require testing of the air leakage rate of residential units and help builders to identify possible problems before a home is completed. HERS raters are typically experienced building professionals who take a training course in residential energy efficiency, learn how to use the HERS software, are required to pass a certification test, and keep their certification through continuous code education. Costs for HERS ratings currently range from \$600-\$1,200 and may be subsidized by the utility-sponsored Energy Star for Homes program.

Prescriptive-based Code Approach for Residential Buildings

All renovations and additions may use a prescriptive approach where specific efficiency measures are required in lieu of a HERS index number. This utilizes the Energy Star for Homes prescriptive requirements, and insulation equal to IECC 2009 for climate zone 5.

What are the Stretch Code Requirements for Commercial/Municipal Buildings?

All large commercial/municipal buildings over 100,000 sf require a performance-based code approach. New commercial buildings or additions between 5,000 and 100,000 sf have the option of meeting a performance-based code approach or a prescriptive code approach as outlined below:

Performance-based Code Approach for Commercial/Municipal Buildings

All large commercial/municipal buildings over 100,000 sf require a performance-based code approach set at 20% below the energy usage in the American Society of Heating, Refrigerating and Air-Conditioning Engineers (ASHRAE) 901 2007 code, demonstrated through computer modeling by methods and software approved by BBRs.

Prescriptive-based Code Approach for Commercial/Municipal Buildings

New commercial buildings or additions between 5,000 and 100,000 sf have the option of meeting a performance-based code approach or a prescriptive code approach as an alternative to Chapter 13 in the current Energy Code 780 CMR. The prescriptive code is based on Chapter 5 of the IECC 2009 Energy Code.

5. STRETCH ENERGY CODE - HOW IT WILL IMPACT NEEDHAM

The Stretch Energy Code will benefit Needham and its residents in the following ways:

- Reduce energy consumption and utility costs for residents, businesses and the town.
- Reduce emissions of Greenhouse gases.
- Reduce reliance on imported energy sources (economic and national security implications).
- Require higher standards of quality in the building construction industry.
- Level the playing field in home construction by ensuring high quality energy efficient construction. Contractors who already provide high quality, energy efficient construction will no longer be at a competitive disadvantage.
- HERS raters can lower the enforcement burden on the Town's Building Department by providing an independent, certified review of the construction as it relates to the energy code.
- The stretch Energy Code will have minimal impact on municipal building construction and costs as most Town projects already meet or exceed the Stretch Code requirements.

- Adoption of the Stretch Code / Green Communities will make Needham eligible for state funding (\$100,000 - \$200,000) for additional energy efficiency projects in the Town.

Adoption of the Stretch Energy Code brings with it some limited burdens, including:

Needham Inspectional Services

Enforcement of the Stretch Energy code will increase the regulatory enforcement workload on the Town's Building Department. The Town Manager and her staff are currently calculating what will be the cost to the Building Department for enforcement.

Utilize Independent HERS Certifiers

The burden on the Inspectional Services (above) can be offset partially by requiring that builders/owners utilize the services of certified HERS inspectors. However, the mandatory use of HERS inspectors is subject to challenge by builders/owners when required by the local government, but not where mandated in the stretch code or in some other way by the state.

Increased Construction Costs for Residential Buildings-New Homes - Major Renovations

It is anticipated that the average cost to a homebuilder/owner will increase by 2 - 4%. Some of these costs may be reduced by rebates from the local utility company.

Increased Construction Costs for Residential Buildings - Minor Renovations

It is anticipated that the average cost to a homebuilder/owner will increase by 0-\$500, depending on how much of the building "envelope" is affected. Some of these costs may be reduced by rebates from the local utility company.

Increased Construction Costs for Commercial

It is anticipated that the average cost will increase by no more than 2%. Some of these costs may be reduced by rebates from the local utility company.

Municipal Buildings

The cost for Needham's municipal buildings is not expected to increase since the Town is already incorporating green building designs and is likely to be already meeting the requirements of the stretch code.

Scheduling Delays

Builders who are unaware of the Stretch Code requirements could experience delays when trying to obtain permits or inspection approvals. It is important that the Town provide information to the builders about Stretch Code enforcement when they obtain building permits so as to avoid costly delays or unanticipated construction costs near the end of a project.

Professional Services

Design professionals (architects/engineers) are affected as well. They must ensure that their designs comply with Stretch Code requirements. The cost of professional services may increase slightly until the stretch code requirements become a routine part of their professional practice.

6. NEEDHAM'S PROCESS FOR BECOMING A GREEN COMMUNITY

- The Green Communities Study Committee will complete its fact finding and determine whether to recommend the Stretch Code to the Board of Selectmen. IF Yes then:
- The Board of Selectmen will receive the report, discuss as a Board, hold a hearing and do any other necessary fact finding before deciding whether to bring to Town Meeting. If Yes then:
- The November Town Meeting will decide whether to approve the Stretch Code.
- Regardless of the above: The Town Manager and staff will, with the aid of an approved consultant, develop a plan for the buildings to further reduce energy usage. (An RFP has been issued and a contract will be awarded shortly).
- A plan to further increase fuel efficiency of Town vehicles will be adopted by the Town including the Schools.
- If needed, Town Counsel will issue letters certifying that the required as of right siting is in compliance and that the permitting process can meet the one year requirement.
- If all of the above occurs, then Needham will apply to be a Green Community and will likely be accepted.

7. RECOMMENDATIONS

The Green Communities Study voted to approve the following recommendations:

- That the Needham Board of Selectmen and Town Meeting should vote to adopt the stretch energy code.
- That the Town should join the Green Communities Program provided that:
 - a. The Selectmen and Town Meeting adopt the Stretch Code;
 - b. The Town can develop a viable plan to lower energy usage in its buildings by 20% or some lesser amount acceptable to the Green Communities Program.

8. EXHIBITS

1. Information about residential energy savings related to adoption of the Stretch Energy Code
2. Stretch Energy Code Case Studies: Approximate additional construction costs
3. Building Permit Activity calendar year 2010 – Major Categories
4. Information about energy and recent green design aspects of municipal building

GREEN COMMUNITIES STUDY COMMITTEE MEMBERS

Joe Carroll
Romeo D'Agostino
Bill Dermody
Robert Ernst
Natasha Espada

Michael Greis
Susan McGarvey
Michael McKay
Jeanne McKnight
Gary McNeill

Steve Popper
Ed Quinlan
Dan Walsh
Jerry Wasserman
Rick Zimbone

EXHIBIT 1

RESIDENTIAL ENERGY SAVINGS

Adding energy saving provisions to building codes began with the energy shortages in the 1970's. Each iteration of the code, up to and including the stretch energy code, has specified a greater level of energy savings. Reducing air leakage, increasing insulation, improving windows and specifying higher efficiency heating & cooling systems all contribute to reducing the energy use of homes and saving money for homeowners.

Achieving those savings is highly dependent on how the work is done. Small air gaps caused by faulty installation of insulation can reduce its R-value by 50%. The stretch energy code is the first to address those issues through performance testing (HERS rating) and/or checklists (using the prescriptive approach).that ensures that homeowners will actually get the energy savings that energy codes are intended to produce. The net result delivers about a 30% reduction in energy costs.

For homeowners doing renovation in a town like Needham, the benefit of that performance guarantee is magnified. Since two-thirds of the homes in Needham are over 50 years old, homeowners will likely capture energy savings greater than 30% when doing a significant renovation.

Energy use depends on house size, style and construction. It is also significantly affected by behavioral considerations – thermostat settings, differing perceptions of comfort, life style, and occupancy patterns. So it is challenging to provide a single base figure from which to calculate the value of the savings.

The US Energy Information Agency provides a starting point with survey data compiled in 2005 on total energy consumption in US households. At that time, energy expenditures in New England were estimated at \$0.98 per square foot, and energy use was estimated at 52.3 thousand BTU's per square foot. Data on the actual cost of energy in New England is available up to 2009, and shows about a 24% increase from the 2004-05 period represented in the EIA surveys. Using a conservative 4% inflation factor to bring that to the present provides a 2011 estimate of **\$1.34 per square foot for household energy expenditures**. That represents **\$3,350 a year for a 2,500 square foot house or \$4,020 a year for a 3,000 square foot house**.

Using those estimates, a **30% savings** (corresponding to a HERS rating of 70) **would represent \$1,005 per year** for the owner of a 2,500 square foot house. For homes 3,000 square feet and larger, the HERS target is 65, representing at **35% savings**, or a savings of **\$1,407 per year**. Over 10 years, assuming that energy costs rise 4% a year, the owner of the 2,500 square foot house would save **\$12,066** and the owner of the 3,000 square foot house would save **\$16,893**.

EXHIBIT 2

Case 800 sq. ft. Addition Energy Budgets 4/26/11

		Approximate Additional Construction Costs								
		Lumber Material Cost	Adhesives, Fillers and foam, Etc. Material Costs	Insulation Subcontractor Material & Labor Cost	Framing Cost (approx.)	Other Costs	Incremental Cost over Baseline Fiberglass	Incremental Cost over Baseline Foam	Incremental Cost over Baseline Hybrid	
Wall	2x6 wall w/fiberglass r-19 baseline	\$ -	\$ -	\$ -	\$ -	\$ -	n/a	n/a	n/a	
	2x6 wall w/fiberglass r-19 and technique for stretch ACH	\$ 50.00	\$ 100.00	\$ 450.00	\$ 350.00		\$ 950.00	\$ 3,200.00	\$ 950.00	
	2x6 wall w/open cell spray foam			\$ 3,200.00			\$ -	\$ -	\$ -	
Roof	2x10 roof w/fiberglass (R-38) baseline	\$ -	Incl. Above	\$ -	\$ -	\$ -	n/a	n/a	n/a	
	2x10 roof w/fiberglass (R-38) and technique for stretch ACH	\$ 75.00	\$ 85.00	\$ 350.00	\$ 250.00		\$ 760.00	\$ 2,500.00	\$ 760.00	
	2x10 roof w/open cell spray foam		\$ -	\$ 2,500.00			\$ -	\$ -	\$ -	
HERS RATER							\$ 800.00	\$ 800.00	\$ 800.00	
Additional administration and supervision Contractors O and P					\$ 1,500.00		\$ 1,500.00	\$ 1,500.00	\$ 1,500.00	
							\$ 601.50	\$ 1,200.00	\$ 862.50	
							\$ -	\$ -	\$ -	
							\$ 4,611.50	\$ 9,200.00	\$ 6,612.50	
							2.3%	4.6%	3.3%	

Case 2600 sq. ft. House Energy Budgets 4/26/11

		Approximate Additional Construction Costs								
		Lumber Material Cost	Adhesives, Fillers and foam, Etc. Material Costs	Insulation Subcontractor Material & Labor Cost	Framing Cost (approx.)	Other Costs	Incremental Cost over Baseline Fiberglass	Incremental Cost over Baseline Foam	Incremental Cost over Baseline Hybrid	
Wall	2x6 wall w/fiberglass r-19 baseline	\$ -	\$ -	\$ -	\$ -	\$ -	n/a	n/a	n/a	
	2x6 wall w/fiberglass r-19 and technique for stretch ACH	\$ 100.00	\$ 500.00	\$ 1,100.00	\$ 2,500.00		\$ 4,200.00	\$ 8,200.00	\$ 4,200.00	
	2x6 wall w/open cell spray foam			\$ 8,200.00			\$ -	\$ -	\$ -	
Roof	2x10 roof w/fiberglass (R-38) baseline	\$ -	Incl. Above	\$ -	\$ -	\$ -	n/a	n/a	n/a	
	2x10 roof w/fiberglass (R-38) and technique for stretch ACH	\$ 75.00	\$ 500.00	\$ 950.00	\$ 1,500.00		\$ 3,025.00	\$ 7,350.00	\$ 3,025.00	
	2x10 roof w/open cell spray foam		\$ -	\$ 7,350.00			\$ -	\$ -	\$ -	
HERS RATER							\$ 1,100.00	\$ 1,100.00	\$ 1,100.00	
Equipment upgrades HVAC					\$ 1,500.00		\$ 1,500.00	\$ 1,500.00	\$ 1,500.00	
Additional administration and supervision Contractors O and P							\$ 1,998.75	\$ 3,247.50	\$ 2,760.00	
							\$ 15,323.75	\$ 24,897.50	\$ 21,160.00	
							2.9%	4.8%	4.1%	

EXHIBIT 3

Building Permit Activity Calendar Year 2010 - Major Categories					
Type of Permit	Number of Permits	HERS Requirement 65 for 3000sq. ft. or more	HERS Requirement 70 for less than 3000sq. ft.	Prescriptive Option	Registered Professional Commercial Property
New residential one and two family dwelling permits	80	72	6		
Amendments to one and two family dwelling permits^	89	89			
Residential one and two family dwelling addition permits *	185	2	183	185	
Residential one and two family dwelling alteration permits**	369			317	
Percent of Projects Requiring HERS Rating	12.62%				
New construction commercial permits	7				7
Commercial addition permits	7				7
Commercial alteration permits	73				
Notes					
^ These amendments are to the 80 original permits and are considered one project					
* Project may use either HERS or prescriptive option					
** 317 of the permits are estimated to require compliance with the prescriptive path - 52 permits were issued for fewer than 10 square feet					

EXHIBIT 4

High Rock School

This schools design was extensively modeled in 2008 with results identified in the attachment. Comparison to base cost was not available however modeling predicted usage in the order of 415,000 kWh and 15,300 therms (\$1.71/sf) which is tracking at approximately 81% and 74% respectively to actual usage during the period of March '10 thru Feb '11 with an annual cost of \$2.14/sf for this 62,000sf facility.

I have also included a summary of energy saving design elements that were considered and those included in the actual design. The cost for the modeling was \$15,000 by an independent consultant.

Needham Public Library

Data from the designer indicated roughly 50% in gas consumption savings and 40% electricity savings from "base" case under the 2001 energy code.

Savings largely due to high efficiency boilers, energy recovery unit (ERU) included in HVAC system, and certain administrative assumptions (opening windows) made during shoulder seasons on running of A/C. This facility is operating 6-7 days/week from 9AM to 9PM M-Th.

Actual FY 2010 energy consumption tracked fairly closely with reported consumption expectations of 449,000kWh (vs. 602,000 kWh actual) and 11,570 therms (vs. 8,973 therms actual) and \$2.80/sf actual cost vs. \$2.33/sf expected cost for this 48,000sf facility. Detailed back-up is not available.

EXECUTIVE SUMMARY

DiNisco Designers Partnership secured the services of Andelman and Lelek Engineering, Inc. to perform services related to computer building energy consumption simulation to evaluate several energy conservation measures (ECMs) considered for the New High Rock School in Needham, MA. The main objective of the study was to estimate the impact these measures may have on reducing the building annual energy use and cost. An eQUEST energy consumption model of the *as designed* building that was created in the course of a “companion study” of the overall future annual energy consumption of the building¹ was used to estimate energy savings for each measure.

The evaluated measures, along with a brief description are listed below. The annual energy savings summary is provided in Table 1 below.

ECM #1 – Glazing upgrade option 1 – this measure would upgrade currently specified glass for the windows to 1½” Heat Mirror Quad glass. This glass consists of two main glass panes and two layers of Heat Mirror low-e suspended film.

ECM #2 - Glazing upgrade option 2 – this measure would upgrade currently specified glass to 1½” Heat Mirror glass. This glass consists of two main glass panes and one layer of Heat Mirror low-e suspended film.

ECM #3 – Increase of roof insulation – this measure would provide additional 1½” of roof insulation.

ECM #4 – Increase of wall insulation – this measure would add 1½” of sprayed-in insulation between metal studs for all new construction walls.

Table 1 - Energy Intensity Comparison

% difference is defined as: (Energy cost for Actual Design - Energy cost for Option)/Energy cost for Actual Design

Option	Energy consumption					Energy savings						
	Electricity	Gas	Cost-Electr.	Cost-Gas	Cost-Total	Electricity		Gas		Total Savings	% below	
	kWh	therm	\$	\$	\$	kWh	\$	therm	\$	\$	design	
Actual Design	414,105	15,307	\$84,422	\$ 21,491	105,913							
Option 1: Glazing 2 layers of Heat Mirror	409,954	15,178	\$83,187	\$ 21,308	104,495	4,151	\$ 1,235	129	\$183	\$ 1,418	1.34%	
Option 2: Glazing 1 layer of Heat Mirror	412,487	15174	\$84,143	\$ 21,304	105,447	1,618	\$ 279	133	\$187	\$ 466	0.44%	
Option 3: Increase Roof Insulation	413,406	15036	\$84,413	\$ 21,117	105,530	699	\$ 9	270	\$374	\$ 383	0.36%	
Option 4: Increase Wall Insulation	414,701	15168	\$84,600	\$ 21,298	105,898	(596)	\$ (178)	139	\$193	\$ 15	0.01%	

More information on the proposed measures is provided in the *Evaluated Energy Conservation Measures* section of this report on page 6. For information on the facility description and the analysis methodology please refer to the subsequent sections of this report. Supplemental information, including selected energy model output reports is provided in the *Appendix* section.

¹ That study was undertaken to help the town assess their future operating costs of the subject school building based on its current design and current utility rates. The draft report for that study was dated April 22nd, 2008. The report was titled *Energy Performance Report*.

Potential Energy Upgrades
Needham High Rock
13 May 2008

DeNisco Design Partnership
Architects and Planners
87 Summer Street Boston, MA 02110

Item	Benefits	Estimated Construction Cost	Estimated Design Fee	Comments
Glazing Upgrade #1 Upgrade glazing to 1 1/2" "double" Heat Mirror (U=0.16) (Quad Glazing)	<ul style="list-style-type: none"> Reduced Energy Costs Increased comfort 	\$215,000	TBD	<ul style="list-style-type: none"> Save \$1,418 / Year 152 Year Payback
Glazing Upgrade #2 Upgrade glazing to 1 1/2" Heat Mirror (U=0.21) (Triple Glazing)	<ul style="list-style-type: none"> Reduced Energy Costs Increased comfort 	\$125,000	TBD	<ul style="list-style-type: none"> Save \$466 / Year 268 Year Payback
Increase Roof Insulation Add additional 1.5" of insulation	<ul style="list-style-type: none"> Reduced Energy Costs 	\$75,000 - \$125,000	TBD	<ul style="list-style-type: none"> Save 383 / Year 196 Year Payback
Increase Wall Insulation Add 2" spray-in insulation in metal stud backup wall at new construction	<ul style="list-style-type: none"> Reduced Energy Costs 	\$35,000	TBD	<ul style="list-style-type: none"> Save \$193 / Year 181 Year Payback

06494.0 CorConsEnergyModel/!!FinalReport/06494.0 PotentialEnergyUpgrades.xls

ORIGINAL

EXECUTIVE SUMMARY

DiNisco Designers Patnership secured the services of Andelman and Lelek Engineering, Inc. to perform services related to computer building energy consumption simulation to evaluate energy performance of the New High Rock School in Needham, MA. The main objective of the study was to create an eQUEST model of the *as designed* building and to estimate the future annual energy consumption of the building. This task was undertaken to help the town assess their future operating costs of the subject school building based on its current design and current utility rates.

The analysis indicates that the annual energy consumption of the *as designed* school building will amount to approximately \$105,913 per year. Please see *Note 1* below for additional qualification of these results. More detailed breakdown of the estimated energy use of the building is provided below:

Electricity consumption	414,105 kWh/year
Natural gas consumption	15,307 therm/year
Cost of electricity	\$84,422 /year
Cost of gas	\$21,491 /year

When presented on "per square foot" bases the annual values amount to the following based on the building area of 62,000 sf.:

Electricity consumption	6.68 kWh/ft ² per year
Natural gas consumption	0.25 therm/ ft ² per year
Cost of electricity	\$1.36 /ft ² per year
Cost of gas	\$0.35 /ft ² per year
Total energy cost	\$1.71/ ft ² per year

The breakdown of the energy cost by the building end use, as determined using the *as designed* building model, is shown at the end of this section. Monthly electric and natural gas use profiles are also provided. Additional information on the energy use breakdown by the building end use and by the fuel type (electricity and natural gas) is shown in Figure 6 and 7 in the *Appendix* section. Copies of several eQUEST output reports are also included in the *Appendix*.

For information on the facility description, the analysis methodology, and the design features that were incorporated into the current building design and that contribute to energy conservation please refer to the subsequent sections of this report. Supplemental information is provided in the *Appendix* section.

Note 1:

It should be understood that while the energy modeling can be used with high level of confidence to estimate the relative savings values (difference between "baseline" and "as designed" models) the absolute energy estimates depend heavily on certain assumptions that are made during modeling process that can have a very significantly impact on the total estimated energy use. Such factors include:

1. Schedules of building operation. This factor alone can make the margin of error very high. For example, during the modeling process we may be advised that most of the building will not be used in the evening or during the summer break. However, as the building starts to operate the town may decide to increase the spaces utilization (building is new, pleasant, well conditioned, etc so it is used more than originally expected for after school or community programs). This could easily result in the energy consumption increase by 30% or more as compared to the original estimates.

2. The model also assumes that the building operates "as design". That is so often not a case, especially during the final stages of construction, or building start up; when systems are left on over night, are not properly controlled, etc. Sometimes building systems do not operate "as designed" even after the construction is presumably 100% complete and the building is turned over to the owner.
3. Not all energy consuming devices may be included in the building model. This especially applies to small and irregular loads that are not a part of the building "typical" operation. For example the model developed for this study does not account for the operation of the school emergency generator.
4. There are also other items that have impact on the energy use and may be difficult to estimate precisely. For example air infiltration (depends heavily on the overall quality of construction, may also be impacted by open windows, etc). The air infiltration that the building will eventually experience may be higher or lower than the values assumed in the model.

We typically suggest that for budgeting purposes of future utility costs the estimated "as designed" energy consumption (or costs) is multiplied by a factor of 1.25 to 1.5. This should give some "wiggle room" within the energy cost budget and also allow for energy cost increases (utility rates increase) between now and the time when the building is turned over to the owner.

"GREEN DESIGN" FEATURES INCORPORATED INTO THE HIGH ROCK DESIGN

- Overall, project is approximately 25% more energy effective than "code".
- Site is centrally located and near public transportation.
- School facilities and recreation fields jointly used by the community and school.
- No development within flood plans.
- Building footprint has been minimized through construction of a multi story addition "bridging" the existing administrative wing.
- All of the existing building area is being reused - no demolition.
- Construction waste will be managed and recycled.
- Indoor air quality for occupants will be protected during construction (Cover ductwork during construction, "air out" period before occupancy) and by pre-occupancy indoor air quality testing.
- Innovative storm water management through use of water quality swales.
- Water conservation through use of low flush/dual flush toilets and waterless urinals.
- High efficiency condensing (90%) boilers, variable air volume boxes and motors are part of HVAC system.
- HVAC controls will include tie in to lighting occupancy controls, providing low-cost "demand ventilation".
- Multiple HVAC zones allow unoccupied portions of building to be shut down during off hour use and the summer.
- Highly efficient lighting design incorporates daylighting (including sunscreens and light shelves on south facing windows) Hi-efficiency T5 lamps, occupancy and daylighting controls, all of which will reduce lighting loads by more than 35% of code requirements (0.94 watts/SF as designed vs. 1.5 watts/SF per code).
- Thermally broken aluminum windows with hi-performance Low E glass "tuned" to each solar exposure. Operable windows provided in all classrooms. Windows in south exposure are shaded with an integral sunscreen.
- Acoustic Ceilings in classrooms with high NRC (Noise Reduction Co-efficient), and the ability to provide "assisted listening" via the LCD projector sound system in each classroom.

"GREEN" ELEMENTS NOT INCLUDED AT THIS TIME DUE TO "VALUE ENGINEERING"

- Specific overall recycled content requirements for new materials.
- Highly renewable materials (bamboo, linoleum).
- Highly reflective roofing (town standard built-up roofing system not highly reflective).
- Specific overall low V.O.C. requirements for construction materials (other than paint).

Board of Selectmen

AGENDA FACT SHEET for 7/26/2011

Agenda Item: Comcast Renewal Process Cable License Extension

Presenter(s): Peter Epstein, Cable Counsel and Jonathan Tamkin and Michael Greis, Cable Television Advisory Committee

1. BRIEF DESCRIPTION OF TOPIC TO BE DISCUSSED:

For the reasons explained on the attached sheet, the Cable Television Advisory Committee has recommended that the Needham Board of Selectmen vote to issue a preliminary assessment of denial of Comcast of Needham, Inc.'s cable television renewal proposal..

2. VOTE REQUIRED BY BOARD OF SELECTMEN: [YES] NO (circle one)

Suggested Motion: That the Board vote to adopt the Statement of Reasons and issue a Preliminary Assessment of Denial of Comcast of Needham, Inc.'s cable television renewal proposal to the Town of Needham dated July 6, 2011.

3. BACK UP INFORMATION ATTACHED:

- a) Motion Regarding the Cable Television Renewal Process
b) Statement of Reason for Preliminary Assessment Denial

4. SIGN OFF/APPROVAL REQUIRED:

Table with 4 rows (a-d) and 5 columns: Role, yes, no, NA, and a signature line.

Disposition by BOS

Action taken: Present on future Agenda:

Refer to/Inform: Report back to BOS on:

**MOTION REGARDING THE CABLE TELEVISION
RENEWAL PROCESS IN NEEDHAM**

The Board of Selectmen, in its role as statutory Issuing Authority for the Town of Needham, is hereby issuing a preliminary assessment of denial of Comcast of Needham, Inc.'s cable television renewal proposal to the Town of Needham, dated July 6, 2011.

Signed on this day 26th day of July, 2011, the Town of Needham Board of Selectmen

Moe Handel, Chairman

Gerald Wasserman, Vice-Chairman

Daniel P. Matthews, Clerk

John Bulian

James G. Healy

THE BOARD OF SELECTMEN

TOWN OF NEEDHAM

STATEMENT OF REASONS FOR PRELIMINARY ASSESSMENT OF DENIAL

The Board of Selectmen, statutory Issuing Authority for the Town of Needham (the "Town"), and Comcast of Needham, Inc. ("Comcast") have followed formal cable television renewal procedures, pursuant to Section 626(a-g) of the Cable Act, 47 U.S.C. §546. The Issuing Authority issued a formal Request-for-Proposal ("RFP") to Comcast, dated May 24, 2011. Comcast submitted a formal renewal proposal (the "Formal Renewal Proposal") to the Town, dated July 6, 2011. The Cable Television Renewal License (the "2001 Renewal License"), dated September 11, 2001, will expire on September 10, 2011.

Pursuant to 207 CMR 3.06(3), the Issuing Authority is hereby issuing this written statement detailing the reasons for this preliminary assessment of denial.

The reasons for this preliminary assessment of denial include the following:

Pursuant to 47 U.S.C. § 546(c)(1)(D), the Issuing Authority does not believe that Comcast's Formal Renewal Proposal is reasonable to meet the future cable-related community needs and interests of Needham, taking into account the cost(s) of meeting such needs and interests. Specifically, the Issuing Authority does not accept Comcast's Formal Renewal Proposal regarding the following matters:

First, the Issuing Authority in the RFP sought a commitment from Comcast to continue to operate a customer service office in Needham for the length of a new renewal license term. In its Formal Renewal Proposal, Comcast would not agree to continue to provide such a customer service office in Needham during a renewal term.

Second, the Issuing Authority in the RFP stated that it would grant a renewal license for a term commensurate with the level of services and facilities provided by Comcast to the Needham

community. In its Formal Renewal Proposal, Comcast proposed a 10 year renewal term only, without providing a reasonable basis for such a term. Consequently, the Issuing Authority and Comcast did not agree on a renewal license term.

Third, the Issuing Authority in the RFP sought a commitment from Comcast to continue to provide funding in the amount of One Hundred Twenty-Five Thousand Dollars (\$125,000.00) for the purchase of public, educational and governmental (“PEG”) Access equipment and/or facilities. This \$125,000.00 is the same amount of funding required by the 2001 Renewal License. In its Formal Renewal Proposal, Comcast would not agree to any funding for equipment/facilities. Consequently, the Issuing Authority and Comcast did not agree on funding for equipment and/or facilities.

Fourth, the Issuing Authority in the RFP sought a commitment from Comcast to continue to lease space in its Needham building to the Access Corporation for studio use during a new Renewal License term, as required by Section 6.4 of the 2001 Renewal License. In its Formal Renewal Proposal, Comcast had no proposal for continuation of the lease agreement. Indeed, there was no reference at all by Comcast to the current lease, despite the RFP request that Comcast respond explicitly to the studio lease request. Consequently, the Issuing Authority and Comcast did not agree on continuation of the current studio lease.

Fifth, the Issuing Authority in the RFP sought a commitment from Comcast to continue to operate and maintain the existing Institutional Network (“I-Net”), as currently required by the 2001 Renewal License, including the ability for the Town to transmit audio and video signals. In its Formal Renewal Proposal, Comcast refused to continue to operate the I-Net during a subsequent renewal term. The Issuing Authority did not agree to Comcast’s proposal.

Sixth, in its Formal Renewal Proposal, Comcast reserved the right to “reclaim any unused time” on any of the PEG Access Channels that might not be “fully programmed”. The Issuing Authority did not agree with or accept Comcast’s language in this regard in its Formal Renewal Proposal.

Seventh, in its Formal Renewal Proposal, Comcast stated that PEG Access programming produced by an access corporation could not be provided to another cable television operator licensed to operate in the Town by the Issuing Authority without the written consent of Comcast. The Issuing Authority did not agree to such a restriction.

Eighth, in its Formal Renewal Proposal, Comcast proposed language requiring the reporting of disbursements of funds. The Issuing Authority did not agree to such language.

Ninth, the Issuing Authority did not agree with or accept Comcast's Formal Renewal Proposal definition of "Gross Annual Revenues".

Tenth, the Issuing Authority in the RFP sought a commitment from Comcast to continue to provide to the Issuing Authority a quarterly Gross Annual Revenues Reporting Form. In its Formal Renewal Proposal, Comcast did not propose and would not agree to provide such quarterly Gross Annual Revenues Reporting Forms during a subsequent renewal term.

Eleventh, Comcast proposed to provide "Video Return Lines" to a number of municipal buildings and to charge the Issuing Authority if new buildings were to be connected. The Issuing Authority did not agree to Comcast's proposal regarding Video Return Lines.

Twelfth, the Issuing Authority in the RFP sought a commitment from Comcast to make its Cable Service available to all Needham residents without additional so-called "line-extension" charges. In its Formal Renewal Proposal, however, Comcast did not agree to such a commitment. In fact, Comcast proposed new line-extension requirements and potential new costs for installation during a subsequent renewal term. Consequently, the Issuing Authority did not agree to such provisions.

Thirteenth, the Issuing Authority in the RFP sought a commitment from Comcast to continue to provide drops and monthly service to public buildings and schools in accordance with applicable Massachusetts law. In its Formal Renewal Proposal, however, Comcast proposed (i) limiting drops to public buildings as defined by Comcast and (ii) establishing its own distance parameters, contrary to the requirements of applicable state law and the provisions in the 2001 Renewal License. Consequently, the Issuing Authority did not agree to such provisions.

Fourteenth, the Issuing Authority in the RFP sought a commitment from Comcast to continue to comply with a number of consumer protection provisions. In its Formal Renewal Proposal, Comcast would not agree to such consumer protection provisions in a new license during a subsequent renewal term.

Fifteenth, in its Formal Renewal Proposal, Comcast proposed so-called "level-playing field"

language in a renewal license. The Issuing Authority did not agree to the inclusion of such language in a subsequent renewal license.

Sixteenth, in its Formal Renewal Proposal, Comcast proposed language that would allow it to use the public rights-of-way in equal standing with utilities, despite the fact that Comcast is not a common carrier. The Issuing Authority did not agree to such language.

Seventeenth, the Issuing Authority in the RFP sought a commitment from Comcast to provide maps of its Needham Cable System to the Town. In its Formal Renewal Proposal, Comcast would not agree to this, instead proposing that maps would be available for inspection at its “primary place of business”. The Issuing Authority did not agree to Comcast’s proposal in this regard.

Eighteenth, the Issuing Authority in the RFP sought a commitment from Comcast to provide for a performance bond in the amount of One Hundred Fifty Thousand Dollars (\$150,000.00). In its Formal Renewal Proposal, Comcast proposed a bond in the amount of Twenty-Five Thousand Dollars (\$25,000.00) during a subsequent renewal term. The Issuing Authority did not agree to Comcast’s proposal in this regard.

Nineteenth, the Issuing Authority in the RFP sought a commitment from Comcast to provide for liquidated damages for possible license violations. In its Formal Renewal Proposal, Comcast would not agree to any such liquidated damages during a subsequent renewal term.

Twentieth, the Issuing Authority in the RFP sought a commitment from Comcast to continue to provide to the Issuing Authority a number of specified reports pertaining to Comcast’s operation of its Needham cable system. In its Formal Renewal Proposal, Comcast would not agree to provide such reports during a subsequent renewal term.

SIGNATURE PAGE

Signed on this day 26th day of July, 2011, the Town of Needham Board of Selectmen

Moe Handel, Chairman

Gerald Wasserman, Vice-Chairman

Daniel P. Matthews, Clerk

John Bulian

James G. Healy

Board of Selectmen

AGENDA FACT SHEET for 7/26/2011

Agenda Item: RCN Cable License Extension

Presenter(s): Jonathan Tamkin, Cable Advisory Committee

1. BRIEF DESCRIPTION OF TOPIC TO BE DISCUSSED:

The Cable Television Advisory Committee has recommended that the Needham Board of Selectmen, as Issuing Authority, and RCN-BecoCom, LLC as a cable television Licensee, agree to extend the Cable Television Final License, dated April 25, 2000, until January 17, 2012, as the prior extension has expired. The granting of this extension ensures that the Town will maintain an active cable license with RCN.

2. VOTE REQUIRED BY BOARD OF SELECTMEN: [YES] NO (circle one)

Suggested Motion: That the Board vote to agree to extend the RCN-BecoCom Cable Television Final License, dated April 25, 2000, until January 17, 2012,

3. BACK UP INFORMATION ATTACHED:

- a) Cable Television Final License Amendment Report, May 3, 2011.

4. SIGN OFF/APPROVAL REQUIRED:

a.	Town Manager	yes	no	NA	_____
b.	Town Counsel	yes	no	NA	_____
c.	Finance Director	yes	no	NA	_____
d.	_____	yes	no	NA	_____

Disposition by BOS

Action taken: _____ **Present on future Agenda:** _____

Refer to/Inform: _____ **Report back to BOS on:** _____

CABLE TELEVISION FINAL LICENSE AMENDMENT REPORT
TOWN OF NEEDHAM
MAY 3, 2011

**REPORT OF THE TOWN OF NEEDHAM
ON THE REQUEST FOR AMENDMENT TO THE
TOWN OF NEEDHAM CABLE TELEVISION FINAL LICENSE**

+ Licensee:

RCN-BecoCom, LLC ("RCN")
105 West First Street
South Boston, Massachusetts 02127

+ Issuing Authority:

Board of Selectmen
Town of Needham
Town Hall
1471 Highland Avenue
Needham, Massachusetts 02492

+ Date of the Final License Execution:

April 25, 2000

+ Proposed Effective Date of Final License Amendment:

July 26, 2011.

+ Explanation of Final License Amendment:

See below.

CABLE TELEVISION FINAL LICENSE AMENDMENT REPORT
TOWN OF NEEDHAM
MAY 3, 2011

Section 2.2---**TERM OF FINAL LICENSE**

+ Description of proposed Amendment:

Section 2.2 has been amended to reflect the fact that the Town of Needham (the "Town") and RCN have agreed to further extend the term of the Final License until January 17, 2012.

+ Text of amended Section 2.2: The Final License is hereby amended by deleting the section in its entirety and replacing it with the following:

The term of this Final License shall commence on April 25, 2000 and shall expire on January 17, 2012, unless sooner terminated as provided herein.

+ Purpose for which the Amendment is being made:

The Town and RCN have agreed to extend the current Final License term to allow the Town and RCN to continue ongoing renewal negotiations. In the meantime, RCN will continue operating in the Town in accordance with the terms and conditions in the Final License.

+ Date Amendment Received by the Issuing Authority and the Licensee:

May 3, 2011.

+ Probable Effects on Cable Television Subscribers and other Concerned Parties:

Subscribers and other concerned parties will benefit from continued Cable Service(s) provided by RCN.

CABLE TELEVISION FINAL LICENSE AMENDMENT REPORT
TOWN OF NEEDHAM
MAY 3, 2011

SIGNATURE PAGE

In Witness Whereof, this Amendment to the Cable Television Final License is hereby issued by the Board of Selectmen of the Town of Needham, Massachusetts, as Issuing Authority, and is hereby agreed to by RCN-BecoCom, LLC, the 26th day of July, 2011.

Moe Handel, Chairman

Gerald A. Wasserman, Vice-Chairman

Daniel P. Matthews, Clerk

John A. Bulian

James G. Healy

The Needham Board of Selectmen



By: Thomas K. Steel, Jr.
Title: Vice-President and Regulatory Counsel

RCN-BecoCom, LLC

Board of Selectmen

AGENDA FACT SHEET for 4/5/2011

Agenda Item: Accept Access Easement/Avita Needham LLC

Presenter(s): Kate Fitzpatrick, Town Manager

1. BRIEF DESCRIPTION OF TOPIC TO BE DISCUSSED:

At its April 5, 2011 meeting, the Board voted to approve a grant of access easement to Avita Needham LLC which will allow Town vehicles to drive through a portion of the property to access a Town sewer and drain easement located on Town property to the east and north of the Avita property. A revision of the plan and change in location of the driveway have necessitated that a supplemental easement be created. The supplemental easement and easement plan have been approved by the Planning Board and Town Counsel. The next step in the process is to ask that the Board of Selectmen accept the easement on behalf of the Town, after which it will be record at the Registry of Deeds.

2. VOTE REQUIRED BY BOARD OF SELECTMEN: [YES] NO (circle one)

Suggested Motion: That the Board vote to approve and authorize the Chair to sign the Grant of Supplemental Access Easement by Avita Needham LLC to the Town of Needham date July 26, 2011.

3. BACK UP INFORMATION ATTACHED:

- a. Memo from Roy Cramer, Esq. dated July 20, 2011
- b. Grant of Supplemental Access Easement by Avita Needham, LLC to the Town of Needham
- c. Supplemental Access Easement Plan

4. SIGN OFF/APPROVAL REQUIRED:

a.	Town Manager	yes	no	NA	_____
b.	Town Counsel	[yes]	no	NA	_____
c.	Finance Director	yes	no	NA	_____
d.	_____	yes	no	NA	_____

Disposition by BOS

Action taken: _____ **Present on future Agenda:** _____

Refer to/Inform: _____ **Report back to BOS on:** _____

FRIEZE CRAMER ROSEN & HUBER LLP
COUNSELLORS AT LAW

60 WALNUT STREET, WELLESLEY, MASSACHUSETTS 02481
781-943-4000 • FAX 781-943-4040

ROY A. CRAMER
781-943-4030
RAC@128LAW.COM

July 20, 2011

BY HAND

Ms. Lee Newman, Planning Director
Needham Planning Board
500 Dedham Avenue
Needham, MA 02492



Re: Northbridge Communities LLC/Avita Needham, LLC
880 Old Greendale Avenue, Needham

Dear Lee:

Enclosed please find the Grant of Supplemental Access Easement and Supplemental Access Easement Plan that has been signed by Avita Needham LLC and assented to by Needham Bank. I would appreciate your having the easement and plan placed on the next Board of Selectmen Agenda for their acceptance. Once it is accepted, I will record the easement and plan and provide you with written evidence of recordation. I will also provide you with the certification of title in the same format that I used after recording the original Access Easement.

Thank you for your cooperation.

Very truly yours,

A handwritten signature in black ink, appearing to read "Roy A. Cramer".

Roy A. Cramer

Enclosure

cc: James C. Coughlin (jcoughlin@northbridgecos.com)
Raymond Mitrano (raymitrano@waypointcc.com)

GRANT OF SUPPLEMENTAL ACCESS EASEMENT

By

AVITA NEEDHAM LLC

To

TOWN OF NEEDHAM, MASSACHUSETTS

July 26, 2011

WHEREAS, Avita Needham LLC of 15 Third Avenue, Burlington, MA 01803 (the "Owner"), is the owner of certain land described on a plan entitled "Plan of Land Needham, Massachusetts showing conditions at Old Greendale Avenue", prepared by VTP Associates, Inc., 132 Adams Street, 2nd Floor, Suite 3, Newton, Massachusetts 02458, dated September 30, 2009 ("Site Plan"), said Site Plan recorded at Norfolk Registry of Deeds at Plan Book 597, Page 27; and

WHEREAS, pursuant to Paragraph 3.13 of Major Site Plan Special Permit No. SPMP 09-02, dated June 30, 2009 and recorded with Norfolk Registry of Deeds at Book 26936, Page 159, the Planning Board of the Town of Needham required that the Owner shall deliver to the Planning Board for its approval, a duly executed access easement ("Access Easement") over a portion of the land; and

WHEREAS, said Access Easement, dated March 30, 2011, was recorded at Norfolk Registry of Deeds at Book 28722, Page 84, and a plan describing said easement was filed at said Registry of Deeds in Plan Book 607, Page 21; and

WHEREAS, the Grantee has requested that additional land owned by Grantor be made subject to an access easement in favor of Grantee and Grantor is willing to grant a supplemental access easement on the terms and conditions set forth below ("Supplemental Easement"); and

WHEREAS, the grant of Supplemental Easement herein by the Owner is intended to benefit the Town of Needham (the "Grantee") in compliance with the aforesaid requirement of the Planning Board of the Town of Needham, Massachusetts;

NOW, THEREFORE, for nominal consideration, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged:

The Owner does hereby grant to the Grantee the non-exclusive right and perpetual easement and right of way over and across the area designated as "Supplemental Access Easement" (the "Easement Area") as shown on a plan entitled "Supplemental Access Easement Plan Needham, Massachusetts" prepared by VTP Associates, Inc., 132 Adams Street, 2nd Floor, Suite 3, Newton, Massachusetts 02458, dated May 12, 2011 ("Supplemental Access Easement Plan"), said

Supplemental Access Easement Plan to be recorded herewith, for the purpose of providing access to the Town of Needham to enable Town vehicles to service and maintain the sewer easement and utilities therein located east of the property.

In exercise of its rights hereunder, Grantee shall provide Owner, its successors and assigns, reasonable notice of the exercise of the rights herein granted at the address shown above, or such other address as Owner shall designate to Grantee in writing to the Director of Public Works, 470 Dedham Avenue, Needham, MA 02492. Grantee shall use its best efforts to cause the minimal amount of interference with the Owner's use of its property during the exercise of its rights hereunder. The Owner and Grantee each agree to hold each other harmless and indemnified from all claims, losses or damage for property damage or personal injury or liability, or either, resulting in any way by reason of its own activities in the Easement Area. The indemnification by the Grantee to the Owner shall be limited to One Hundred Thousand Dollars (\$100,000.00) per claim, or such amount as may be allowed by M.G.L. Chapter 258, whichever is greater.

The Owner hereby reserves the right for itself, and its successors and assigns, to use and enjoy the Easement Area for all legal purposes not specifically inconsistent with the rights and easements granted hereby. The Owner, and its successors or assigns shall not construct any structures, nor plant any trees or bushes, which will interfere with the use or maintenance of the aforesaid easement without the prior approval of the Grantee.

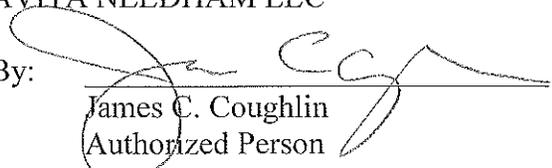
The within Grant of Easement shall be binding on the Owner and its successors and assigns and shall inure to the benefit of the Grantee, and the benefits and burdens thereof shall run with the land described in and subject to the Site Plan.

For Owner's title, see Norfolk Registry of Deeds Book 27512, Page 556.

EXECUTED as a sealed instrument this ___ day of July, 2011.

AVITA NEEDHAM LLC

By:


James C. Coughlin
Authorized Person

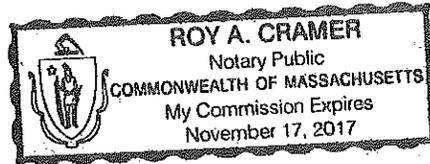
COMMONWEALTH OF MASSACHUSETTS

NORFOLK, ss

On this 19th day of July, 2011, before me, the undersigned notary public, personally appeared James C. Coughlin, as Authorized Person of Avita Needham LLC, a Delaware limited liability company, proved to me through satisfactory evidence of identification, which was in the form of a state issued drivers license, to be the person whose name is signed on the preceding or attached document, and acknowledged the foregoing to be the free act and deed of said Avita Needham LLC before me.



Notary Public ROY A. CRAMER
My Commission Expires: 11-17-2017



ACCEPTED BY THE TOWN OF NEEDHAM

By: _____
Name:
Title: Chairperson of Board of Selectmen

COMMONWEALTH OF MASSACHUSETTS

_____, ss

On this ___ day of July, 2011, before me, the undersigned notary public, personally appeared _____, as Chairperson of the Board of Selectmen, proved to me through satisfactory evidence of identification, which was in the form of a state issued drivers license, to be the person whose name is signed on the preceding or attached document, and acknowledged the foregoing to be the free act and deed of said Town of Needham, before me.

Notary Public
My Commission Expires: _____

APPROVED AS TO FORM

By: _____
Town Counsel

ACKNOWLEDGEMENT AND ASSENT OF MORTGAGEE

The present holder of a mortgage and security agreement (the "Mortgage") and a collateral assignment of leases and rents and security agreement (the "Collateral Assignment") upon the property is the Needham Bank (the "Mortgagee") of 1063 Great Plain Avenue, Needham, Massachusetts 02492. The Mortgage is dated March 8, 2010, and is recorded at the Norfolk Registry of Deeds in Book 27512, Page 558. The Collateral Assignment is dated March 8, 2010, and is recorded at the Norfolk Registry of Deeds in Book 27512, Page 570. The Mortgagee agrees that the Supplemental Access Easement shall have the same status, force and effect as though executed and recorded before the Mortgage and Collateral Assignment, and further agrees that the Mortgage and the Collateral Assignment shall be subordinate to said Access Easement.

IN WITNESS WHEREOF, the said Needham Bank has caused its corporate seal to be affixed and these presents to be signed and acknowledged and delivered in its name and on its behalf by CHARLES M. STEELE, hereby duly authorized, this 15th day of July, 2011.

NEEDHAM BANK

By: Charles M. Steele
Name: Charles M. Steele
Title: Senior Vice President

COMMONWEALTH OF MASSACHUSETTS

NORFOLK County, ss

On this 15th day of July, 2011, before me, the undersigned notary public, personally appeared Charles M. Steele, as Senior Vice President of Needham Bank, proved to me through satisfactory evidence of identification, which was personal knowledge to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he/she signed it voluntarily for its stated purpose.

Norma-Jean Ellis
Notary Public Norma-Jean Ellis
My Commission Expires: 9/22/2011

Board of Selectmen

AGENDA FACT SHEET for 7/26/11

Agenda Item: Memorandum of Agreement, Needham Independent Town Workers Association

Presenter(s): Kate Fitzpatrick, Town Manager

1. BRIEF DESCRIPTION OF TOPIC TO BE DISCUSSED:

The Town and the Needham Independent Town Workers Association have reached agreement on a three year agreement for fiscal years 2012, 2013, and 2014. The Agreement provides for no cost of living increase in FY2012. Base wage increases for FY2013 and 2014 are 2% and 2.5% respectively. The Agreement also provides for a 1% increase in base wages effective January 1, 2012, commensurate with the conversion of all members of the bargaining unit to the Rate Saver health insurance program, a one-time payment of \$500 in fiscal year 2012, and an increase in the Town's match to its employee retirement saving plan effective January 1, 2013.

2. VOTE REQUIRED BY BOARD OF SELECTMEN: [YES] NO (circle one)

Suggested motion: That the Board approve the Memorandum of Agreement between the Town and the Needham Independent Town Workers Association dated July 15, 2011.

3. BACK UP INFORMATION ATTACHED:

- a. Memorandum of Agreement

4. SIGN OFF/APPROVAL REQUIRED:

a.	Town Manager	yes	no	NA	_____
b.	Town Counsel	yes	no	NA	_____
c.	Finance Director	yes	no	NA	_____
d.	_____	yes	no	NA	_____

Disposition by BOS

Action taken: _____ Present on future Agenda: _____

Refer to/Inform: _____ Report back to BOS on: _____

**Memorandum of Agreement
Fiscal Years 2012, 2013, 2014**

Agreement is hereby made this 15th day of July, 2011 by and between the Town of Needham (hereinafter the "Town") and the Needham Independent Town Workers Association represented by Massachusetts Laborers District Council, (hereinafter the "Association"). Except as expressly set forth herein, all provisions of the collective bargaining agreements between the Town and the Union, which by their terms are in effect through June 30, 2011, remain in full force and effect.

1. The term of the Agreement shall be July 1, 2011 through June 30, 2014.
2. The base wages contained in Article 21, Wages, shall be increased by:
 - FY12: 1% effective January 1, 2012 and Rate Saver Conversion
 - FY13: 2% effective July 1, 2012
 - FY14: 2.5% effective July 1, 2013
3. Members of the bargaining unit on the payroll between July 1, 2011 and November 7, 2011 will receive a one-time payment of \$500 to be paid in a lump sum after the November 7, 2011 Special Town Meeting.
4. Delete Section 27.11 and inserting in place thereof the following as Section 21.9:

21.9 401A Retirement Plan Effective January 1, 2009, the Town will contribute up to \$500 annually in a two for one match (e.g. for every \$2 contributed by the employee, the Town will contribute \$1 to a 401A Deferred Compensation Plan.) Effective January 1, 2013, the Town will contribute up to \$1,000 annually in a two for one match to a 401A Deferred Compensation Plan.
5. Amend Article 27 by deleting section 27.11 and inserting in place thereof the following:

27.11 Health Insurance

27.11.1 All members of the bargaining unit who are enrolled in a Town-sponsored HMO/EPO plan will be required to participate in the so-called Rate Saver plans effective January 1, 2012 under the following conditions:

- a. Traditional HMO/EPO plans will no longer be available for participation by members of the bargaining unit.
- b. The Town will provide a Health Reimbursement Arrangement (HRA) Program in fiscal years 2012, 2013 and 2014 in an amount not to exceed \$36,000 for the three year period. The HRA program will expire on June 30, 2014, or sooner if the \$36,000 allocation is exhausted.

c. Members of the Association will be eligible for reimbursement for qualified expenses consisting of office visits/primary care office visits/specialist, emergency room visits, in-patient hospitalization, same day surgery, diagnostic imaging, prescription drugs/retail and prescription drugs/mail order. Employees will be eligible for reimbursement only for the difference between their current co-payment and the co-payment of the Rate Saver plan.

d. Members of the Association will be eligible for reimbursement for qualified expenses at the following thresholds:

Individual Plan:	Expenses incurred from \$351 up to \$2,000
Family Plan:	Expenses incurred from \$1,051 up to \$4,000

e. The Town will not be obligated to pay more than \$36,000 for the HRA program. In the event that expenses in the first or second year exceed the \$12,000 per year target, the Town and the Association will meet to determine legal options for continuing the program.

6. Amend Section 3.2 - Union Security by inserting at the end of the last sentence the following: “and bargaining committee members cannot be part of the same Division or Department. The Association agrees to provide a list of bargaining committee members to the Director of Human Resources annually and within 30 days when changes occur.”

7. Delete Section 5.2 - Flexible Hours Program and insert in place thereof the following:

5.2 With the advance approval of the Town Manager/designee, and upon the written request of the employee, department managers may authorize members of the bargaining unit to participate in the Flex-Hour Program. Department managers may discontinue the Flex-Hour program for their departments for individual participants at any time if deemed in the best interests of the Department.

Further amend Section 5.2 by deleting in Section 5.2.1 the words “offices in Town Hall” and inserting in place thereof the words “departments/divisions.”

Further amend Section 5.2 by deleting the word “demonstration of need by the department manager” in Section 5.2.6 and inserting in place thereof the following: “written request from the department manager to the Director of Human Resources.”

Further amend Section 5.2 by inserting a new phrase at the end of Section 5.2.8:”, the Director of Human Resources and the Town Manager/designee.”

Further amend Section 5.2 by deleting in Section 5.2.9 the words “department manager” and inserting in place thereof the words “Town Manager.”

8. Amend Article 8 – Job Posting by deleting the words “seven (7)” and inserting in place thereof the words “five (5).”
9. Amend Article 9 - Educational Reimbursement by deleting the last two sentences of Section 9.1 and inserting in place thereof the following: “An employee who seeks reimbursements under this section must obtain at least a B (or equivalent) grade, and submit a written request for payment along with a copy of the course description, transcript showing grade earned and proof of payment to his or her department manager. The request will be forwarded to the Director of Human Resources for consideration. Determination as to whether a course is job-related shall be made in advance by the Town Manager.” Further Amend Article 9 by deleting in Section 9.2 the sum “\$1,500” and inserting in place thereof the sum “\$2,000.”
10. Amend Article 10 - Vacation by deleting in Section 10.3.1 the words “ten (10) days” and inserting in place thereof the words “seventy-five (75) hours.” Further amend Article 10 by inserting in Section 10.3.2 the words “on or about” before the words “the last day of each full calendar month...”
11. Amend Article 11 - Authorized Unpaid Leave of Absence by deleting the words “six (6) months” both times they appear. Further amend Article 11 by deleting Section 11.2 in its entirety and inserting in place thereof the following: “Requests for leave of absence of longer than two-weeks’ duration must be submitted in writing to department manager and recommended to the Director of Human Resources and approved in advance by the Town Manager.”
12. Amend Article 18 - Non-Occupational Sick Leave by deleting in Section 18.2 the words “non-occupational sick leave bank” and inserting in place thereof the words “non-occupational sick leave balance.”
13. Amend Article 24 - Payment for Absence Due to Weather or Emergency by deleting Section 24.2 and inserting in place thereof the following: “In cases where the determination to close a municipal building (non-school building) during inclement weather or other emergency has been made by the Town Manager, or her/his designee, employees who report to work and are dismissed, or who are notified prior to reporting to work, due to weather conditions or other emergency, will receive regular pay for their normally scheduled work hours for which the building was closed.” Further amend Article 24 by deleting in Section 24.3 the words “Town Hall” and inserting in place thereof the words “all municipal (non-school) buildings.”
14. Amend Article 27 - Miscellaneous Provisions by deleting Section 27.1 and inserting in place thereof the following: “The Association and the Town Manager

will agree on the locations of bulletin boards for the purpose of the Association's posting pre-approved information for its members. All postings must be submitted to the Director of Human Resources and approved by the Town Manager in advance of posting." Further Amend Article 27 by deleting Section 27.2 and renumber the following sections accordingly. Further amend Article 27 by deleting in Section 27.3.2 the words "up to two months" and inserting in place thereof the words "up to an additional six months." Further amend Article 27 by deleting Section 27.5.3.

15. Insert a new Section 27.12 - Direct Deposit as follows:

27.12 Direct Deposit The Town is authorized to require that all bargaining unit members participate in a mandatory direct deposit program once all Town (non-School) employees are required to do so on a Town-wide basis.

17. Amend Article 26 – Cafeteria Plan by deleting in Section 26.1 the sentence "The parties agree that any reasonably incurred administrative expenses will be paid by those employees participating in the program" and inserting in place thereof the sentence "Members of the bargaining unit will not be required to pay the administrative fee for participation in the Cafeteria Plan effective January 1, 2012."

18. Insert a new Article 3 – Dues and Agency Fee, and renumber following articles accordingly.

ARTICLE 3
DUES/AGENCY FEE

3.1 Subject to applicable law as set forth in Chapter 180, Section 17A of the General Laws of the Commonwealth of Massachusetts, the Employer shall deduct from earned wages each pay period union membership dues required as a condition of acquiring, or retaining, membership in the Union of those employees who individually authorize such deduction in writing on the form attached hereto, made a part hereof and marked Appendix C. As a condition of employment, each employee who elects to join or maintain membership in the union shall be required to pay union dues to the Union, beginning the thirty-first (31st) day following the commencement of his/her employment, or the effective date of the agreement, whichever is later. The Employer will remit all sums deducted under such check off authorization to the Treasurer of the Union, together with a list of the employees from whom such dues have been deducted. Such remittance shall be made by the fifteenth day of the succeeding month.

3.2 The Association shall indemnify and save the Employer harmless against any claim, demand, suit or other form of liability that may arise out of, or by reason of, action taken by the Employer for the purpose of complying with this Article, or in reliance on any assignment furnished by the Employer.

3.3 The Employer will incur no liability for loss of dues money after the Association representative receives said money in person from the Town Treasurer.

3.4 The Association shall provide the Department of Human Resources with the signed acknowledgement from each member on Appendix C electing to have the union dues deducted from his or her pay. Such release will be submitted for deduction for the next available payroll processing period.

3.5 Neither the Employer nor its representatives or agents shall interfere with, restrain or coerce employees in the exercise of the right of self-organization, to form, join or assist any employee organization to bargain collectively through representatives of their own choosing on questions of wages, hours and other conditions of employment, and to engage in other concerted activities for the purpose of collective bargaining or other mutual aid or protection.

3.6 Agency Fee

3.6.1 As a condition of employment, each employee who elects not to join or maintain membership in the union shall be required to pay an agency fee to the Association, beginning the thirty-first (31st) day following the commencement of his/her employment, or the effective date of the agreement, whichever is later. The Employer shall deduct from earned wages each pay period the agency fee required as a condition of acquiring, or retaining, employment of those employees who individually authorize such deduction in writing on the form attached hereto, made a part hereof and marked Appendix C. The Employer will remit all sums deducted under such check off authorization to the Treasurer of the Association, together with a list of the employees from whom such dues have been deducted. Such remittance shall be made by the fifteenth day of the succeeding month.

3.6.2 An employee who does not elect to pay union dues must consent in writing (Appendix C) to the authorization of the deduction of an agency fee from his or her wages and to the designation of the LIUNA Local 1116 as the recipient thereof. Such consent shall be in a form acceptable to the Town, and shall bear the signature of the employee.

3.6.3 The Association shall indemnify and save the Employer harmless against any claim, demand, suit or other form of liability that may arise out of, or by reason of, action taken by the Employer for the purpose of complying with this Article, or in reliance on any assignment furnished by the Employer.

3.6.4 The Employer will incur no liability for loss of agency fee money after the Association representative receives said money in person from the Town Treasurer.

3.6.5 (e) The Association shall provide the Department of Human Resources with the signed acknowledgement on Appendix C from each member electing the agency fee deducted from his or her pay. Such release will be submitted for deduction for the next available payroll processing period.

3.7 The Association shall be responsible for representing the interests of all employees without discrimination and without regard to employee organization membership.

**Appendix C
NITWA/Union Dues/Agency Fee
Authorization for Payroll Deduction**

Name of Employee

Department/Division

Effective _____ I hereby request and authorize you to deduct from my earnings each pay period, the amount of \$_____. This amount shall be paid to the Treasurer of LIUNA Local 1116, and represents payment of my Association dues OR Agency Fee (please circle one).

These deductions may be terminated by me by giving you a sixty (60) days written notice in advance or upon termination of my employment.

Employee's Signature

Employee's Address

Date

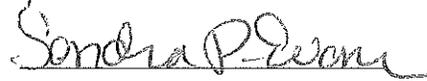
For the Town

Date: _____



Town Manager/Date 7-15-2011

For the Association

Date: 7-15-11

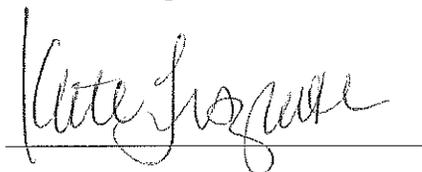
This agreement shall be executed in one or more counterparts, each of which when so executed shall constitute but one and the same instrument.

Memorandum of Agreement

Agreement is hereby made this _____ day of _____, 2011 by and between the Town of Needham (hereinafter the "Town") and the Needham Independent Town Workers Association (hereinafter the "Association") to establish a labor/management committee to evaluate and make a recommendation to the Town Manager about short/long term care, an employee sick bank, and disability insurance, including the integration of disability insurance and sick leave. The Committee shall consist of three (3) members appointed by the Town Manager and three (3) members appointed by the Association.

Except as expressly set forth herein, all provisions of the collective bargaining agreements between the Town and the Association, which by its terms is in effect through June 30, 2014 shall remain in full force and effect.

Town Manager



Date: 7-15-2011

Needham Independent Town
Workers Association



Date: 7-15-11

This agreement shall be executed in one or more counterparts, each of which when so executed shall constitute but one and the same instrument.

Memorandum of Agreement

Agreement is hereby made this _____ day of _____, 2011 by and between the Town of Needham (hereinafter the "Town") and the Needham Independent Town Workers Association (hereinafter the "Association") to establish a labor/management committee to evaluate and make a recommendation to the Town Manager about ways to provide coverage for the operation of Town facilities when the last working day before Christmas is not Christmas Eve. The Committee shall consist of three (3) members appointed by the Town Manager and three (3) members appointed by the Association. The Committee will be appointed within 45 days of ratification of this Agreement, and the Committee will make recommendations to the Town Manager within 60 days of appointment.

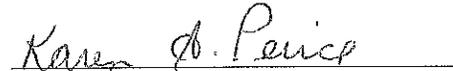
Except as expressly set forth herein, all provisions of the collective bargaining agreements between the Town and the Association, which by its terms is in effect through June 30, 2014 shall remain in full force and effect.

Town Manager



Date: 7-15-11

Needham Independent Town
Workers Association



Date: 7-15-11

This agreement shall be executed in one or more counterparts, each of which when so executed shall constitute but one and the same instrument.

Board of Selectmen

AGENDA FACT SHEET for 7/26/2011

Agenda Item: Senior Center Financing Plan

Presenter(s): Board Discussion

1. BRIEF DESCRIPTION OF TOPIC TO BE DISCUSSED:

The Board will discuss the financing plan for the new Senior Center.

2. VOTE REQUIRED BY BOARD OF SELECTMEN: [YES] NO (circle one)

Suggested Motion: That the Board vote to recommend that the new Senior Center be financed with tax levy-supported debt.

3. BACK UP INFORMATION ATTACHED:

a. Facility Financing Summary with scenarios, dated July 13, 2011

4. SIGN OFF/APPROVAL REQUIRED:

a.	Town Manager	yes	no	NA	_____
b.	Town Counsel	yes	no	NA	_____
c.	Finance Director	yes	no	NA	_____
d.	_____	yes	no	NA	_____

Disposition by BOS

Action taken: _____ Present on future Agenda: _____

Refer to/Inform: _____ Report back to BOS on: _____

Town of Needham
Facility Financing Summary
July 13, 2011

The attached document has been updated with the corrections to the original document that was released to the Board of Selectmen for the June 14, 2011 meeting. The changes are noted below. This report also includes several scenarios using different assumptions for interest rates and project funding. The scenarios illustrate how changes in rates/funding could impact the estimated debt service and contingency lines from the original Facility Financing Summary (FFS). This report, as in prior reports, assumes for most projects, that the first debt service expense impact will occur one fiscal year after the fiscal year that the project is deemed approved. An example a debt financed project is approved at May 2012 Annual Town Meeting, we consider this appropriation to be effective for FY2013, and consequently the first debt service related expense (it could be just interest or interest and principal) would be paid in FY2014.

Original The Facility Financing Summary dated June 14, 2011 has been corrected for an error in the Roadway Infrastructure Program funding assumption for FY2020. The FFS showed \$1,300,000 for that year, the amount should have been \$1,400,000. The September 2010 FFS assumed funding at \$1,400,000 for that year, the report presented to the Board of Selectmen did not intend to reduce the funding assumption for FY2020, and therefore has been corrected and is now in the total debt service figures that would be effected by the appropriation for that year (FY2021, FY2022, and FY2023). Due to a column year labeling mix-up in the September 2010 Facility Financing Summary, the column showed TM, which may have lead the reader to think that the debt service timing was tied specifically to the Town Meeting year; it should have read FY, meaning the Fiscal Year that the appropriation would first be deemed effective. The Future Project Schedule (D-5) now shows both a TM and a FY column year. There was also a year reference misprint for the Cooks Bridge Pump Station project that was shown on Schedule D-5 under the column TM as 2013; it should have been 2014, it now does. The annual debt service amounts calculated for that project were based on a 2014 Town Meeting vote (as noted in the CIP) which would be effective in FY2015, and therefore those estimated debt payments did not change. The original definitions and assumptions narrative was updated to echo the above items and clarify the categories.

Scenario A Assumes a 5% interest rate on all bonds; 2% to 3% rather than 3% to 4% interest rates on all notes. The interest rate assumptions used for the excluded debt projects and the CPA portion of the Town Hall project are the same as the original FFS. No changes were made to timelines, appropriation amounts, or project assumptions. The effect of the lower interest rates was additional debt service contingency within the levy limit debt and all enterprise funds. The primary years of concern (FY2013 to FY2017) show additional debt service payment capacity of approximately \$79K in FY2013, \$155K in FY2014, \$93K in FY2015, \$165K in FY2016, and \$161K in FY2017 over the amounts in the original FFS.

Scenario B Assumes the Roadway Infrastructure Program (RIP) is funded at the amounts recommended in the 2012 - 2016 CIP and for FY2017 forward the amounts specified in the September 2010 Facility Financing Summary. Interest rate assumptions remain the same as in the original FFS: 6% on bonds and 3% to 4% on notes. The effect results in negative debt service contingency in FY2015 through FY2018, which is confirmation of why the original FFS had a reduction in funding the RIP

as an option and to finance the public safety equipment, building repairs and upgrades, and the senior center project as requested. The primary years of concern (FY2013 to FY2017) show debt service capacity for FY2013 unchanged, and approximately \$1K in FY2014, (\$155K) in FY2015, (\$385K) in FY2016, and (\$258K) in FY2017. FY2018 has a negative capacity of \$15,053, but there is excess capacity of \$281,832 in FY2019; the original FFS has approximately \$495K in debt service capacity in FY2019 and no negative capacity in the prior years: \$6K in FY2013, \$131K in FY2014, \$124K in FY2015, \$38K in FY2016, and \$118K in FY2017.

Scenario C Assumes a \$2,000,000 special project to be financed within the 3% General Fund debt service allocation with a 5% interest rate on the bonds and 2% interest on the notes. The \$2,000,000 project is assumed as an actionable project at either the November 2011 or May 2012 Town Meeting. The financing assumption is 20 years. The interest rates assumptions for all the other projects are the same as were used in Scenario A. No changes were made to timelines, appropriation amounts, or project assumptions. The annual General Fund debt service contingency is still positive, albeit tighter than the original FFS, and more so than Scenario A. Again focusing on the primary years of concern, FY2013 to FY2017, the annual debt service payment capacity is approximately \$54K in FY2014, \$106K in FY2015, \$29K in FY2016, and \$26K in FY2017 under the amounts in the original FFS, but there is still limited capacity in each of those years even with the \$2,000,000 special project. The FY2013 capacity is actually \$39K more than the original FFS.

Scenario D Assumes that overall General Fund revenues within the levy limit will grow at an average annualized rate of 4.3% rather than the revenue estimates customarily used in the original and prior facility financing summaries. The assumptions for interest rates are based on current coupon rates and the rates the Town has in fact realized over the past few years, but the rates are presented on an escalating scale. Interest rates are assumed for projects approved for FY2013 @ 4.25%, FY2014 @ 4.50%, FY2015 @ 4.75%, FY2016 @ 5.00%, FY2017 @ 5.25%, FY2018 @ 5.50%, FY2019 @ 5.75%, FY2020 @ 6.00%, FY2021 @ 6.25%, FY2022 forward. The assumed bond rate for the senior center is 4.75%. The rate assumption for projects already approved, but have not yet been completed or closed out, is a blend of rates between 4.25% to 4.75%; it is highly probable that these projects will secure financing near these rates as all are anticipated to be bonded or otherwise retired within the next 24 months. Scenario D assumes the Roadway Infrastructure Program will be funded at the higher amounts presented under Scenario B. The effect of the mix of interest rates, the additional Roadway Infrastructure Program funding, and without changing any of the timelines for the projects shown in the original FFS, there will be additional debt service contingency within the levy limit debt in some years and less in others, all the enterprise funds have more in each year. The primary years of concern (FY2013 to FY2017) show additional debt service payment capacity of approximately \$135K in FY2013, \$138K in FY2014, (\$11K) in FY2015, (\$16K) in FY2016, and \$66K in FY2017 over the amounts in the original FFS. FY2016 as in the original and other scenarios remains the tightest of the years, this however, is true with most bond issues that the first full principal and interest payment year is the peak year. The debt service payments would decrease annually over the life of the bond.

**Town of Needham
Facility Financing Summary**

Revised July 13, 2011

For Discussion Only

Intentionally Blank

Discussion Only
Facility Financing Summary
Definitions and Assumptions
 June 14, 2011
 Updated

ASSUMPTIONS

- Property Tax--> FY2012 ATM Budget
- Property Tax--> Growth in levy at 3.0% annually 2013 forward
- Property Tax--> Assumes no new additional revenue from operational overrides.
- State Aid--> FY2012 ATM Budget
- State Aid--> Growth in the total State Aid assumed at 2.5% annually 2013 forward
- Local Receipts--> FY2012 ATM Budget; normal growth at 4% annually 2013 forward

School Building Assistance Revenue

The MSBA pays \$745,381 per year for its share of the Broadmeadow School project. The payments are used to reduce the amount of the debt payment that is raised on the tax levy. The final payment is scheduled for 2023.

For the purposes of this financing impact schedule MSBA grant is assumed at 95% of the maximum (\$8,598,927) for the Newman School project. The five percent is an allowance for ineligible costs or other expenses not allowed or realized savings by the Authority. Any payment made by MSBA in excess of the assumption will reduce the amount of debt to be incurred and lower the debt ratios.

General Fund Revenue excluded from the levy limit

The revenue each year equals the exclude debt service expense for that year less any MSBA payments received during the year.

Community Preservation Funds

Assumes the CPA surcharge revenue will grow at the same rate as the property tax rate.

Assumes a continued split rate factor of 1.75 and that personal property and \$100,000 residential value exemptions stay in place.

Assumes a minimum State matching payment of 20% of the prior year estimated collected surcharge of 99%.

Discussion Only
Facility Financing Summary
Definitions and Assumptions
June 14, 2011
Updated

Enterprise Fund Revenue Growth

Assumes enterprise rates will be set to fully support debt obligations; revenue growth assumption is 1% over FY2012 estimate.

General Fund Debt within the levy limit

Current -----> Annual debt service is the total issued as of July 1, 2011 and short term debt related payments for interest and pay downs.

Pending -----> GF Debt approved not yet issued assumes the total will be borrowed at 6.0% long term rate (bonds)

Pending -----> Assumes all proposed debt financed capital on Schedule D-5 will be approved and expended in full. Interest rate assumptions range between 3% to 4% for notes and 6.0% for bonds.

Future -----> Additional debt expense amount is equal to 3% of general fund revenue within the levy limit (A) for FY2013 forward.

Future -----> A senior center project at \$8,000,000 is assumed for a November 2011 approval. Assumes some principal paydown at each Note maturity. A final bond would be issued in late 2014 (FY2015) with the first scheduled bond principal paydown of \$400,000 in 2015 (FY2016). The interest rate assumption on notes is 3.0% and bond interest at 6.0%.

Future -----> Includes recommended capital projects from the 2012 - 2016 CIP recommended to be financed by debt. The projects were previously identified for funding include the Pollard School Repairs/Upgrades at \$1.1M; Fire Quint Replacement at \$0.75M; DPW Snow Trailer/8 Bay \$0.58M. State Funding has been identified for the DPW Salt Shed for FY2013.

Future -----> Includes debt funding for roadway infrastructure at \$600K for FY2013 to FY2015 (lower than 9/2010 FFS); \$1.3M FY2016 & FY2017 (higher than 9/2010 FFS); \$1.3M for FY2018 and FY2019, and then increased to \$1.4M FY2020 forward.

Discussion Only
Facility Financing Summary
Definitions and Assumptions
June 14, 2011
Updated

General Fund Debt excluded from levy limit

Current -----> Annual debt service is the total issued as of July 1, 2011 and short term debt related payments for interest and pay downs.

Pending -----> The High Rock School and Newman School have authorized balances not yet issued; interest rate assumptions range between 3.0% and 6.0%. MSBA pays its share of the Newman project on a monthly basis.

Future -----> The FFS reflects the Hillside School (56,689 sf) and Mitchell School (60,123 sf) capital submissions. The design funding for Mitchell School as submitted would be in FY2015 and construction funding in FY2016; the Hillside School design funding is in FY2016 with construction funding in FY2017. Assumes no MSBA funding (more conservative). Interest rate assumptions range between 4.0% and 6.0%.

CPA Debt

Current -----> Assumes the full \$7,200,000 CPA debt authorization for the Town Hall project will be borrowed. The initial GC bids came in below the original estimates, but the project has not yet move far enough along to project an actual reduction in the amount to be borrowed. Assumes all CPA cash will be used before CPA debt is incurred. Assumes multiple bond issues, and a long term interest rate of 6.0%.

June 14, 2011
 Pending -----> None

Future -----> The Town Hall financing proposal provided additional CPA debt service capacity for other CPA projects. No CPA debt financed projects have been assumed at this point.

Enterprise Debt
RTS Enterprise Debt

Current -----> Annual debt service is the total issued as of July 1, 2011 and short term debt related payments for interest and pay downs.

Pending -----> Assumes all previously approved projects will be expended in full. Interest rate assumptions range between 3.0% for notes and 6.0% for bonds.

Future -----> Additional RTS enterprise debt expense is an amount that is equal to \$150,000 annually. This is consistent with prior CIP planning assumptions.

Discussion Only
Facility Financing Summary
Definitions and Assumptions
June 14, 2011
Updated

Sewer Enterprise Debt

- Current -----> Annual debt service is the total issued as of July 1, 2011 and short term debt related payments for interest and pay downs.
- Pending -----> Assumes all previously approved projects will be expended in full. Interest rate assumptions range between 3.0% for notes and 6.0% for bonds.
- Future -----> Assumes all proposed debt financed capital on Schedule D-5 will be approved and expended in full. Interest rate assumptions range between 3% to 4% for notes and 6.0% for bonds. Assumes no special financing arrangements with the MWRA or MWPAT (market rate interest only).
- Future -----> Additional sewer enterprise debt expense is an amount that is equal to \$1,350,000 annually increasing to \$1,550,000. The previous plan assumed an increase to \$1,500,000. The water enterprise debt assumption was that it would increase to \$1,600,000. This plans holds the water enterprise debt at \$1,550,000 to offset the increase in the sewer enterprise.

Water Enterprise Debt

- Current -----> Annual debt service is the total issued as of July 1, 2011 and short term debt related payments for interest and pay downs.
- Pending -----> Assumes all previously approved projects will be expended in full. Interest rate assumptions range between 3.0% for notes and 6.0% for bonds.
- Future -----> Assumes all proposed debt financed capital on Schedule D-5 will be approved and expended in full. Interest rate assumptions range between 3% to 4% for notes and 6.0% for bonds. Assumes no special financing arrangements with the MWRA or MWPAT (market rate interest only).
- Future -----> Additional water enterprise debt expense is an amount that is equal to \$1,550,000 annually. The previous plan assumed an increase to \$1,600,000 in FY2015, but now will be held level to mitigate the \$50,000 increase in the sewer enterprise debt in FY2020.

END

Discussion Only

Facility Financing Summary
Revenue & Ratios
FY 2012 - FY 2023 (Schedule R)

Description	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
General Fund Within the Levy Receipts	\$89,032,005	\$91,702,965	\$94,454,054	\$97,287,676	\$100,206,306	\$103,212,495	\$106,308,870	\$109,498,136	\$112,783,080	\$116,166,573	\$119,651,570	\$123,241,117
Cherry Sheet	\$8,536,977	\$8,750,401	\$8,969,161	\$9,193,390	\$9,423,225	\$9,658,806	\$9,900,276	\$10,147,783	\$10,401,478	\$10,661,514	\$10,928,052	\$11,201,254
Local Receipts	\$6,972,000	\$7,250,880	\$7,540,915	\$7,842,552	\$8,156,254	\$8,482,504	\$8,821,804	\$9,174,676	\$9,541,663	\$9,923,330	\$10,320,263	\$10,733,074
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
A General Fund Receipts	\$104,540,982	\$107,704,247	\$110,964,131	\$114,323,618	\$117,785,785	\$121,353,805	\$125,030,950	\$128,820,595	\$132,726,221	\$136,751,417	\$140,899,885	\$145,175,444
General Fund Excluded Debt	\$6,631,082	\$6,750,837	\$7,251,493	\$7,053,263	\$6,919,781	\$6,121,062	\$9,921,874	\$10,731,182	\$10,802,014	\$9,548,134	\$9,222,318	\$8,902,548
MSBA Payments	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381
Other Amounts to Offset Debt Exclusion	\$45,802	\$10,931	\$9,766	\$8,532	\$7,269	\$6,006	\$4,738	\$3,462	\$2,167	\$1,328	\$957	\$578
B Revenue Dedicated for Excluded Debt	\$7,422,275	\$7,507,149	\$8,006,640	\$7,807,176	\$7,672,431	\$6,872,449	\$10,671,993	\$11,480,025	\$11,549,563	\$10,294,844	\$9,968,656	\$9,648,506
CPA Surcharge	\$1,625,000	\$1,673,750	\$1,723,963	\$1,775,681	\$1,828,952	\$1,883,820	\$1,940,335	\$1,998,545	\$2,058,501	\$2,120,256	\$2,183,864	\$2,249,380
CPA State Match	\$315,000	\$321,750	\$331,403	\$341,345	\$351,585	\$362,132	\$372,996	\$384,186	\$395,712	\$407,583	\$419,811	\$432,405
State's % match of the prior year CPA surcharge	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%
C CPA Receipts	\$1,940,000	\$1,995,500	\$2,055,365	\$2,117,026	\$2,180,537	\$2,245,953	\$2,313,331	\$2,382,731	\$2,454,213	\$2,527,840	\$2,603,675	\$2,681,785
RTS Receipts	\$1,491,568	\$1,506,484	\$1,521,549	\$1,536,764	\$1,552,132	\$1,567,653	\$1,583,329	\$1,599,163	\$1,615,154	\$1,631,306	\$1,647,619	\$1,664,095
Sewer Receipts	\$7,689,535	\$7,766,430	\$7,844,095	\$7,922,536	\$8,001,761	\$8,081,779	\$8,162,596	\$8,244,222	\$8,326,665	\$8,409,931	\$8,494,030	\$8,578,971
Water Receipts	\$5,143,880	\$5,195,319	\$5,247,272	\$5,299,745	\$5,352,742	\$5,406,270	\$5,460,332	\$5,514,936	\$5,570,085	\$5,625,786	\$5,682,044	\$5,738,864
D Enterprise Fund Receipts	\$14,324,983	\$14,469,233	\$14,612,915	\$14,759,044	\$14,905,635	\$15,055,701	\$15,206,258	\$15,358,321	\$15,511,904	\$15,667,023	\$15,823,693	\$15,981,930
E Total Revenue (A+B+C+D)	\$128,226,240	\$131,675,128	\$135,639,051	\$139,006,865	\$142,545,388	\$147,527,908	\$153,222,533	\$158,041,673	\$163,241,901	\$168,241,123	\$173,487,666	\$179,487,666
F Total Debt Service (Schedule D-2)	\$13,893,572	\$14,388,264	\$15,198,126	\$15,124,622	\$15,075,892	\$16,366,076	\$18,260,034	\$19,215,612	\$19,383,249	\$18,227,536	\$18,006,368	\$17,797,001
G1 Debt Service % of Total Revenue (E/F)	10.8%	10.9%	11.2%	10.9%	10.6%	11.1%	11.9%	12.2%	11.9%	11.0%	10.6%	10.3%
G2 Debt Service % of Total Revenue excluding MSBA	10.3%	10.4%	10.7%	10.4%	10.1%	10.6%	11.5%	11.7%	11.5%	10.6%	10.2%	9.9%
H General Fund Revenue Within the Levy	\$104,540,982	\$107,704,247	\$110,964,131	\$114,323,618	\$117,785,785	\$121,353,805	\$125,030,950	\$128,820,595	\$132,726,221	\$136,751,417	\$140,899,885	\$145,175,444
I GF Debt within the Levy	\$3,121,297	\$3,231,127	\$3,328,924	\$3,429,709	\$3,533,574	\$3,640,614	\$3,750,929	\$3,864,618	\$3,981,787	\$4,102,543	\$4,226,997	\$4,355,263
J GF Debt Service % of GF Receipts (I/H)	3.0%											
Tax Impact on ASFH (single rate)	\$820	\$631	\$678	\$659	\$647	\$759	\$927	\$1,003	\$1,010	\$893	\$862	\$832
Tax Impact on ASFH (single rate) w/o Hillside & Mitchell	\$820	\$631	\$678	\$659	\$628	\$610	\$590	\$568	\$543	\$440	\$422	\$406

Discussion Only
 Facility Financing Summary
 General Fund Revenue & Ratios
 FY 2012 - FY 2023 (Schedule G)

Description	FY 2012 - Budget	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
1 General Fund Receipts	\$104,540,982	\$107,704,247	\$110,964,131	\$114,323,618	\$117,785,785	\$121,353,805	\$125,030,950	\$128,820,595	\$132,726,221	\$136,751,417	\$140,899,885	\$145,175,444
Total General Fund Debt Service Within the Levy Limit (Current)	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$968,056	\$749,052	\$431,422	\$421,706	\$411,283	\$378,563	\$368,719	\$358,388
Debt Service % of General Fund Revenue (A/1)	2.3%	2.0%	1.5%	1.2%	0.8%	0.6%	0.3%	0.3%	0.3%	0.3%	0.3%	0.2%
Total General Fund Debt Service Within the Levy Limit (Approved Pending Issues)	\$3,121,297	\$3,105,092	\$2,456,281	\$2,075,607	\$1,654,056	\$1,414,052	\$1,075,422	\$1,044,706	\$1,013,283	\$959,563	\$928,719	\$897,388
Debt Service % of General Fund Revenue (C/1)	3.0%	2.9%	2.2%	1.8%	1.4%	1.2%	0.9%	0.8%	0.8%	0.7%	0.7%	0.6%
Total General Fund Debt Service Within the Levy Limit (Current Recommendations)	\$3,121,297	\$3,105,092	\$2,857,681	\$2,945,207	\$2,639,576	\$2,690,292	\$2,626,782	\$2,585,586	\$2,474,283	\$2,591,483	\$2,581,959	\$2,570,748
Debt Service % of General Fund Revenue (E/1)	3.0%	2.9%	2.6%	2.6%	2.2%	2.2%	2.1%	2.0%	1.9%	1.9%	1.8%	1.8%
Total General Fund Debt Service Within the Levy Limit (Senior Center \$\$ million)	\$3,121,297	\$3,225,092	\$3,197,681	\$3,305,207	\$3,495,576	\$3,522,292	\$3,434,782	\$3,369,586	\$3,234,283	\$3,327,483	\$3,293,959	\$3,258,748
Debt Service % of General Fund Revenue (G/1)	3.0%	3.0%	2.9%	2.9%	3.0%	2.9%	2.7%	2.6%	2.4%	2.4%	2.3%	2.2%

Discussion Only
Town of Needham
Debt Service Recap Summary
FY 2012 - FY 2023 (Schedule D-1)

Description	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
1 Current OS Long Term Debt	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$968,056	\$749,052	\$431,422	\$421,706	\$411,283	\$378,563	\$368,719	\$358,388
2 Approved Projects Debt Pending	\$716,162	\$964,000	\$781,000	\$707,000	\$686,000	\$665,000	\$644,000	\$623,000	\$602,000	\$581,000	\$560,000	\$539,000
3 Pending Capital Projects			\$401,400	\$869,600	\$985,520	\$1,276,240	\$1,551,360	\$1,540,880	\$1,461,000	\$1,631,920	\$1,653,240	\$1,673,360
4 Contingency for Other Projects	\$0	\$126,036	\$471,243	\$484,501	\$693,997	\$950,322	\$1,124,147	\$1,279,032	\$1,507,503	\$1,511,060	\$1,645,038	\$1,784,516
A General Fund	\$3,121,297	\$3,231,127	\$3,328,924	\$3,429,709	\$3,533,574	\$3,640,614	\$3,750,929	\$3,864,618	\$3,981,787	\$4,102,543	\$4,226,997	\$4,355,263
1 Current OS Long Term Debt	\$7,125,407	\$6,807,149	\$6,594,640	\$6,435,976	\$6,143,631	\$5,983,281	\$5,817,775	\$5,620,025	\$5,394,563	\$4,322,844	\$4,179,856	\$4,042,506
2 Approved Projects Debt Pending	\$296,868	\$700,000	\$1,412,000	\$1,371,200	\$1,330,400	\$1,289,600	\$1,248,800	\$1,208,000	\$1,167,200	\$1,126,400	\$1,085,600	\$1,044,800
B General Fund Debt Excluded	\$7,422,275	\$7,507,149	\$8,006,640	\$7,807,176	\$7,474,031	\$7,272,881	\$7,066,575	\$6,828,025	\$6,561,763	\$5,449,244	\$5,265,256	\$5,087,306
1 Current OS Long Term Debt	\$283,960	\$296,488	\$291,613	\$286,738	\$280,888	\$276,013	\$272,113	\$267,969	\$260,900	\$251,150	\$243,716	\$238,231
2 Approved Projects Debt Pending	\$16,040	\$259,500	\$420,950	\$401,000	\$389,000	\$377,000	\$365,000	\$353,000	\$341,000	\$329,000	\$317,000	\$305,000
C CPA Debt Service	\$300,000	\$549,988	\$712,563	\$687,738	\$669,888	\$653,013	\$637,113	\$620,969	\$601,900	\$580,150	\$560,716	\$543,231
1 Current OS Long Term Debt	\$94,350	\$87,550	\$40,800									
2 Approved Projects Debt Pending	\$55,650	\$60,160	\$106,400	\$100,700								
3 Pending Capital Projects												
4 Contingency for Other Projects		\$2,290	\$2,800	\$49,300	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000
D RTS Debt Service	\$150,000											
1 Current OS Long Term Debt	\$1,142,889	\$1,120,158	\$1,051,628	\$844,537	\$652,053	\$616,140	\$603,876	\$591,101	\$181,913	\$136,856	\$132,475	\$128,025
2 Approved Projects Debt Pending	\$207,111	\$215,300	\$206,900	\$198,500	\$190,100	\$181,700	\$173,300	\$164,900	\$156,500	\$143,100	\$140,700	\$136,200
3 Pending Capital Projects		\$60,000	\$185,750	\$449,400	\$655,400	\$695,700	\$721,400	\$775,600	\$752,500	\$729,400	\$706,300	\$683,200
4 Contingency for Other Projects	(\$0)	\$4,542	\$5,722	\$7,563	\$2,447	\$6,460	\$1,424	\$18,399	\$459,088	\$540,644	\$711,225	\$738,775
E Sewer Debt Service	\$1,350,000	\$1,400,000	\$1,450,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,550,000	\$1,550,000	\$1,550,000	\$1,550,000	\$1,550,000
1 Current OS Long Term Debt	\$1,396,147	\$1,063,268	\$894,385	\$882,088	\$733,838	\$722,225	\$718,869	\$709,638	\$159,300	\$173,656	\$167,500	\$161,244
2 Approved Projects Debt Pending	\$153,853	\$387,312	\$484,900	\$175,900	\$169,000	\$162,100	\$155,200	\$148,300	\$141,400	\$134,500	\$127,600	\$100,700
3 Pending Capital Projects			\$80,000	\$272,800	\$550,000	\$535,000	\$520,000	\$505,000	\$490,000	\$475,000	\$460,000	\$445,000
4 Contingency for Other Projects	\$0	\$99,421	\$90,715	\$219,213	\$7,162	\$130,675	\$155,931	\$187,063	\$759,300	\$766,844	\$794,900	\$843,056
F Water Debt Service	\$1,550,000											
1 Current OS Long Term Debt	\$12,447,889	\$11,515,704	\$10,548,347	\$9,817,946	\$8,778,466	\$8,346,711	\$7,844,054	\$7,610,439	\$6,407,958	\$5,263,069	\$5,092,066	\$4,928,394
2 Approved Projects Debt Pending	\$1,445,684	\$2,580,272	\$3,412,150	\$2,954,300	\$2,764,500	\$2,675,400	\$2,586,300	\$2,497,200	\$2,408,100	\$2,314,000	\$2,090,200	\$1,989,500
3 Pending Capital Projects		\$60,000	\$667,150	\$1,591,800	\$2,190,920	\$2,506,940	\$2,792,760	\$2,821,480	\$2,703,500	\$2,836,320	\$2,819,540	\$2,801,560
4 Contingency for Other Projects	\$0	\$232,288	\$570,480	\$760,577	\$1,143,606	\$1,237,457	\$1,431,502	\$1,634,493	\$2,875,891	\$2,968,548	\$3,301,163	\$3,516,347
G Total (A+B+C+D+E+F)	\$13,893,572	\$14,388,264	\$15,198,126	\$15,124,622	\$14,877,492	\$14,766,508	\$14,654,616	\$14,563,612	\$14,395,449	\$13,381,936	\$13,302,968	\$13,235,801

Discussion Only

Town of Needham

Debt Service Recap Summary

FY 2012 - FY 2023 (Schedule D-2)

Description	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Current OS Long Term Debt	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$968,056	\$749,052	\$431,422	\$421,706	\$411,283	\$378,563	\$368,719	\$358,388
Approved Projects Debt Pending	\$716,162	\$964,000	\$781,000	\$707,000	\$686,000	\$665,000	\$644,000	\$623,000	\$602,000	\$581,000	\$560,000	\$539,000
Pending Capital Projects			\$401,400	\$869,600	\$985,520	\$1,276,240	\$1,551,360	\$1,540,880	\$1,461,000	\$1,631,920	\$1,653,240	\$1,673,360
Senior Center at \$8,000,000		\$120,000	\$340,000	\$360,000	\$856,000	\$832,000	\$808,000	\$784,000	\$760,000	\$736,000	\$712,000	\$688,000
Contingency for Other Projects	\$0	\$6,036	\$131,243	\$124,501	\$37,997	\$118,322	\$316,147	\$495,032	\$747,503	\$775,060	\$933,038	\$1,096,516
A General Fund	\$3,121,297	\$3,231,127	\$3,328,924	\$3,429,709	\$3,533,574	\$3,640,614	\$3,750,929	\$3,864,618	\$3,981,787	\$4,102,543	\$4,226,997	\$4,355,263
Current OS Long Term Debt	\$7,125,407	\$6,807,149	\$6,594,640	\$6,435,976	\$6,143,631	\$5,983,281	\$5,817,775	\$5,620,025	\$5,394,563	\$4,322,844	\$4,179,656	\$4,042,506
Approved Projects Debt Pending	\$296,868	\$700,000	\$1,412,000	\$1,371,200	\$1,330,400	\$1,289,600	\$1,248,800	\$1,208,000	\$1,167,200	\$1,126,400	\$1,085,600	\$1,044,800
Pending Capital Projects												
Hillside and Mitchell Schools						\$198,400	\$3,605,418	\$4,652,000	\$4,987,800	\$4,845,600	\$4,703,400	\$4,561,200
Contingency for Other Projects												
B General Fund Debt Excluded	\$7,422,275	\$7,507,149	\$8,006,640	\$7,807,176	\$7,672,431	\$8,872,449	\$10,671,993	\$11,480,025	\$11,549,563	\$10,294,844	\$9,968,656	\$9,648,506
Current OS Long Term Debt	\$283,960	\$296,488	\$291,613	\$286,738	\$280,888	\$276,013	\$272,113	\$267,969	\$260,900	\$251,150	\$243,716	\$238,231
Approved Projects Debt Pending	\$16,040	\$253,500	\$420,950	\$401,000	\$389,000	\$377,000	\$365,000	\$353,000	\$341,000	\$329,000	\$317,000	\$305,000
Pending Capital Projects												
Contingency for Other Projects												
C CPA Debt Service	\$300,000	\$549,988	\$712,563	\$687,738	\$669,888	\$653,013	\$637,113	\$620,969	\$601,900	\$580,150	\$560,716	\$543,231
(S0)												
Current OS Long Term Debt	\$94,350	\$87,550	\$40,800									
Approved Projects Debt Pending	\$55,650	\$60,160	\$106,400	\$100,700								
Pending Capital Projects												
Contingency for Other Projects												
D RTS Debt Service	\$150,000											
Current OS Long Term Debt	\$1,142,889	\$1,120,158	\$1,051,628	\$844,537	\$652,053	\$615,140	\$603,876	\$591,101	\$481,913	\$436,856	\$432,475	\$428,025
Approved Projects Debt Pending	\$207,111	\$215,300	\$206,900	\$198,500	\$190,100	\$181,700	\$173,300	\$164,900	\$156,500	\$143,100	\$140,000	\$138,000
Pending Capital Projects		\$60,000	\$185,750	\$449,400	\$655,400	\$695,700	\$721,400	\$775,600	\$752,500	\$729,400	\$706,300	\$683,200
Contingency for Other Projects	(S0)	\$4,542	\$5,722	\$7,563	\$2,447	\$6,460	\$1,424	\$18,399	\$459,088	\$540,644	\$711,225	\$738,775
E Sewer Debt Service	\$1,350,000	\$1,400,000	\$1,450,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,550,000	\$1,550,000	\$1,550,000	\$1,550,000	\$1,550,000
Current OS Long Term Debt	\$1,396,147	\$1,063,268	\$894,385	\$882,088	\$733,838	\$722,225	\$718,869	\$709,638	\$459,300	\$473,656	\$467,500	\$461,244
Approved Projects Debt Pending	\$153,853	\$387,312	\$484,900	\$175,900	\$169,000	\$162,100	\$155,200	\$148,300	\$141,400	\$134,500	\$127,600	\$100,700
Pending Capital Projects			\$80,000	\$272,800	\$550,000	\$535,000	\$520,000	\$505,000	\$490,000	\$475,000	\$460,000	\$445,000
Contingency for Other Projects	\$0	\$99,421	\$90,715	\$219,213	\$97,162	\$130,675	\$155,931	\$187,063	\$759,300	\$766,844	\$794,900	\$843,056
F Water Debt Service	\$1,550,000											
Current OS Long Term Debt	\$12,447,889	\$11,515,704	\$10,548,347	\$9,817,946	\$8,778,466	\$8,346,711	\$7,844,054	\$7,610,439	\$6,407,958	\$5,263,069	\$5,092,066	\$4,928,394
Approved Projects Debt Pending	\$1,445,684	\$2,580,272	\$3,412,150	\$2,954,300	\$2,764,500	\$2,675,400	\$2,586,300	\$2,497,200	\$2,408,100	\$2,314,000	\$2,090,200	\$1,989,500
Pending Capital Projects		\$60,000	\$667,150	\$1,591,800	\$2,190,920	\$2,506,940	\$2,792,760	\$2,821,480	\$2,703,500	\$2,836,320	\$2,819,540	\$2,801,560
Schedule D-6	\$120,000	\$340,000	\$340,000	\$360,000	\$1,054,400	\$2,431,568	\$4,413,418	\$5,436,000	\$5,747,800	\$5,581,600	\$5,415,400	\$5,249,200
Contingency for Other Projects	\$0	\$112,288	\$230,480	\$400,577	\$287,606	\$405,457	\$623,502	\$850,493	\$2,115,891	\$2,232,548	\$2,589,163	\$2,828,347
G Total (A+B+C+D+E+F)	\$13,893,572	\$14,388,264	\$15,198,126	\$15,124,622	\$15,075,892	\$16,366,076	\$18,260,034	\$19,215,612	\$19,383,249	\$18,227,536	\$18,006,368	\$17,797,001

Discussion Only

Town of Needham
 Current Outstanding Long Term Debt
 FY 2012 - FY 2023 (Schedule D-3)

Debt Group	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	After 2023
A. General Fund within the Levy Limit	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$968,056	\$749,032	\$431,422	\$421,706	\$411,283	\$376,563	\$368,719	\$358,388	\$1,101,638
B. General Fund Excluded Debt	\$7,125,407	\$6,807,149	\$6,594,940	\$6,435,976	\$6,143,631	\$5,983,281	\$5,817,775	\$5,620,025	\$5,394,563	\$4,322,844	\$4,179,656	\$4,042,506	\$12,783,325
C. CPA Debt Service	\$283,960	\$296,488	\$291,613	\$286,738	\$280,888	\$276,013	\$272,113	\$267,969	\$260,900	\$251,150	\$243,716	\$238,231	\$1,285,891
D. RTS Debt Service	\$94,350	\$87,550	\$40,800										
E. Sewer Debt Service	\$1,142,889	\$1,120,158	\$1,051,628	\$844,537	\$652,053	\$616,140	\$603,876	\$591,101	\$181,913	\$136,856	\$132,475	\$128,025	\$316,200
F. Water Debt Service	\$1,396,147	\$1,063,268	\$894,385	\$882,088	\$733,838	\$722,225	\$718,869	\$709,638	\$159,300	\$173,656	\$167,500	\$161,244	\$91,400
G. Total O/S Long Term Debt	\$12,447,889	\$11,515,704	\$10,548,347	\$9,817,946	\$8,778,466	\$8,346,711	\$7,844,054	\$7,610,439	\$6,407,958	\$5,263,069	\$5,092,066	\$4,928,394	\$15,578,453

Includes June 1, 2011 Bond Issue

Discussion Only

Town of Needham
Approved Projects Debt Not Yet Issued
FY 2012 - FY 2023 (Schedule D-4)

Description	Unissued Balance	Rate**	Years#	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	After 2023
^ General Fund Open Authorizations Including May the 2011 ATM Approvals	\$7,433,013	6.00%	20	716,162	984,000	781,000	707,000	886,000	665,000	644,000	623,000	602,000	581,000	560,000	\$39,000	3,556,000
A General Fund within the Levy Limit	\$716,162			\$716,162	\$984,000	\$781,000	\$707,000	\$686,000	\$665,000	\$644,000	\$623,000	\$602,000	\$581,000	\$560,000	\$539,000	\$3,556,000
Newman School (Multiple Issues)	\$12,450,000	6.00%	18	163,867	575,000	1,412,000	1,371,200	1,330,400	1,289,600	1,248,800	1,208,000	1,167,200	1,126,400	1,085,600	1,044,800	6,849,600
Other Debt Service		V		133,001	125,000											
B General Fund Debt Excluded	\$296,868			\$700,000	\$700,000	\$1,412,000	\$1,371,200	\$1,330,400	\$1,289,600	\$1,248,800	\$1,208,000	\$1,167,200	\$1,126,400	\$1,085,600	\$1,044,800	\$6,849,600
^ Town Hall (Series II)	\$2,700,000	6.00%	18	16,040	253,500	420,950	401,000	389,000	377,000	365,000	353,000	341,000	329,000	317,000	305,000	1,958,000
C CPA Debt Service	\$16,040			\$253,500	\$420,950	\$401,000	\$389,000	\$377,000	\$365,000	\$353,000	\$341,000	\$329,000	\$317,000	\$305,000	\$1,958,000	
^ RTS Open Authorizations Including May the 2011 ATM Approvals	\$283,000	6.00%	4	55,650	60,160	106,400	100,700									
D RTS Debt Service	\$55,650			\$106,400	\$100,700											
^ Sewer Enterprises Open Authorizations Approved Prior to May 2011	\$1,416,870	6.00%	10	207,111	215,300	206,900	198,500	190,100	181,700	173,300	164,900	156,500	143,100			
E Sewer Debt Service	\$207,111			\$215,300	\$206,900	\$198,500	\$190,100	\$181,700	\$173,300	\$164,900	\$156,500	\$143,100				
^ Water Enterprises Open Authorizations Approved Prior to May 2011	\$1,700,294	6.00%	12	153,853	387,312	484,900	175,900	169,000	162,100	155,200	148,300	141,400	134,500	127,600	100,700	
F Water Debt Service	\$153,853			\$387,312	\$484,900	\$175,900	\$169,000	\$162,100	\$155,200	\$148,300	\$141,400	\$134,500	\$127,600	\$100,700		
G Total	\$1,445,684			\$2,580,272	\$3,412,150	\$2,954,300	\$2,764,500	\$2,675,400	\$2,586,300	\$2,497,200	\$2,408,100	\$2,314,000	\$2,209,200	\$2,090,200	\$1,989,500	\$12,363,600

** Rate prior to 2015 is 3%, after 2015 is 4%; Bonds are at the rate shown
Exclusive of Interest and Bonds
Annual debt service amounts are inclusive of short term interest, debt paydowns, and bond amortization P&I

Discussion Only
 Town of Needham
 Future Projects (tentative)
 FY 2012 - FY 2023 (Schedule D-5)*

Description	Amount	Rate **	Years #	TM	FY	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Pollard School Repairs/Upgrades	\$1,100,000	6.00%	6	2012	2013			33,000	286,000	272,800	259,600	246,400	233,200				
Fire Apparatus Replacement (E-3 Quint)	\$750,000	6.00%	5	2013	2014			195,000	186,000	177,000	168,000	159,000					
DPW Remove Snow Trailer and Add Eight Bays	\$580,000	6.00%	11	2013	2014			17,400	92,800	89,320	85,840	82,360	78,880	75,400	71,920	68,440	64,960
Roadway Infrastructure Program	\$600,000	6.00%	5	2012	2013			156,000	148,800	141,600	134,400	127,200					
Roadway Infrastructure Program	\$600,000	6.00%	5	2013	2014			156,000	148,800	141,600	134,400	127,200					
Roadway Infrastructure Program	\$600,000	6.00%	5	2014	2015			156,000	148,800	141,600	134,400	127,200					
Roadway Infrastructure Program	\$1,300,000	6.00%	5	2015	2016				338,000	322,400	306,800	291,200	275,600				
Roadway Infrastructure Program	\$1,300,000	6.00%	5	2016	2017				338,000	322,400	306,800	291,200	275,600				
Roadway Infrastructure Program	\$1,300,000	6.00%	5	2017	2018				338,000	322,400	306,800	291,200	275,600				
Roadway Infrastructure Program	\$1,300,000	6.00%	5	2018	2019				338,000	322,400	306,800	291,200	275,600				
Roadway Infrastructure Program	\$1,400,000	6.00%	5	2019	2020				364,000	347,200	330,400	313,600	296,800				
Roadway Infrastructure Program	\$1,400,000	6.00%	5	2020	2021				364,000	347,200	330,400	313,600	296,800				
Roadway Infrastructure Program	\$1,400,000	6.00%	5	2021	2022				364,000	347,200	330,400	313,600	296,800				
Roadway Infrastructure Program	\$1,400,000	6.00%	5	2022	2023				364,000	347,200	330,400	313,600	296,800				
Roadway Infrastructure Program	\$1,400,000	6.00%	5	2023	2024				364,000	347,200	330,400	313,600	296,800				
General Fund within the Levy Limit								\$401,400	\$969,600	\$985,520	\$1,276,240	\$1,551,360	\$1,540,880	\$1,461,000	\$1,631,920	\$1,653,240	\$1,673,360

** Notes prior to 2015 at 3% after 2015 at 4%; Bonds are at the rate shown
 #Inclusive of Notes and Bonds
 Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only
 Town of Needham
 Future Projects (tentative)
 FY 2012 - FY 2023 (Schedule D-5)*

Description	Amount	Rate **	Years #	TM	FY	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Wastewater Pump Station Improvements Reservoir B	\$5,025,000	6.00%	22	2011	2012		60,000	185,750	449,400	545,400	530,100	514,800	499,500	484,200	466,900	453,600	438,300
Wastewater Pump Station Improvements Cooks Bridge	\$2,640,000	6.00%	22	2014	2015				110,000	165,600		206,600	276,100	268,300	260,500	252,700	244,900
Sewer Debt Service							\$60,000	\$185,750	\$449,400	\$655,400	\$695,700	\$721,400	\$775,600	\$752,500	\$729,400	\$706,300	\$683,200
Water System Fire Flow Improvements	\$5,070,000	6.00%	22	2012	2012		80,000	80,000	272,800	550,000	535,000	520,000	505,000	490,000	475,000	460,000	445,000
Water Debt Service							\$80,000	\$272,800	\$550,000	\$535,000	\$520,000	\$505,000	\$490,000	\$475,000	\$460,000	\$445,000	
Total							\$60,000	\$667,150	\$1,591,800	\$2,190,920	\$2,506,940	\$2,792,760	\$2,821,480	\$2,703,500	\$2,836,320	\$2,819,540	\$2,801,560

** Notes prior to 2015 at 3% after 2015 at 4%; Bonds are at the rate shown
 # Inclusive of Notes and Bonds

Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only
Town of Needham
Senior Center

FY 2012 - FY 2023 (Schedule D-6)

Description	Amount	Rate **	Years#	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	After 2023
^ Senior Center at \$8,000,000	\$8,000,000	6.00%	22	\$0	\$120,000	\$340,000	\$360,000	\$856,000	\$832,000	\$808,000	\$784,000	\$760,000	\$736,000	\$712,000	\$688,000	\$5,984,000
General Fund within the Levy Limit	\$0			\$0	\$120,000	\$340,000	\$360,000	\$856,000	\$832,000	\$808,000	\$784,000	\$760,000	\$736,000	\$712,000	\$688,000	\$5,984,000
CPA Debt Service	\$0			\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
^ Mitchell School (No MSBA)	\$24,433,400	6.00%	22	\$0	\$0	\$0	\$198,400	\$1,488,668	\$2,106,000	\$2,501,000	\$2,430,500	\$2,299,500	\$2,219,000	\$2,219,000	\$2,219,000	\$23,438,500
^ Hillside School Project (No MSBA)	\$24,970,900	6.00%	22	\$0	\$0	\$0	\$0	\$110,900	\$1,499,418	\$2,151,000	\$2,557,300	\$2,465,600	\$2,413,900	\$2,342,200	\$2,342,200	\$26,529,000
General Fund Debt Excluded	\$0			\$0	\$0	\$0	\$198,400	\$1,599,568	\$2,605,418	\$4,652,000	\$4,987,800	\$4,845,600	\$4,703,400	\$4,561,200	\$4,561,200	\$49,967,500
Total	\$0			\$0	\$120,000	\$340,000	\$360,000	\$1,054,400	\$2,431,568	\$4,413,418	\$5,436,000	\$5,747,800	\$5,581,600	\$5,415,400	\$5,249,200	\$55,951,500

** Notes prior to 2015 at 3% after 2015 at 4% Bonds are at the rate shown

Inclusive of Notes and Bonds

Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization fee

Project Name: **Senior Center at \$8,000,000**
 Project Cost Assump **\$8,000,000**
 Interest Assumption: **3.0% and 6.0%**

Fiscal Year	Principal Balance**	Estimated Debt Service Payment	Estimated Rate Per \$1,000	Additional Tax on the Average Single Family Home *
2013	\$8,000,000	\$110,000	\$0.01	\$10
2014	\$7,910,000	\$290,000	\$0.04	\$27
2015	\$7,720,000	\$360,000	\$0.05	\$34
2016	\$7,600,000	\$856,000	\$0.11	\$80
2017	\$7,200,000	\$832,000	\$0.11	\$78
2018	\$6,800,000	\$808,000	\$0.11	\$76
2019	\$6,400,000	\$784,000	\$0.10	\$73
2020	\$6,000,000	\$760,000	\$0.10	\$71
2021	\$5,600,000	\$736,000	\$0.10	\$69
2022	\$5,200,000	\$712,000	\$0.09	\$67
2023	\$4,800,000	\$688,000	\$0.09	\$64
2024	\$4,400,000	\$664,000	\$0.09	\$62
2025	\$4,000,000	\$640,000	\$0.08	\$60
2026	\$3,600,000	\$616,000	\$0.08	\$58
2027	\$3,200,000	\$592,000	\$0.08	\$55
2028	\$2,800,000	\$568,000	\$0.07	\$53
2029	\$2,400,000	\$544,000	\$0.07	\$51
2030	\$2,000,000	\$520,000	\$0.07	\$49
2031	\$1,600,000	\$496,000	\$0.07	\$46
2032	\$1,200,000	\$472,000	\$0.06	\$44
2033	\$800,000	\$448,000	\$0.06	\$42
2034	\$400,000	\$424,000	\$0.06	\$40
2035				
Totals		\$12,920,000		\$1,208

* The Average Single Family Home (ASFH) property assessment for FY 2011 is \$708,194

Discussion Only

**Town of Needham
Facility Financing Summary**

**Scenarios
Debt Service Recap Summaries**

July 13, 2011

For Discussion Only

Discussion Only
Town of Needham
Debt Service Recap Summary

signed.

FY 2012 - FY 2023 (Schedule D-2)

Description	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Current OS Long Term Debt	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$968,056	\$749,052	\$431,422	\$421,706	\$411,283	\$378,563	\$368,719	\$358,388
Approved Projects Debt Pending	\$716,162	\$964,000	\$781,000	\$707,000	\$686,000	\$665,000	\$644,000	\$623,000	\$602,000	\$581,000	\$560,000	\$539,000
Pending Capital Projects			\$401,400	\$869,600	\$985,520	\$1,276,240	\$1,551,360	\$1,540,880	\$1,461,000	\$1,631,920	\$1,653,240	\$1,673,360
Senior Center at \$8,000,000		\$120,000	\$340,000	\$360,000	\$856,000	\$832,000	\$808,000	\$784,000	\$760,000	\$736,000	\$712,000	\$688,000
Contingency for Other Projects	\$0	\$6,036	\$131,243	\$124,501	\$37,997	\$118,322	\$316,147	\$495,032	\$747,503	\$775,060	\$933,038	\$1,096,516
A General Fund	\$3,121,297	\$3,231,127	\$3,328,524	\$3,429,709	\$3,533,574	\$3,640,614	\$3,750,929	\$3,864,618	\$3,981,787	\$4,102,543	\$4,226,997	\$4,355,263
Current OS Long Term Debt	\$7,125,407	\$6,807,149	\$6,594,640	\$6,435,976	\$6,143,631	\$5,983,281	\$5,817,775	\$5,620,025	\$5,394,563	\$4,322,844	\$4,179,656	\$4,042,506
Approved Projects Debt Pending	\$296,868	\$700,000	\$1,412,000	\$1,371,200	\$1,330,400	\$1,289,600	\$1,248,800	\$1,208,000	\$1,167,200	\$1,126,400	\$1,085,600	\$1,044,800
Pending Capital Projects												
Hillside and Mitchell Schools					\$198,400	\$1,599,568	\$3,605,418	\$4,652,000	\$4,987,800	\$4,845,600	\$4,703,400	\$4,561,200
Contingency for Other Projects												
B General Fund Debt Excluded	\$7,422,275	\$7,507,149	\$8,006,640	\$7,807,176	\$7,672,431	\$8,872,449	\$10,671,993	\$11,480,025	\$11,549,563	\$10,284,844	\$9,968,656	\$9,648,506
Current OS Long Term Debt	\$283,960	\$296,488	\$291,613	\$286,738	\$280,888	\$276,013	\$272,113	\$267,969	\$260,900	\$251,150	\$243,716	\$236,231
Approved Projects Debt Pending	\$16,040	\$253,500	\$420,950	\$401,000	\$389,000	\$377,000	\$365,000	\$353,000	\$341,000	\$329,000	\$317,000	\$305,000
Pending Capital Projects												
Contingency for Other Projects												
C CPA Debt Service	\$300,000	\$549,988	\$712,563	\$687,738	\$669,888	\$653,013	\$637,113	\$620,969	\$601,900	\$580,150	\$560,716	\$543,231
((\$0))												
Current OS Long Term Debt	\$94,350	\$87,550	\$40,800									
Approved Projects Debt Pending	\$55,650	\$60,160	\$106,400	\$100,700								
Pending Capital Projects												
Contingency for Other Projects												
D RTS Debt Service	\$150,000											
Current OS Long Term Debt	\$1,142,889	\$1,120,158	\$1,051,628	\$844,537	\$652,053	\$616,140	\$603,876	\$591,101	\$181,913	\$136,856	\$132,475	\$128,025
Approved Projects Debt Pending	\$207,111	\$215,300	\$206,900	\$198,500	\$190,100	\$181,700	\$173,300	\$164,900	\$156,500	\$143,100	\$134,500	\$127,600
Pending Capital Projects		\$60,000	\$185,750	\$449,400	\$655,400	\$695,700	\$721,400	\$775,600	\$753,500	\$729,400	\$706,300	\$683,200
Contingency for Other Projects	(\$0)	\$4,542	\$5,722	\$7,563	\$2,447	\$6,460	\$1,424	\$19,399	\$459,088	\$540,644	\$711,225	\$738,775
E Sewer Debt Service	\$1,350,000	\$1,400,000	\$1,450,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,550,000	\$1,550,000	\$1,550,000	\$1,550,000	\$1,550,000
Current OS Long Term Debt	\$1,396,147	\$1,063,268	\$894,385	\$882,088	\$733,838	\$722,225	\$718,869	\$709,638	\$159,300	\$173,656	\$167,500	\$161,244
Approved Projects Debt Pending	\$153,853	\$387,312	\$484,900	\$175,900	\$169,000	\$162,100	\$155,200	\$148,300	\$141,400	\$134,500	\$127,600	\$100,700
Pending Capital Projects			\$80,000	\$272,800	\$550,000	\$535,000	\$520,000	\$505,000	\$490,000	\$475,000	\$460,000	\$445,000
Contingency for Other Projects	\$0	\$99,421	\$90,715	\$219,213	\$97,162	\$130,675	\$155,931	\$187,063	\$759,300	\$766,844	\$794,900	\$843,056
F Water Debt Service	\$1,550,000											
Current OS Long Term Debt	\$12,447,889	\$11,515,704	\$10,546,347	\$9,817,946	\$8,778,466	\$8,346,711	\$7,844,054	\$7,610,439	\$6,407,958	\$5,263,069	\$5,092,066	\$4,928,394
Approved Projects Debt Pending	\$1,445,684	\$2,580,272	\$3,412,150	\$2,954,300	\$2,764,500	\$2,675,400	\$2,586,300	\$2,497,200	\$2,408,100	\$2,314,000	\$2,090,200	\$1,989,500
Pending Capital Projects		\$60,000	\$667,150	\$1,591,800	\$2,190,920	\$2,506,940	\$2,792,760	\$2,821,480	\$2,703,500	\$2,836,320	\$2,819,540	\$2,801,560
Schedule D-6		\$120,000	\$340,000	\$360,000	\$1,054,400	\$2,431,568	\$4,413,418	\$5,436,000	\$5,747,800	\$5,581,600	\$5,415,400	\$5,249,200
Contingency for Other Projects	\$0	\$112,288	\$230,480	\$400,577	\$287,606	\$405,457	\$623,502	\$850,493	\$2,115,891	\$2,232,548	\$2,589,163	\$2,828,347
G Total (A+B+C+D+E+F)	\$13,893,572	\$14,388,264	\$15,198,126	\$15,124,622	\$15,075,892	\$16,366,076	\$18,260,034	\$19,215,612	\$19,383,249	\$18,227,536	\$18,006,368	\$17,787,001

Discussion Only

Town of Needham

Debt Service Recap Summary

FY 2012 - FY 2023 (Schedule D-2) Scenario A

S/L Interest rate

Description	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Current OS Long Term Debt	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$968,056	\$749,052	\$431,422	\$421,706	\$411,283	\$378,563	\$368,719	\$358,388
Approved Projects Debt Pending	\$716,162	\$895,000	\$717,500	\$647,500	\$630,000	\$612,500	\$595,000	\$577,500	\$560,000	\$542,500	\$525,000	\$507,500
Pending Capital Projects			\$359,500	\$836,000	\$952,600	\$1,238,200	\$1,510,800	\$1,500,400	\$1,420,500	\$1,589,600	\$1,610,700	\$1,630,800
Senior Center at \$8,000,000	\$110,000	\$110,000	\$290,000	\$360,000	\$780,000	\$760,000	\$740,000	\$720,000	\$700,000	\$680,000	\$660,000	\$640,000
Contingency for Other Projects	\$0	\$85,036	\$286,643	\$217,601	\$202,917	\$280,862	\$473,707	\$645,012	\$890,003	\$911,880	\$1,062,578	\$1,218,576
A General Fund	\$3,121,297	\$3,231,127	\$3,328,924	\$3,429,709	\$3,533,574	\$3,640,614	\$3,750,929	\$3,864,618	\$3,981,787	\$4,102,543	\$4,226,997	\$4,355,263
Current OS Long Term Debt	\$7,125,407	\$6,807,149	\$6,594,640	\$6,435,976	\$6,143,631	\$5,983,281	\$5,817,775	\$5,620,025	\$5,394,563	\$4,322,844	\$4,179,656	\$4,042,506
Approved Projects Debt Pending	\$296,868	\$700,000	\$1,412,000	\$1,371,200	\$1,330,400	\$1,289,600	\$1,248,800	\$1,208,000	\$1,167,200	\$1,126,400	\$1,085,600	\$1,044,800
Pending Capital Projects												
Hillside and Mitchell Schools					\$198,400	\$1,599,568	\$3,605,418	\$4,652,000	\$4,987,800	\$4,845,600	\$4,703,400	\$4,561,200
Contingency for Other Projects												
B General Fund Debt Excluded	\$7,422,275	\$7,507,149	\$8,006,640	\$7,807,176	\$7,672,431	\$8,872,449	\$10,671,993	\$11,480,025	\$11,549,563	\$10,294,844	\$9,968,656	\$9,648,506
Current OS Long Term Debt	\$283,960	\$296,488	\$291,613	\$286,738	\$280,888	\$276,013	\$272,113	\$267,969	\$260,900	\$251,150	\$243,716	\$236,231
Approved Projects Debt Pending	\$16,040	\$253,500	\$420,950	\$401,000	\$389,000	\$377,000	\$365,000	\$353,000	\$341,000	\$329,000	\$317,000	\$305,000
Pending Capital Projects												
Contingency for Other Projects												
C CPA Debt Service	\$300,000	\$549,988	\$712,563	\$687,738	\$669,888	\$653,013	\$637,113	\$620,969	\$601,900	\$580,150	\$560,716	\$543,231
Current OS Long Term Debt	\$94,350	\$87,550	\$40,800									
Approved Projects Debt Pending	\$55,650	\$57,800	\$104,500	\$99,750								
Pending Capital Projects												
Contingency for Other Projects												
D RTS Debt Service	\$150,000											
Current OS Long Term Debt	\$1,142,889	\$1,120,158	\$1,051,628	\$844,537	\$652,053	\$616,140	\$603,876	\$591,101	\$181,913	\$136,856	\$132,475	\$128,025
Approved Projects Debt Pending	\$207,111	\$202,750	\$195,750	\$188,750	\$181,750	\$174,750	\$167,750	\$160,750	\$153,750	\$144,750	\$137,750	\$132,750
Pending Capital Projects		\$40,000	\$135,500	\$399,500	\$597,000	\$623,450	\$652,700	\$710,500	\$691,250	\$672,000	\$652,750	\$633,500
Contingency for Other Projects	(\$0)	\$37,092	\$67,122	\$67,213	\$69,197	\$85,660	\$75,674	\$87,649	\$523,088	\$599,394	\$764,775	\$788,475
E Sewer Debt Service	\$1,350,000	\$1,400,000	\$1,450,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,550,000	\$1,550,000	\$1,550,000	\$1,550,000	\$1,550,000
Current OS Long Term Debt	\$1,396,147	\$1,063,268	\$894,385	\$882,088	\$733,838	\$722,225	\$718,869	\$709,638	\$159,300	\$173,656	\$167,500	\$161,244
Approved Projects Debt Pending	\$153,853	\$370,309	\$470,750	\$165,750	\$160,000	\$154,250	\$148,500	\$142,750	\$137,000	\$131,250	\$125,500	\$99,750
Pending Capital Projects			\$40,000	\$171,400	\$500,000	\$487,500	\$475,000	\$462,500	\$450,000	\$437,500	\$425,000	\$412,500
Contingency for Other Projects	\$0	\$116,424	\$144,865	\$330,763	\$156,162	\$186,023	\$207,631	\$235,113	\$803,700	\$807,594	\$833,000	\$876,506
F Water Debt Service	\$1,550,000											
Current OS Long Term Debt	\$12,447,889	\$11,515,704	\$10,548,347	\$9,817,946	\$8,778,466	\$8,346,711	\$7,844,054	\$7,610,439	\$6,407,958	\$5,263,069	\$5,092,066	\$4,928,394
Approved Projects Debt Pending	\$1,445,684	\$2,479,359	\$3,321,450	\$2,873,950	\$2,691,150	\$2,608,100	\$2,525,050	\$2,442,000	\$2,358,950	\$2,270,900	\$2,053,100	\$1,957,050
Pending Capital Projects		\$40,000	\$535,000	\$1,406,900	\$2,049,600	\$2,349,150	\$2,638,500	\$2,673,400	\$2,561,000	\$2,699,100	\$2,688,450	\$2,676,800
Schedule D-6	\$110,000	\$110,000	\$290,000	\$360,000	\$978,400	\$2,359,568	\$4,345,418	\$5,372,000	\$5,687,800	\$5,525,600	\$5,363,400	\$5,201,200
Contingency for Other Projects	\$0	\$243,201	\$503,330	\$665,827	\$578,276	\$702,547	\$907,012	\$1,117,773	\$2,366,791	\$2,468,868	\$2,809,353	\$3,033,557
G Total (A+B+C+D+E+F)	\$13,893,572	\$14,388,264	\$15,198,126	\$15,124,622	\$15,075,892	\$16,366,076	\$18,260,034	\$19,215,612	\$19,383,249	\$18,227,536	\$18,006,368	\$17,797,001

Discussion Only
Town of Needham

Debt Service Recap Summary

FY 2012 - FY 2023 (Schedule D-2) Scenario B

full roads

Description	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Current OS Long Term Debt	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$568,056	\$749,052	\$431,422	\$421,706	\$411,283	\$378,563	\$368,719	\$358,388
Approved Projects Debt Pending	\$716,162	\$964,000	\$781,000	\$707,000	\$686,000	\$665,000	\$644,000	\$623,000	\$602,000	\$581,000	\$560,000	\$539,000
Pending Capital Projects			\$531,400	\$1,149,600	\$1,408,320	\$1,652,640	\$1,882,560	\$1,754,080	\$1,542,200	\$1,588,320	\$1,632,040	\$1,673,360
Senior Center at \$8,000,000		\$120,000	\$340,000	\$360,000	\$856,000	\$832,000	\$808,000	\$784,000	\$760,000	\$736,000	\$712,000	\$688,000
Contingency for Other Projects	\$0	\$6,036	\$1,243	(\$155,499)	(\$384,803)	(\$258,078)	(\$15,053)	\$281,832	\$666,303	\$818,660	\$954,238	\$1,096,516
A General Fund	\$3,121,297	\$3,231,127	\$3,328,924	\$3,429,709	\$3,533,574	\$3,640,614	\$3,750,929	\$3,864,618	\$3,981,787	\$4,102,543	\$4,226,997	\$4,355,263
Current OS Long Term Debt	\$7,125,407	\$6,807,149	\$6,594,640	\$6,435,976	\$6,143,631	\$5,983,281	\$5,817,775	\$5,620,025	\$5,394,563	\$4,322,844	\$4,179,656	\$4,042,506
Approved Projects Debt Pending	\$296,868	\$700,000	\$1,412,000	\$1,371,200	\$1,330,400	\$1,289,600	\$1,248,800	\$1,208,000	\$1,167,200	\$1,126,400	\$1,085,600	\$1,044,800
Pending Capital Projects												
Hillside and Mitchell Schools												
Contingency for Other Projects					\$198,400	\$1,599,568	\$3,605,418	\$4,652,000	\$4,987,800	\$4,845,600	\$4,703,400	\$4,561,200
B General Fund Debt Excluded	\$7,422,275	\$7,507,149	\$8,006,640	\$7,807,176	\$7,672,431	\$8,872,449	\$10,671,993	\$11,480,025	\$11,549,563	\$10,294,844	\$9,968,656	\$9,648,506
Current OS Long Term Debt	\$283,960	\$296,488	\$291,613	\$286,738	\$280,888	\$276,013	\$272,113	\$267,969	\$260,900	\$251,150	\$243,716	\$238,231
Approved Projects Debt Pending	\$16,040	\$253,500	\$420,950	\$401,000	\$389,000	\$377,000	\$365,000	\$353,000	\$341,000	\$329,000	\$317,000	\$305,000
Pending Capital Projects												
Contingency for Other Projects												
C CPA Debt Service	\$300,000	\$549,988	\$712,563	\$687,738	\$669,888	\$653,013	\$637,113	\$620,969	\$601,900	\$580,150	\$560,716	\$543,231
Current OS Long Term Debt	\$94,350	\$87,550	\$40,800									
Approved Projects Debt Pending	\$55,650	\$60,160	\$106,400	\$100,700								
Pending Capital Projects												
Contingency for Other Projects												
D RTS Debt Service	\$150,000											
Current OS Long Term Debt	\$1,142,889	\$1,120,158	\$1,051,628	\$844,537	\$652,053	\$616,140	\$603,876	\$591,101	\$181,913	\$136,856	\$132,475	\$128,025
Approved Projects Debt Pending	\$207,111	\$215,300	\$206,900	\$198,500	\$190,100	\$181,700	\$173,300	\$164,900	\$156,500	\$143,100	\$134,500	\$128,025
Pending Capital Projects		\$60,000	\$185,750	\$449,400	\$655,400	\$695,700	\$721,400	\$775,600	\$752,500	\$729,400	\$706,300	\$683,200
Contingency for Other Projects		\$4,542	\$5,722	\$7,563	\$2,447	\$6,460	\$1,424	\$18,399	\$459,088	\$540,644	\$711,225	\$736,775
E Sewer Debt Service	\$1,350,000	\$1,400,000	\$1,450,000	\$1,500,000								
Current OS Long Term Debt	\$1,396,147	\$1,063,268	\$894,385	\$882,088	\$733,838	\$722,225	\$718,869	\$709,638	\$159,300	\$173,656	\$167,500	\$161,244
Approved Projects Debt Pending	\$453,853	\$387,312	\$484,900	\$175,900	\$169,000	\$162,100	\$155,200	\$148,300	\$141,400	\$134,500	\$127,600	\$100,700
Pending Capital Projects			\$80,000	\$272,800	\$550,000	\$520,000	\$505,000	\$505,000	\$490,000	\$475,000	\$460,000	\$445,000
Contingency for Other Projects	\$0	\$99,421	\$90,715	\$219,213	\$97,162	\$130,675	\$155,931	\$187,063	\$759,300	\$766,844	\$794,900	\$843,056
F Water Debt Service	\$1,550,000											
Current OS Long Term Debt	\$12,447,869	\$11,515,704	\$10,548,347	\$9,817,946	\$8,778,466	\$8,346,711	\$7,844,054	\$7,610,439	\$6,407,958	\$5,263,069	\$5,092,066	\$4,928,394
Approved Projects Debt Pending	\$1,445,684	\$2,560,272	\$3,412,150	\$2,954,300	\$2,764,500	\$2,675,400	\$2,586,300	\$2,497,200	\$2,408,100	\$2,314,000	\$2,090,200	\$1,989,500
Pending Capital Projects		\$60,000	\$797,150	\$1,871,800	\$2,613,720	\$2,883,340	\$3,123,960	\$3,034,680	\$2,792,720	\$2,798,340	\$2,798,340	\$2,801,560
Schedule D-6		\$120,000	\$340,000	\$360,000	\$1,054,400	\$2,431,568	\$4,413,418	\$5,436,000	\$5,747,800	\$5,581,600	\$5,415,400	\$5,249,200
Contingency for Other Projects	\$0	\$112,288	\$100,480	\$120,577	(\$135,194)	\$29,057	\$292,302	\$637,293	\$2,034,691	\$2,276,148	\$2,610,363	\$2,828,347
G Total (A+B+C+D+E+F)	\$13,893,572	\$14,388,264	\$15,198,126	\$15,124,622	\$15,075,892	\$16,366,076	\$18,260,034	\$19,215,612	\$19,383,249	\$18,227,536	\$18,006,368	\$17,797,001

Sy. + 2M project roads reduced -

Discussion Only
Town of Needham
Debt Service Recap Summary
FY 2012 - FY 2023 (Schedule D-2) Scenario C

Description	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Current OS Long Term Debt	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$968,056	\$749,052	\$431,422	\$421,706	\$411,283	\$378,563	\$366,719	\$356,388
Approved Projects Debt Pending	\$716,162	\$895,000	\$717,500	\$647,500	\$630,000	\$612,500	\$595,000	\$577,500	\$560,000	\$542,500	\$525,000	\$507,500
Pending Capital Projects			\$359,500	\$836,000	\$952,600	\$1,238,200	\$1,510,800	\$1,500,400	\$1,420,500	\$1,589,600	\$1,610,700	\$1,630,800
Senior Center at \$6,000,000		\$110,000	\$290,000	\$360,000	\$780,000	\$760,000	\$740,000	\$720,000	\$700,000	\$680,000	\$660,000	\$640,000
Special Project at \$2,000,000		\$40,000	\$210,000	\$199,500	\$194,250	\$189,000	\$183,750	\$178,500	\$173,250	\$168,000	\$162,750	\$157,500
Contingency for Other Projects	\$0	\$45,036	\$76,643	\$18,101	\$8,667	\$91,862	\$289,957	\$466,512	\$716,753	\$743,880	\$899,828	\$1,061,076
A General Fund	\$3,121,297	\$3,231,127	\$3,328,924	\$3,429,709	\$3,533,574	\$3,640,614	\$3,750,929	\$3,864,618	\$3,981,787	\$4,102,543	\$4,226,997	\$4,355,263
Current OS Long Term Debt	\$7,125,407	\$6,807,149	\$6,594,640	\$6,435,976	\$6,143,631	\$5,983,281	\$5,817,775	\$5,620,025	\$5,394,563	\$4,322,844	\$4,179,656	\$4,042,506
Approved Projects Debt Pending	\$296,868	\$700,000	\$1,412,000	\$1,371,200	\$1,330,400	\$1,289,600	\$1,248,800	\$1,208,000	\$1,167,200	\$1,126,400	\$1,085,600	\$1,044,800
Pending Capital Projects												
Hillside and Mitchell Schools												
Contingency for Other Projects				\$198,400	\$1,599,568	\$3,605,418	\$4,652,000	\$4,987,800	\$4,845,600	\$4,703,400	\$4,561,200	\$4,419,000
B General Fund Debt Excluded	\$7,422,275	\$7,507,149	\$8,006,640	\$7,807,176	\$7,672,431	\$6,872,449	\$10,671,993	\$11,480,025	\$11,549,563	\$10,284,844	\$9,968,656	\$9,648,506
Current OS Long Term Debt	\$283,960	\$296,488	\$291,613	\$286,738	\$280,888	\$276,013	\$272,113	\$267,969	\$260,900	\$251,150	\$243,716	\$238,231
Approved Projects Debt Pending	\$16,040	\$253,500	\$420,950	\$401,000	\$389,000	\$377,000	\$365,000	\$353,000	\$341,000	\$329,000	\$317,000	\$305,000
Pending Capital Projects												
Contingency for Other Projects												
C CPA Debt Service	\$300,000	\$549,988	\$712,563	\$687,738	\$669,888	\$653,013	\$637,113	\$620,969	\$601,900	\$580,150	\$560,716	\$543,231
Current OS Long Term Debt	\$94,350	\$87,550	\$40,800									
Approved Projects Debt Pending	\$55,650	\$57,800	\$104,500	\$99,750								
Pending Capital Projects												
Contingency for Other Projects												
D RTS Debt Service	\$150,000											
Current OS Long Term Debt	\$1,142,889	\$1,120,158	\$1,051,628	\$844,537	\$652,053	\$616,140	\$603,876	\$591,101	\$181,913	\$136,856	\$132,475	\$128,025
Approved Projects Debt Pending	\$207,111	\$202,750	\$195,750	\$188,750	\$181,750	\$174,750	\$167,750	\$160,750	\$153,750	\$141,750	\$137,750	\$132,750
Pending Capital Projects		\$40,000	\$135,500	\$399,500	\$597,000	\$623,450	\$652,700	\$710,500	\$691,250	\$672,000	\$652,750	\$633,500
Contingency for Other Projects												
E Sewer Debt Service	\$1,350,000	\$1,400,000	\$1,450,000	\$1,500,000	\$1,550,000	\$1,500,000	\$1,500,000	\$1,550,000	\$1,550,000	\$1,550,000	\$1,550,000	\$1,550,000
Current OS Long Term Debt	\$1,396,147	\$1,063,268	\$894,385	\$882,088	\$733,838	\$722,225	\$718,869	\$709,638	\$159,300	\$173,656	\$167,500	\$161,244
Approved Projects Debt Pending	\$153,853	\$370,309	\$470,750	\$155,750	\$160,000	\$154,250	\$148,500	\$142,750	\$137,000	\$131,250	\$125,500	\$99,750
Pending Capital Projects			\$40,000	\$171,400	\$500,000	\$487,500	\$475,000	\$462,500	\$450,000	\$437,500	\$425,000	\$412,500
Contingency for Other Projects												
F Water Debt Service	\$1,550,000											
Current OS Long Term Debt	\$12,447,889	\$11,515,704	\$10,548,347	\$9,817,946	\$8,778,466	\$8,346,711	\$7,844,054	\$7,610,439	\$6,407,958	\$5,263,069	\$5,092,066	\$4,928,394
Approved Projects Debt Pending	\$1,445,684	\$2,479,359	\$3,321,450	\$2,873,950	\$2,691,150	\$2,608,100	\$2,525,050	\$2,442,000	\$2,358,950	\$2,270,900	\$2,053,100	\$1,957,050
Pending Capital Projects		\$40,000	\$535,000	\$1,406,900	\$2,049,600	\$2,349,150	\$2,638,500	\$2,673,400	\$2,561,750	\$2,699,100	\$2,688,450	\$2,676,800
Schedule D-6		\$150,000	\$500,000	\$559,500	\$1,172,650	\$2,548,568	\$4,529,168	\$5,550,500	\$5,861,050	\$5,693,600	\$5,526,150	\$5,358,700
Contingency for Other Projects	\$0	\$203,201	\$293,330	\$466,327	\$384,026	\$513,547	\$723,262	\$939,273	\$2,193,541	\$2,300,868	\$2,646,603	\$2,876,057
G Total (A+B+C+D+E+F)	\$13,893,572	\$14,388,264	\$15,198,126	\$15,124,622	\$15,075,892	\$16,366,076	\$18,260,034	\$19,215,612	\$19,383,249	\$18,227,536	\$18,006,368	\$17,797,001

immediate
 borrowings
 int. rates,
 revenue
 growth

Discussion Only
 Town of Needham
 Debt Service Recap Summary

FY 2012 - FY 2023 (Schedule D-2) Scenario D

Description	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Current OS Long Term Debt	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$968,056	\$749,052	\$431,422	\$421,706	\$411,283	\$378,563	\$368,719	\$358,388
Approved Projects Debt Pending	\$716,162	\$877,750	\$701,625	\$632,625	\$616,000	\$599,375	\$582,750	\$566,125	\$549,500	\$532,875	\$516,250	\$499,625
Pending Capital Projects			\$472,500	\$1,079,250	\$1,337,390	\$1,587,130	\$1,827,870	\$1,714,510	\$1,516,200	\$1,572,340	\$1,626,580	\$1,678,820
Senior Center at \$8,000,000		\$110,000	\$290,000	\$360,000	\$761,000	\$742,000	\$723,000	\$704,000	\$685,000	\$666,000	\$647,000	\$628,000
Contingency for Other Projects	\$0	\$140,677	\$269,068	\$112,852	\$21,904	\$184,228	\$460,869	\$790,671	\$1,213,402	\$1,411,562	\$1,596,648	\$1,792,460
A General Fund	\$3,121,297	\$3,289,519	\$3,408,474	\$3,553,334	\$3,704,351	\$3,861,786	\$4,025,911	\$4,197,013	\$4,375,386	\$4,561,340	\$4,755,196	\$4,957,292
Current OS Long Term Debt	\$7,125,407	\$6,807,149	\$6,594,640	\$6,435,976	\$6,143,631	\$5,983,281	\$5,817,775	\$5,620,025	\$5,394,563	\$4,322,844	\$4,179,656	\$4,042,506
Approved Projects Debt Pending	\$296,868	\$700,000	\$1,412,000	\$1,371,200	\$1,330,400	\$1,289,600	\$1,248,800	\$1,208,000	\$1,167,200	\$1,126,400	\$1,085,600	\$1,044,800
Pending Capital Projects												
Hillside and Mitchell Schools					\$198,400	\$1,599,568	\$3,605,418	\$4,652,000	\$4,987,800	\$4,845,600	\$4,703,400	\$4,561,200
Contingency for Other Projects												
B General Fund Debt Excluded	\$7,422,275	\$7,507,149	\$8,006,640	\$7,807,176	\$7,672,431	\$8,872,449	\$10,671,993	\$11,480,025	\$11,549,563	\$10,294,844	\$9,968,656	\$9,648,506
Current OS Long Term Debt	\$283,960	\$296,488	\$291,613	\$286,738	\$280,888	\$276,013	\$272,113	\$267,969	\$260,900	\$251,150	\$243,716	\$238,231
Approved Projects Debt Pending	\$16,040	\$253,500	\$420,950	\$401,000	\$389,000	\$377,000	\$365,000	\$353,000	\$341,000	\$329,000	\$317,000	\$305,000
Pending Capital Projects												
Contingency for Other Projects												
C CPA Debt Service	\$300,000	\$549,988	\$712,563	\$687,738	\$669,888	\$653,013	\$637,113	\$620,969	\$601,900	\$580,150	\$560,716	\$543,231
(\$0)												
Current OS Long Term Debt	\$94,350	\$87,550	\$40,800									
Approved Projects Debt Pending	\$55,650	\$56,030	\$103,075	\$99,038								
Pending Capital Projects												
Contingency for Other Projects												
D RTS Debt Service	\$150,000											
Current OS Long Term Debt	\$1,142,889	\$1,120,158	\$1,051,628	\$844,537	\$652,053	\$616,140	\$603,876	\$591,101	\$181,913	\$136,856	\$132,475	\$128,025
Approved Projects Debt Pending	\$207,111	\$196,475	\$190,175	\$183,875	\$177,575	\$171,275	\$164,975	\$158,675	\$152,375	\$141,075		
Pending Capital Projects		\$40,000	\$135,500	\$374,550	\$562,800	\$600,525	\$631,050	\$684,038	\$666,388	\$648,738	\$631,088	\$613,438
Contingency for Other Projects	(\$0)	\$43,367	\$72,697	\$97,038	\$107,572	\$112,060	\$100,099	\$116,186	\$549,325	\$623,331	\$786,438	\$808,538
E Sewer Debt Service	\$1,350,000	\$1,400,000	\$1,450,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,550,000	\$1,550,000	\$1,550,000	\$1,550,000	\$1,550,000
Current OS Long Term Debt	\$1,396,147	\$1,063,268	\$894,385	\$882,088	\$733,838	\$722,225	\$718,869	\$709,638	\$159,300	\$173,656	\$167,500	\$161,244
Approved Projects Debt Pending	\$132,599	\$366,058	\$467,213	\$163,213	\$157,750	\$152,288	\$146,825	\$141,363	\$135,900	\$130,438	\$124,975	\$99,513
Pending Capital Projects			\$60,000	\$222,100	\$475,000	\$463,750	\$452,500	\$441,250	\$430,000	\$418,750	\$407,500	\$396,250
Contingency for Other Projects	\$21,254	\$120,675	\$128,403	\$282,600	\$183,412	\$211,738	\$231,806	\$257,250	\$824,800	\$827,156	\$850,025	\$892,994
F Water Debt Service	\$1,550,000											
Current OS Long Term Debt	\$12,447,889	\$11,515,704	\$10,548,347	\$9,817,946	\$8,778,466	\$8,346,711	\$7,844,054	\$7,610,439	\$6,407,958	\$5,263,069	\$5,092,066	\$4,928,394
Approved Projects Debt Pending	\$1,424,430	\$2,449,813	\$3,295,038	\$2,850,950	\$2,670,725	\$2,589,538	\$2,508,350	\$2,427,163	\$2,345,975	\$2,259,788	\$2,043,825	\$1,948,938
Pending Capital Projects		\$40,000	\$668,000	\$1,675,900	\$2,375,190	\$2,651,405	\$2,911,420	\$2,839,798	\$2,612,588	\$2,639,828	\$2,665,168	\$2,688,508
Schedule D-6		\$110,000	\$290,000	\$360,000	\$959,400	\$2,341,568	\$4,328,418	\$5,356,000	\$5,672,800	\$5,511,600	\$5,350,400	\$5,189,200
Contingency for Other Projects	\$21,254	\$311,139	\$476,292	\$543,452	\$462,888	\$658,026	\$942,775	\$1,314,608	\$2,737,527	\$3,012,050	\$3,383,110	\$3,643,991
G Total (A+B+C+D+E+F)	\$13,893,572	\$14,426,655	\$15,277,676	\$15,248,248	\$15,246,669	\$16,587,247	\$18,535,017	\$19,548,006	\$19,776,848	\$18,686,333	\$18,534,568	\$18,399,030

Discussion Only

**Town of Needham
Facility Financing Summary**

**Scenario A
Detail**

July 13, 2011

For Discussion Only

Discussion Only
Facility Financing Summary
 Revenue & Ratios

FY 2012 - FY 2023 (Schedule R) Scenario A

Description	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
General Fund Within the Levy Receipts	\$89,032,005	\$91,702,965	\$94,454,054	\$97,287,676	\$100,206,306	\$103,212,495	\$106,308,870	\$109,498,136	\$112,783,080	\$116,166,573	\$119,651,570	\$123,241,117
Cherry Sheet	\$8,536,977	\$8,750,401	\$8,969,161	\$9,193,390	\$9,423,225	\$9,658,806	\$9,900,276	\$10,147,783	\$10,401,478	\$10,661,514	\$10,928,052	\$11,201,254
Local Receipts	\$6,972,000	\$7,250,880	\$7,540,915	\$7,842,552	\$8,156,254	\$8,482,504	\$8,821,804	\$9,174,676	\$9,541,663	\$9,923,330	\$10,320,263	\$10,733,074
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
A General Fund Receipts	\$104,540,982	\$107,704,247	\$110,964,131	\$114,323,618	\$117,785,785	\$121,353,805	\$125,030,950	\$128,820,595	\$132,726,221	\$136,751,417	\$140,899,885	\$145,175,444
General Fund Excluded Debt	\$6,631,092	\$6,750,837	\$7,251,493	\$7,053,263	\$6,919,781	\$8,121,062	\$9,921,874	\$10,731,182	\$10,802,014	\$9,548,134	\$9,222,318	\$8,902,548
MSBA Payments	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381
Other Amounts to Offset Debt Exclusion	\$45,802	\$10,931	\$9,766	\$8,532	\$7,269	\$6,006	\$4,738	\$3,462	\$2,167	\$1,328	\$957	\$578
B Revenue Dedicated for Excluded Debt	\$7,422,275	\$7,507,149	\$8,006,640	\$7,807,176	\$7,672,431	\$8,872,449	\$10,671,993	\$11,480,025	\$11,549,563	\$10,294,844	\$9,968,656	\$9,648,506
CPA Surcharge	\$1,625,000	\$1,673,750	\$1,723,963	\$1,775,681	\$1,828,952	\$1,883,820	\$1,940,335	\$1,998,545	\$2,058,501	\$2,120,256	\$2,183,864	\$2,249,380
CPA State Match	\$315,000	\$321,750	\$331,403	\$341,345	\$351,585	\$362,132	\$372,996	\$384,186	\$395,712	\$407,583	\$419,811	\$432,405
State's % match of the prior year CPA surcharge	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%
C CPA Receipts	\$1,940,000	\$1,995,500	\$2,055,365	\$2,117,026	\$2,180,537	\$2,245,953	\$2,313,331	\$2,382,731	\$2,454,213	\$2,527,840	\$2,603,675	\$2,681,785
RTS Receipts	\$1,491,568	\$1,506,484	\$1,521,549	\$1,536,764	\$1,552,132	\$1,567,653	\$1,583,329	\$1,599,163	\$1,615,154	\$1,631,306	\$1,647,619	\$1,664,095
Sewer Receipts	\$7,689,535	\$7,766,430	\$7,844,095	\$7,922,536	\$8,001,761	\$8,081,779	\$8,162,596	\$8,244,222	\$8,326,665	\$8,409,931	\$8,494,030	\$8,578,971
Water Receipts	\$5,143,880	\$5,195,319	\$5,247,272	\$5,299,745	\$5,352,742	\$5,406,270	\$5,460,332	\$5,514,936	\$5,570,085	\$5,625,786	\$5,682,044	\$5,738,864
D Enterprise Fund Receipts	\$14,324,983	\$14,468,233	\$14,612,915	\$14,759,044	\$14,906,635	\$15,055,701	\$15,206,258	\$15,358,321	\$15,511,904	\$15,667,023	\$15,823,693	\$15,981,930
E Total Revenue (A+B+C+D)	\$128,228,240	\$131,675,128	\$135,639,051	\$139,006,865	\$142,545,388	\$147,527,908	\$152,222,533	\$158,041,673	\$162,741,901	\$165,741,123	\$169,295,910	\$173,487,666
F Total Debt Service (Schedule D-2)	\$13,893,572	\$14,388,264	\$15,198,136	\$15,124,622	\$15,075,892	\$16,366,076	\$18,260,034	\$19,215,612	\$19,383,249	\$18,227,536	\$18,006,368	\$17,797,001
G1 Debt Service % of Total Revenue (E/F)	10.8%	10.9%	11.2%	10.9%	10.6%	11.1%	11.9%	12.2%	11.9%	11.0%	10.6%	10.3%
G2 Debt Service % of Total Revenue excluding MSBA	10.3%	10.4%	10.7%	10.4%	10.1%	10.6%	11.5%	11.7%	11.5%	10.6%	10.2%	9.9%
H General Fund Revenue Within the Levy	\$104,540,982	\$107,704,247	\$110,964,131	\$114,323,618	\$117,785,785	\$121,353,805	\$125,030,950	\$128,820,595	\$132,726,221	\$136,751,417	\$140,899,885	\$145,175,444
I GF Debt within the Levy	\$3,421,297	\$3,231,127	\$3,328,924	\$3,429,709	\$3,533,574	\$3,640,614	\$3,750,929	\$3,864,618	\$3,981,787	\$4,102,543	\$4,226,997	\$4,355,263
J GF Debt Service % of GF Receipts (I/H)	3.0%											

Discussion Only
 Facility Financing Summary
 General Fund Revenue & Ratios
 FY 2012 - FY 2023 (Schedule G) Scenario A

Description	FY 2012 - Budget	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
1 General Fund Receipts	\$104,540,982	\$107,704,247	\$110,964,131	\$114,323,618	\$117,785,785	\$121,353,805	\$125,030,950	\$128,820,595	\$132,726,221	\$136,751,417	\$140,899,865	\$145,175,444
Total General Fund Debt Service Within the Levy Limit (Current)	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$968,056	\$749,052	\$431,422	\$421,706	\$411,283	\$376,563	\$368,719	\$358,388
A Debt Service % of General Fund Revenue (A/I)	2.3%	2.0%	1.5%	1.2%	0.8%	0.6%	0.3%	0.3%	0.3%	0.3%	0.3%	0.2%
Total General Fund Debt Service Within the Levy Limit (Approved Pending Issues)	\$3,121,297	\$3,036,092	\$2,392,781	\$2,016,107	\$1,598,056	\$1,361,552	\$1,026,422	\$999,206	\$971,283	\$921,063	\$893,719	\$865,888
D Debt Service % of General Fund Revenue (C/I)	3.0%	2.8%	2.2%	1.8%	1.4%	1.1%	0.8%	0.8%	0.7%	0.7%	0.6%	0.6%
Total General Fund Debt Service Within the Levy Limit (Current Recommendations)	\$3,121,297	\$3,036,092	\$2,752,281	\$2,852,107	\$2,550,656	\$2,599,752	\$2,537,222	\$2,499,606	\$2,391,783	\$2,510,663	\$2,504,419	\$2,496,688
F Debt Service % of General Fund Revenue (E/I)	3.0%	2.8%	2.5%	2.5%	2.2%	2.1%	2.0%	1.9%	1.8%	1.8%	1.8%	1.7%
Total General Fund Debt Service Within the Levy Limit (Senior Center \$8 million)	\$3,121,297	\$3,146,092	\$3,042,281	\$3,212,107	\$3,330,656	\$3,359,752	\$3,277,222	\$3,219,606	\$3,091,783	\$3,190,663	\$3,164,419	\$3,136,688
H Debt Service % of General Fund Revenue (G/I)	3.0%	2.9%	2.7%	2.8%	2.8%	2.8%	2.6%	2.5%	2.3%	2.3%	2.2%	2.2%

Discussion Only

Town of Needham
Approved Projects Debt Not Yet Issued
FY 2012 - FY 2023 (Schedule D-4) Scenario A

Description	Unissued Balance	Rate**	Years#	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	After 2023
^ General Fund Open Authorizations Including May the 2011 ATM Approvals	\$7,433,013	5.00%	20	716,162	895,000	717,500	647,500	630,000	612,500	595,000	577,500	560,000	542,500	525,000	507,500	3,439,000
A General Fund within the Levy Limit	\$716,162			\$716,162	\$895,000	\$717,500	\$647,500	\$630,000	\$612,500	\$595,000	\$577,500	\$560,000	\$542,500	\$525,000	\$507,500	\$3,439,000
Newman School (Multiple Issues)	\$12,450,000	6.00%	18	163,867	575,000	1,412,000	1,371,200	1,330,400	1,289,600	1,248,800	1,208,000	1,167,200	1,126,400	1,085,600	1,044,800	6,849,600
Other Debt Service		V		133,001	125,000											
B General Fund Debt Excluded	\$296,868			\$296,868	\$700,000	\$1,412,000	\$1,371,200	\$1,330,400	\$1,289,600	\$1,248,800	\$1,208,000	\$1,167,200	\$1,126,400	\$1,085,600	\$1,044,800	\$6,849,600
^ Town Hall (Series II)	\$3,700,000	6.00%	18	16,040	253,500	420,950	401,000	389,000	377,000	365,000	353,000	341,000	329,000	317,000	305,000	1,958,000
C CPA Debt Service	\$16,040			\$16,040	\$253,500	\$420,950	\$401,000	\$389,000	\$377,000	\$365,000	\$353,000	\$341,000	\$329,000	\$317,000	\$305,000	\$1,958,000
^ RTS Open Authorizations Including May the 2011 ATM Approvals	\$283,000	5.00%	4	55,650	57,800	104,500	99,750									
D RTS Debt Service	\$55,650			\$55,650	\$57,800	\$104,500	\$99,750									
^ Sewer Enterprise Open Authorizations Approved Prior to May 2011	\$1,416,870	5.00%	10	207,111	203,750	195,750	188,750	181,750	174,750	167,750	160,750	153,750	141,750			
E Sewer Debt Service	\$207,111			\$207,111	\$203,750	\$195,750	\$188,750	\$181,750	\$174,750	\$167,750	\$160,750	\$153,750	\$141,750			
^ Water Enterprises Open Authorizations Approved Prior to May 2011	\$1,700,294	5.00%	12	153,853	370,309	470,750	470,750	470,750	470,750	448,500	442,750	437,000	431,250	425,500	419,750	
F Water Debt Service	\$153,853			\$153,853	\$370,309	\$470,750	\$470,750	\$470,750	\$470,750	\$448,500	\$442,750	\$437,000	\$431,250	\$425,500	\$419,750	
G Total	\$1,445,664			\$1,445,664	\$2,479,359	\$3,321,450	\$2,873,950	\$2,691,150	\$2,608,100	\$2,525,050	\$2,442,000	\$2,358,950	\$2,270,900	\$2,187,850	\$2,104,750	\$1,921,237,600

*Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short term interest, debt paydowns, and bond amortization P&I

Discussion Only

Town of Needham

Future Projects (tentative)

FY 2012 - FY 2023 (Schedule D-5) Scenario A

Description	Amount	Rate **	Years #	TM	FY	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Pollard School Repairs/Upgrades	\$1,100,000	5.00%	6	2012	2013			22,000	275,000	264,000	253,000	242,000	231,000				
Fire Apparatus Replacement (E-3 Quint)	\$750,000	5.00%	5	2013	2014			187,500	180,000	172,500	165,000	157,500					
DPW Remove Snow Trailer and Add Eight Bays	\$580,000	5.00%	10	2013	2014				87,000	84,100	81,200	78,300	75,400	72,500	69,600	66,700	63,800
Roadway Infrastructure Program	\$600,000	5.00%	5	2012	2013			150,000	144,000	138,000	132,000	126,000					
Roadway Infrastructure Program	\$600,000	5.00%	5	2013	2014				150,000	144,000	138,000	132,000	126,000				
Roadway Infrastructure Program	\$600,000	5.00%	5	2014	2015				150,000	144,000	138,000	132,000	126,000				
Roadway Infrastructure Program	\$1,300,000	5.00%	5	2015	2016				325,000	312,000	299,000	286,000	273,000				
Roadway Infrastructure Program	\$1,300,000	5.00%	5	2016	2017				325,000	312,000	299,000	286,000	273,000				
Roadway Infrastructure Program	\$1,300,000	5.00%	5	2017	2018				325,000	312,000	299,000	286,000	273,000				
Roadway Infrastructure Program	\$1,300,000	5.00%	5	2018	2019				325,000	312,000	299,000	286,000	273,000				
Roadway Infrastructure Program	\$1,400,000	5.00%	5	2019	2020				350,000	336,000	322,000	308,000	294,000	280,000	266,000	252,000	238,000
Roadway Infrastructure Program	\$1,400,000	5.00%	5	2020	2021				350,000	336,000	322,000	308,000	294,000	280,000	266,000	252,000	238,000
Roadway Infrastructure Program	\$1,400,000	5.00%	5	2021	2022				350,000	336,000	322,000	308,000	294,000	280,000	266,000	252,000	238,000
Roadway Infrastructure Program	\$1,400,000	5.00%	5	2022	2023				350,000	336,000	322,000	308,000	294,000	280,000	266,000	252,000	238,000
Roadway Infrastructure Program	\$1,400,000	5.00%	5	2023	2024				350,000	336,000	322,000	308,000	294,000	280,000	266,000	252,000	238,000
General Fund within the Levy Limit								\$359,500	\$836,000	\$952,600	\$1,238,200	\$1,510,800	\$1,500,400	\$1,420,500	\$1,589,600	\$1,610,700	\$1,630,800

Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only
 Town of Needham
 Future Projects (tentative)
 FY 2012 - FY 2023 (Schedule D-5) Scenario A

Description	Amount	Rate**	Years #	TM	FY	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Wastewater Pump Station Improvements Reservoir B	\$5,025,000	5.00%	22	2011	2012		40,000	135,500	399,500	497,000	484,250	471,500	458,750	446,000	433,250	420,500	407,750
Wastewater Pump Station Improvements Cooks Bridge	\$2,640,000	5.00%	22	2014	2015				100,000	139,200	161,200	251,750	245,250	238,750	232,250	225,750	
Sewer Debt Service							\$40,000	\$135,500	\$399,500	\$597,000	\$623,450	\$652,700	\$710,500	\$691,250	\$672,000	\$652,750	\$633,500
Water System Fire Flow Improvements	\$5,070,000	5.00%	22	2012	2013			40,000	171,400	500,000	487,500	475,000	462,500	450,000	437,500	425,000	412,500
Water Debt Service							\$40,000	\$171,400	\$500,000	\$487,500	\$475,000	\$462,500	\$450,000	\$437,500	\$425,000	\$412,500	
Total							\$40,000	\$535,000	\$1,406,900	\$2,049,600	\$2,349,150	\$2,638,500	\$2,673,400	\$2,561,750	\$2,699,100	\$2,688,450	\$2,676,800

#Inclusive of Notes and Bonds
 Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only

Town of Needham

Senior Center

FY 2012 - FY 2023 (Schedule D-6) Scenario A

Description	Amount	Rate **	Years#	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	After 2023
^ Senior Center at \$8,000,000	\$8,000,000	5.00%	22		\$110,000	\$290,000	\$360,000	\$780,000	\$760,000	\$740,000	\$720,000	\$700,000	\$680,000	\$660,000	\$640,000	\$5,720,000
General Fund within the Levy Limit				\$110,000	\$290,000	\$360,000	\$780,000	\$760,000	\$740,000	\$720,000	\$700,000	\$680,000	\$660,000	\$640,000	\$640,000	\$5,720,000
CPA Debt Service																
^ Mitchell School (No MSBA)	\$24,433,400	6.00%	22				\$198,400	\$1,488,668	\$2,106,000	\$2,501,000	\$2,430,500	\$2,360,000	\$2,289,500	\$2,219,000	\$2,148,500	\$23,438,500
^ Hillside School Project (No MSBA)	\$24,970,900	6.00%	22					\$110,900	\$1,499,418	\$2,151,000	\$2,557,300	\$2,485,600	\$2,413,900	\$2,342,200	\$2,270,700	\$26,529,000
General Fund Debt Excluded							\$198,400	\$1,599,568	\$3,605,418	\$4,652,000	\$4,987,800	\$4,845,600	\$4,703,400	\$4,561,200	\$4,419,000	\$49,967,500
Total				\$110,000	\$290,000	\$360,000	\$978,400	\$2,359,568	\$4,345,418	\$5,373,000	\$5,687,800	\$5,525,600	\$5,363,400	\$5,201,200	\$5,051,500	\$55,687,500

Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

**Town of Needham
Facility Financing Summary**

**Scenario B
Detail**

July 13, 2011

For Discussion Only

Discussion Only
Facility Financing Summary

Revenue & Ratios
FY 2012 - FY 2023 (Schedule R) Scenario B

Description	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
General Fund Within the Levy Receipts	\$89,032,005	\$91,702,965	\$94,454,054	\$97,287,676	\$100,206,306	\$103,212,495	\$106,308,870	\$109,498,136	\$112,783,080	\$116,166,573	\$119,651,570	\$123,241,117
Cherry Sheet	\$8,536,977	\$8,750,401	\$8,969,161	\$9,193,390	\$9,423,225	\$9,658,806	\$9,900,276	\$10,147,783	\$10,401,478	\$10,661,514	\$10,928,052	\$11,201,254
Local Receipts	\$6,972,000	\$7,250,880	\$7,540,915	\$7,842,552	\$8,156,254	\$8,482,504	\$8,821,804	\$9,174,676	\$9,541,663	\$9,923,330	\$10,320,263	\$10,733,074
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
A General Fund Receipts	\$104,540,982	\$107,704,247	\$110,964,131	\$114,323,618	\$117,785,785	\$121,353,805	\$125,030,950	\$128,820,595	\$132,726,221	\$136,751,417	\$140,899,885	\$145,175,444
General Fund Excluded Debt	\$6,631,092	\$6,750,837	\$7,251,493	\$7,053,263	\$6,919,781	\$6,121,062	\$9,921,874	\$10,731,182	\$10,802,014	\$9,548,134	\$9,222,318	\$8,902,548
MSBA Payments	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381
Other Amounts to Offset Debt Exclusion	\$45,802	\$10,931	\$9,766	\$8,532	\$7,269	\$6,006	\$4,738	\$3,462	\$2,167	\$1,328	\$957	\$578
B Revenue Dedicated for Excluded Debt	\$7,422,275	\$7,507,149	\$8,006,640	\$7,807,176	\$7,672,431	\$6,872,449	\$10,671,993	\$11,480,025	\$11,549,563	\$10,294,844	\$9,968,656	\$9,648,506
CPA Surcharge	\$1,625,000	\$1,673,750	\$1,723,963	\$1,775,681	\$1,828,952	\$1,883,820	\$1,940,335	\$1,998,545	\$2,058,501	\$2,120,256	\$2,183,864	\$2,249,380
CPA State Match	\$315,000	\$321,750	\$331,403	\$341,345	\$351,585	\$362,132	\$372,996	\$384,166	\$395,712	\$407,583	\$419,811	\$432,405
State's % match of the prior year CPA surcharge	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%
C CPA Receipts	\$1,940,000	\$1,995,500	\$2,055,365	\$2,117,026	\$2,180,537	\$2,245,953	\$2,313,331	\$2,382,731	\$2,454,213	\$2,527,840	\$2,603,675	\$2,681,785
RTS Receipts	\$1,491,568	\$1,506,484	\$1,521,549	\$1,536,764	\$1,552,132	\$1,567,653	\$1,583,329	\$1,599,163	\$1,615,154	\$1,631,306	\$1,647,619	\$1,664,095
Sewer Receipts	\$7,689,535	\$7,766,430	\$7,844,095	\$7,922,536	\$8,001,761	\$8,081,779	\$8,162,596	\$8,244,222	\$8,326,665	\$8,409,931	\$8,494,030	\$8,578,971
Water Receipts	\$5,143,880	\$5,195,319	\$5,247,272	\$5,299,745	\$5,352,742	\$5,406,270	\$5,460,332	\$5,514,936	\$5,570,085	\$5,625,786	\$5,682,044	\$5,738,864
D Enterprise Fund Receipts	\$14,324,983	\$14,468,233	\$14,612,915	\$14,759,044	\$14,906,635	\$15,055,701	\$15,206,258	\$15,358,321	\$15,511,904	\$15,667,023	\$15,823,693	\$15,981,930
E Total Revenue (A+B+C+D)	\$128,228,240	\$131,675,128	\$135,639,051	\$139,006,865	\$142,545,388	\$147,527,908	\$153,222,533	\$158,041,673	\$162,241,123	\$165,241,123	\$169,295,910	\$173,487,666
F Total Debt Service (Schedule D-2)	\$13,893,572	\$14,388,264	\$15,198,126	\$15,124,622	\$15,075,892	\$16,366,076	\$18,260,034	\$19,215,612	\$19,383,249	\$18,227,536	\$18,006,368	\$17,797,001
G1 Debt Service % of Total Revenue (E/F)	10.8%	10.9%	11.2%	10.9%	10.6%	11.1%	11.9%	12.2%	11.9%	11.0%	10.6%	10.3%
G2 Debt Service % of Total Revenue excluding MSBA	10.3%	10.4%	10.7%	10.4%	10.1%	10.6%	11.5%	11.7%	11.5%	10.6%	10.2%	9.9%
H General Fund Revenue Within the Levy	\$104,540,982	\$107,704,247	\$110,964,131	\$114,323,618	\$117,785,785	\$121,353,805	\$125,030,950	\$128,820,595	\$132,726,221	\$136,751,417	\$140,899,885	\$145,175,444
I GF Debt within the Levy	\$3,121,297	\$3,231,127	\$3,328,924	\$3,429,709	\$3,533,574	\$3,640,614	\$3,750,929	\$3,864,618	\$3,981,787	\$4,102,543	\$4,226,997	\$4,355,263
J GF Debt Service % of GF Receipts (I/H)	3.0%											

Discussion Only

Facility Financing Summary
General Fund Revenue & Ratios

FY 2012 - FY 2023 (Schedule G) Scenario B

Description	FY 2012 - Budget	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
1 General Fund Receipts	\$104,540,982	\$107,704,247	\$110,964,131	\$114,323,618	\$117,785,785	\$121,353,805	\$125,030,950	\$128,820,595	\$132,726,221	\$136,751,417	\$140,899,885	\$145,175,444
Total General Fund Debt Service Within the Levy Limit (Current)	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$968,056	\$749,052	\$431,422	\$421,706	\$411,263	\$378,563	\$368,719	\$358,388
Debt Service % of General Fund Revenue (A/1)	2.3%	2.0%	1.5%	1.2%	0.8%	0.6%	0.3%	0.3%	0.3%	0.3%	0.3%	0.2%
Total General Fund Debt Service Within the Levy Limit (Approved Pending Issues)	\$3,421,297	\$3,105,092	\$2,456,281	\$2,075,607	\$1,654,056	\$1,414,052	\$1,075,422	\$1,044,706	\$1,013,263	\$959,563	\$928,719	\$897,388
Debt Service % of General Fund Revenue (C/1)	3.0%	2.9%	2.2%	1.8%	1.4%	1.2%	0.9%	0.8%	0.8%	0.7%	0.7%	0.6%
Total General Fund Debt Service Within the Levy Limit (Current Recommendations)	\$3,421,297	\$3,105,092	\$2,987,681	\$3,225,207	\$3,062,376	\$3,066,692	\$2,957,982	\$2,798,786	\$2,555,483	\$2,547,883	\$2,560,759	\$2,570,748
Debt Service % of General Fund Revenue (E/1)	3.0%	2.9%	2.7%	2.8%	2.6%	2.5%	2.4%	2.2%	1.9%	1.9%	1.8%	1.8%
Total General Fund Debt Service Within the Levy Limit (Senior Center \$8 million)	\$3,421,297	\$3,225,092	\$3,327,681	\$3,585,207	\$3,918,376	\$3,898,692	\$3,765,982	\$3,582,786	\$3,315,483	\$3,283,883	\$3,272,759	\$3,258,748
Debt Service % of General Fund Revenue (G/1)	3.0%	3.0%	3.0%	3.1%	3.3%	3.2%	3.0%	2.8%	2.5%	2.4%	2.3%	2.2%

Discussion Only

Town of Needham
Approved Projects Debt Not Yet Issued
FY 2012 - FY 2023 (Schedule D-4) Scenario B

Description	Unissued Balance	Rate**	Years#	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	After 2023
A General Fund Open Authorizations Including May the 2011 ATM Approvals	\$7,433,013	6.00%	20	716,162	964,000	781,000	707,000	686,000	665,000	644,000	623,000	602,000	581,000	560,000	539,000	3,556,000
A General Fund within the Levy Limit				\$716,162	\$964,000	\$781,000	\$707,000	\$686,000	\$665,000	\$644,000	\$623,000	\$602,000	\$581,000	\$560,000	\$539,000	\$3,556,000
Newman School (Multiple Issues)	\$12,450,000	6.00%	18	163,867	575,000	1,412,000	1,371,200	1,330,400	1,289,600	1,248,800	1,208,000	1,167,200	1,126,400	1,085,600	1,044,800	6,849,600
Other Debt Service		V		133,001	125,000											
B General Fund Debt Excluded				\$296,868	\$700,000	\$1,412,000	\$1,371,200	\$1,330,400	\$1,289,600	\$1,248,800	\$1,208,000	\$1,167,200	\$1,126,400	\$1,085,600	\$1,044,800	\$6,849,600
A Town Hall (Series II)	\$3,700,000	6.00%	18	16,040	253,500	420,950	401,000	389,000	377,000	365,000	353,000	341,000	329,000	317,000	305,000	1,958,000
C CPA Debt Service				\$16,040	\$253,500	\$420,950	\$401,000	\$389,000	\$377,000	\$365,000	\$353,000	\$341,000	\$329,000	\$317,000	\$305,000	\$1,958,000
RTS Open Authorizations Including May the 2011 ATM Approvals	\$283,000	6.00%	4	55,650	60,160	106,400	100,700									
D RTS Debt Service				\$55,650	\$60,160	\$106,400	\$100,700									
Sewer Enterprise Open Authorizations Approved Prior to May 2011	\$1,416,870	6.00%	10	207,111	215,300	206,900	198,500	190,100	181,700	173,300	164,900	156,500	148,100	140,000	132,000	100,700
E Sewer Debt Service				\$207,111	\$215,300	\$206,900	\$198,500	\$190,100	\$181,700	\$173,300	\$164,900	\$156,500	\$148,100	\$140,000	\$132,000	\$100,700
Water Enterprise Open Authorizations Approved Prior to May 2011	\$1,700,294	6.00%	12	153,853	387,312	484,900	175,900	169,000	163,100	155,200	148,300	141,400	134,500	127,600	120,700	
F Water Debt Service				\$153,853	\$387,312	\$484,900	\$175,900	\$169,000	\$163,100	\$155,200	\$148,300	\$141,400	\$134,500	\$127,600	\$120,700	
G Total				\$1,445,664	\$2,580,272	\$3,412,150	\$2,954,300	\$2,764,500	\$2,675,400	\$2,586,300	\$2,497,200	\$2,408,100	\$2,314,000	\$2,220,200	\$2,127,600	\$12,363,600

** Rates prior to 2015 at 3% after 2015 at 4%; bonds are at the rate shown
Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only
Town of Needham
Future Projects (tentative)

FY 2012 - FY 2023 (Schedule D-5) Scenario B

Description	Amount	Rate **	Years #	TM	FY	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Pollard School Repairs/Upgrades	\$1,100,000	6.00%	6	2012	2013		33,000	286,000	272,800	272,800	259,600	246,400	233,200				
Fire Apparatus Replacement (E-3 Quint)	\$750,000	6.00%	5	2013	2014		195,000	186,000	177,000	168,000	159,000						
DPW Remove Snow Trailer and Add Eight Bays	\$580,000	6.00%	11	2013	2014		17,400	92,800	89,320	85,840	82,360	78,880	75,400	71,920	68,440	64,960	
Roadway Infrastructure Program	\$1,100,000	6.00%	5	2012	2013		286,000	272,800	259,600	246,400	233,200						
Roadway Infrastructure Program	\$1,200,000	6.00%	5	2013	2014		312,000	297,600	283,200	268,800	254,400						
Roadway Infrastructure Program	\$1,200,000	6.00%	5	2014	2015		312,000	297,600	283,200	268,800	254,400						
Roadway Infrastructure Program	\$1,200,000	6.00%	5	2015	2016		312,000	297,600	283,200	268,800	254,400						
Roadway Infrastructure Program	\$1,200,000	6.00%	5	2016	2017		312,000	297,600	283,200	268,800	254,400						
Roadway Infrastructure Program	\$1,300,000	6.00%	5	2017	2018		338,000	322,400	306,800	291,200	275,600						
Roadway Infrastructure Program	\$1,300,000	6.00%	5	2018	2019		338,000	322,400	306,800	291,200	275,600						
Roadway Infrastructure Program	\$1,400,000	6.00%	5	2019	2020		364,000	347,200	330,400	313,600	297,000						
Roadway Infrastructure Program	\$1,400,000	6.00%	5	2020	2021		364,000	347,200	330,400	313,600	297,000						
Roadway Infrastructure Program	\$1,400,000	6.00%	5	2021	2022		364,000	347,200	330,400	313,600	297,000						
Roadway Infrastructure Program	\$1,400,000	6.00%	5	2022	2023		364,000	347,200	330,400	313,600	297,000						
Roadway Infrastructure Program	\$1,400,000	6.00%	5	2023	2024		364,000	347,200	330,400	313,600	297,000						
General Fund within the Levy Limit							\$531,400	\$1,149,600	\$1,408,320	\$1,652,640	\$1,754,080	\$1,882,560	\$1,542,200	\$1,588,320	\$1,632,040	\$1,673,360	

** Notes prior to 2015 at 3% after 2015 at 4%; Bonds are at the rate shown
Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only
 Town of Needham
 Future Projects (tentative)
 FY 2012 - FY 2023 (Schedule D-S) Scenario B

Description	Amount	Rate **	Years #	TM	FY	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Wastewater Pump Station Improvements Reservoir B	\$5,025,000	6.00%	22	2011	2012		60,000	185,750	449,400	545,400	530,100	514,800	499,500	484,200	468,900	453,600	438,300
Wastewater Pump Station Improvements Cooks Bridge	\$2,640,000	6.00%	22	2014	2015				110,000	165,600	165,600	206,600	276,100	268,300	260,500	252,700	244,900
Sewer Debt Service							\$60,000	\$185,750	\$449,400	\$655,400	\$695,700	\$721,400	\$775,600	\$752,500	\$729,400	\$706,300	\$683,200
Water System Fire Flow Improvements	\$5,070,000	6.00%	22	2012	2013		80,000	272,800	272,800	550,000	535,000	520,000	505,000	490,000	475,000	460,000	445,000
Water Debt Service							\$80,000	\$272,800	\$550,000	\$535,000	\$520,000	\$505,000	\$490,000	\$475,000	\$460,000	\$445,000	
Total							\$60,000	\$797,150	\$1,871,800	\$2,613,720	\$2,883,340	\$3,123,960	\$3,034,680	\$2,784,700	\$2,792,720	\$2,796,340	\$2,801,560

** Noted prior to 2015 at 3% after 2015 at 4%; Bonds are at the rate shown
 # Inclusive of Notes and Bonds
 Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only

Town of Needham
Senior Center

FY 2012 - FY 2023 (Schedule D-6) Scenario B

Description	Amount	Rate **	Years#	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	After 2023
^ Senior Center at \$0,000,000	\$8,000,000	6.00%	22	\$0	\$120,000	\$340,000	\$360,000	\$856,000	\$832,000	\$808,000	\$784,000	\$760,000	\$736,000	\$712,000	\$688,000	\$5,984,000
General Fund within the Levy Limit	\$0			\$0	\$120,000	\$340,000	\$360,000	\$856,000	\$832,000	\$808,000	\$784,000	\$760,000	\$736,000	\$712,000	\$688,000	\$5,984,000
CPA Debt Service				\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
^ Mitchell School (No MSBA)	\$24,433,400	6.00%	22	\$0	\$0	\$0	\$0	\$198,400	\$1,488,668	\$2,106,000	\$2,501,000	\$2,430,500	\$2,360,000	\$2,289,500	\$2,219,000	\$23,438,500
^ Hillside School Project (No MSBA)	\$24,970,900	6.00%	22	\$0	\$0	\$0	\$0	\$0	\$110,900	\$1,499,418	\$2,151,000	\$2,557,300	\$2,485,600	\$2,413,900	\$2,342,200	\$26,529,000
General Fund Debt Excluded				\$0	\$0	\$0	\$0	\$198,400	\$1,599,568	\$3,605,418	\$4,652,000	\$4,987,800	\$4,845,600	\$4,703,400	\$4,561,200	\$49,967,500
Total				\$0	\$120,000	\$340,000	\$360,000	\$1,054,400	\$2,431,568	\$4,413,418	\$5,436,000	\$5,747,800	\$5,581,600	\$5,415,400	\$5,249,200	\$55,951,500

** Notes prior to 2015 at 3% after 2015 at 4%; Bonds are at the rate shown
Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only

**Town of Needham
Facility Financing Summary**

**Scenario C
Detail**

July 13, 2011

For Discussion Only

Discussion Only
 Facility Financing Summary
 Revenue & Ratios

FY 2012 - FY 2023 (Schedule R) Scenario C

Description	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
General Fund Within the Levy Receipts	\$89,032,005	\$91,702,965	\$94,454,054	\$97,287,676	\$100,206,306	\$103,212,495	\$106,308,870	\$109,498,136	\$112,783,080	\$116,166,573	\$119,651,570	\$123,241,117
Cherry Sheet	\$8,536,977	\$8,750,401	\$8,969,161	\$9,193,390	\$9,423,225	\$9,658,806	\$9,900,276	\$10,147,783	\$10,401,478	\$10,661,514	\$10,928,052	\$11,201,254
Local Receipts	\$6,972,000	\$7,250,880	\$7,540,915	\$7,842,552	\$8,156,254	\$8,482,504	\$8,821,804	\$9,174,676	\$9,541,663	\$9,923,330	\$10,320,263	\$10,733,074
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
A General Fund Receipts	\$104,540,982	\$107,704,247	\$110,964,131	\$114,323,618	\$117,785,785	\$121,353,805	\$125,030,950	\$128,820,595	\$132,726,221	\$136,751,417	\$140,899,885	\$145,175,444
General Fund Excluded Debt	\$6,631,092	\$6,750,837	\$7,251,493	\$7,053,263	\$6,919,781	\$8,121,062	\$9,921,874	\$10,731,182	\$10,802,014	\$9,548,134	\$9,222,318	\$8,902,548
MSBA Payments	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381
Other Amounts to Offset Debt Exclusion	\$45,802	\$10,931	\$9,766	\$6,532	\$7,269	\$6,006	\$4,738	\$3,462	\$2,167	\$1,328	\$957	\$578
B Revenue Dedicated for Excluded Debt	\$7,422,275	\$7,507,149	\$8,006,640	\$7,807,176	\$7,672,431	\$8,872,449	\$10,671,993	\$11,480,025	\$11,549,563	\$10,294,844	\$9,968,656	\$9,648,506
CPA Surcharge	\$1,625,000	\$1,673,750	\$1,723,963	\$1,775,681	\$1,828,952	\$1,883,820	\$1,940,335	\$1,998,545	\$2,058,501	\$2,120,256	\$2,183,864	\$2,249,380
CPA State Match	\$315,000	\$321,750	\$331,403	\$341,345	\$351,585	\$362,132	\$372,996	\$384,186	\$395,712	\$407,583	\$419,811	\$432,405
State's % match of the prior year CPA surcharge	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%
C CPA Receipts	\$1,940,000	\$1,995,500	\$2,055,365	\$2,117,026	\$2,180,537	\$2,245,953	\$2,313,331	\$2,382,731	\$2,454,213	\$2,527,840	\$2,603,675	\$2,681,785
RTS Receipts	\$1,491,568	\$1,506,484	\$1,521,549	\$1,536,764	\$1,552,132	\$1,567,653	\$1,583,329	\$1,599,163	\$1,615,154	\$1,631,306	\$1,647,619	\$1,664,095
Sewer Receipts	\$7,689,535	\$7,766,430	\$7,844,095	\$7,922,536	\$8,001,761	\$8,081,779	\$8,162,596	\$8,244,222	\$8,326,665	\$8,409,931	\$8,494,030	\$8,578,971
Water Receipts	\$5,143,880	\$5,195,319	\$5,247,272	\$5,299,745	\$5,352,742	\$5,406,270	\$5,460,332	\$5,514,936	\$5,570,085	\$5,625,786	\$5,682,044	\$5,738,864
D Enterprise Fund Receipts	\$14,324,983	\$14,468,233	\$14,612,915	\$14,759,044	\$14,906,635	\$15,055,701	\$15,206,258	\$15,358,321	\$15,511,904	\$15,667,023	\$15,823,693	\$15,981,930
E Total Revenue (A+B+C+D)	\$128,226,240	\$131,675,128	\$135,639,051	\$139,006,865	\$142,545,388	\$147,527,908	\$153,222,533	\$158,041,673	\$162,241,901	\$165,241,123	\$169,295,910	\$173,487,666
F Total Debt Service (Schedule D-2)	\$13,893,572	\$14,388,264	\$15,198,136	\$15,124,622	\$15,075,892	\$16,366,076	\$18,260,034	\$19,215,612	\$19,383,249	\$18,227,536	\$18,006,368	\$17,797,001
G1 Debt Service % of Total Revenue (E/F)	10.8%	10.9%	11.2%	10.9%	10.6%	11.1%	11.9%	12.2%	11.9%	11.0%	10.6%	10.3%
G2 Debt Service % of Total Revenue excluding MSBA	10.3%	10.4%	10.7%	10.4%	10.1%	10.6%	11.5%	11.7%	11.5%	10.6%	10.2%	9.9%
H General Fund Revenue Within the Levy	\$104,540,982	\$107,704,247	\$110,964,131	\$114,323,618	\$117,785,785	\$121,353,805	\$125,030,950	\$128,820,595	\$132,726,221	\$136,751,417	\$140,899,885	\$145,175,444
I GF Debt within the Levy	\$3,121,297	\$3,231,127	\$3,328,924	\$3,429,709	\$3,533,574	\$3,640,614	\$3,750,929	\$3,864,618	\$3,981,787	\$4,102,543	\$4,226,997	\$4,355,263
J GF Debt Service % of GF Receipts (I/H)	3.0%											

Discussion Only
Facility Financing Summary
General Fund Revenue & Ratios

FY 2012 - FY 2023 (Schedule G) Scenario C

Description	FY 2012 - Budget	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
1 General Fund Receipts	\$104,540,982	\$107,704,247	\$110,964,131	\$114,323,618	\$117,785,785	\$121,353,805	\$125,030,950	\$128,820,595	\$132,726,221	\$136,751,417	\$140,899,885	\$145,175,444
Total General Fund Debt Service Within the Levy Limit (Current)	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$968,056	\$749,052	\$431,422	\$421,706	\$411,283	\$376,563	\$368,719	\$358,388
B Debt Service % of General Fund Revenue (A/1)	2.3%	2.0%	1.5%	1.2%	0.8%	0.6%	0.3%	0.3%	0.3%	0.3%	0.3%	0.2%
Total General Fund Debt Service Within the Levy Limit (Approved Pending Issues)	\$3,121,297	\$3,036,092	\$2,392,781	\$2,016,107	\$1,598,056	\$1,361,552	\$1,026,422	\$999,206	\$971,283	\$921,063	\$893,719	\$865,888
D Debt Service % of General Fund Revenue (C/1)	3.0%	2.8%	2.2%	1.8%	1.4%	1.1%	0.8%	0.8%	0.7%	0.7%	0.6%	0.6%
Total General Fund Debt Service Within the Levy Limit (Current Recommendations)	\$3,121,297	\$3,036,092	\$2,752,281	\$2,852,107	\$2,550,656	\$2,599,752	\$2,537,222	\$2,499,606	\$2,391,783	\$2,510,663	\$2,504,419	\$2,496,688
F Debt Service % of General Fund Revenue (E/1)	3.0%	2.8%	2.5%	2.5%	2.2%	2.1%	2.0%	1.9%	1.8%	1.8%	1.8%	1.7%
Total General Fund Debt Service Within the Levy Limit (Senior Center \$8 million)	\$3,121,297	\$3,146,092	\$3,042,281	\$3,212,107	\$3,330,656	\$3,359,752	\$3,277,222	\$3,219,606	\$3,091,783	\$3,190,663	\$3,164,419	\$3,136,688
H Debt Service % of General Fund Revenue (G/1)	3.0%	2.9%	2.7%	2.8%	2.8%	2.8%	2.6%	2.5%	2.3%	2.3%	2.2%	2.2%

Discussion Only

Town of Needham
Approved Projects Debt Not Yet Issued
FY 2012 - FY 2023 (Schedule D-4) Scenario C

Description	Unissued Balance	Rate**	Years#	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	After 2023
^ General Fund Open Authorizations Including May the 2011 ATM Approvals	\$7,433,013	5.00%	20	716,162	895,000	717,500	647,500	630,000	612,500	595,000	577,500	560,000	542,500	525,000	507,500	3,430,000
A General Fund within the Levy Limit	\$716,162	\$895,000	\$717,500	\$647,500	\$630,000	\$612,500	\$595,000	\$577,500	\$560,000	\$542,500	\$525,000	\$507,500	\$489,500	\$472,000	\$454,500	\$3,430,000
Newman School (Multiple Issues)	\$12,450,000	6.00%	18	163,867	575,000	1,412,000	1,371,200	1,330,400	1,289,600	1,248,800	1,208,000	1,167,200	1,126,400	1,085,600	1,044,800	6,849,600
Other Debt Service		V		133,001	125,000											
B General Fund Debt Excluded	\$296,868	\$700,000	\$1,412,000	\$1,371,200	\$1,330,400	\$1,289,600	\$1,248,800	\$1,208,000	\$1,167,200	\$1,126,400	\$1,085,600	\$1,044,800	\$1,004,000	\$963,200	\$922,400	\$6,849,600
^ Town Hall (Series II)	\$3,700,000	6.00%	18	16,040	253,500	420,950	401,000	389,000	377,000	365,000	353,000	341,000	329,000	317,000	305,000	1,958,000
C CPA Debt Service	\$16,040	\$253,500	\$420,950	\$401,000	\$389,000	\$377,000	\$365,000	\$353,000	\$341,000	\$329,000	\$317,000	\$305,000	\$293,000	\$281,000	\$269,000	\$1,958,000
^ RTS Open Authorizations including May the 2011 ATM Approvals	\$283,000	5.00%	4	95,650	57,600	104,500	99,750									
D RTS Debt Service	\$95,650	\$57,600	\$104,500	\$99,750												
^ Sewer Enterprise Open Authorizations Approved Prior to May 2011	\$1,416,870	5.00%	10	207,111	202,750	195,750	188,750	181,750	174,750	167,750	160,750	153,750	146,750	139,750	132,750	
E Sewer Debt Service	\$207,111	\$202,750	\$195,750	\$188,750	\$181,750	\$174,750	\$167,750	\$160,750	\$153,750	\$146,750	\$139,750	\$132,750	\$125,750	\$118,750	\$111,750	
^ Water Enterprise Open Authorizations Approved Prior to May 2011	\$1,700,294	5.00%	12	153,853	370,309	470,750	485,750	490,750	495,750	500,750	505,750	510,750	515,750	520,750	525,750	99,750
F Water Debt Service	\$153,853	\$370,309	\$470,750	\$485,750	\$490,750	\$495,750	\$500,750	\$505,750	\$510,750	\$515,750	\$520,750	\$525,750	\$530,750	\$535,750	\$540,750	\$99,750
G Total	\$1,445,684	\$2,479,359	\$3,321,450	\$2,873,950	\$2,691,150	\$2,608,100	\$2,525,050	\$2,442,000	\$2,358,950	\$2,276,900	\$2,194,850	\$2,112,800	\$2,030,750	\$1,948,700	\$1,866,650	\$11,237,600

Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short-term interest, note paydowns, and bond amortization P&I

Discussion Only
Town of Needham
Future Projects (tentative)

FY 2012 - FY 2023 (Schedule D-5) Scenario C

Description	Amount	Rate **	Years #	TM	FY	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	
Pollard School Repairs/Upgrades	\$1,100,000	5.00%	6		2012 2013			22,000	275,000	264,000	253,000	242,000	231,000					
Fire Apparatus Replacement (E-3 Quint)	\$750,000	5.00%	5		2013 2014			187,500	180,000	172,500	165,000	157,500						
DPW Remove Snow Trailer and Add Eight Bays	\$580,000	5.00%	10		2013 2014				87,000	84,100	81,200	78,300	75,400	72,500	69,600	66,700	63,800	
Roadway Infrastructure Program	\$600,000	5.00%	5		2012 2013			150,000	144,000	138,000	132,000	126,000						
Roadway Infrastructure Program	\$600,000	5.00%	5		2013 2014				150,000	144,000	138,000	132,000	126,000					
Roadway Infrastructure Program	\$600,000	5.00%	5		2014 2015				150,000	144,000	138,000	132,000	126,000					
Roadway Infrastructure Program	\$1,300,000	5.00%	5		2015 2016					325,000	312,000	299,000	286,000	273,000				
Roadway Infrastructure Program	\$1,300,000	5.00%	5		2016 2017						325,000	312,000	299,000	286,000	273,000			
Roadway Infrastructure Program	\$1,300,000	5.00%	5		2017 2018							325,000	312,000	299,000	286,000	273,000		
Roadway Infrastructure Program	\$1,300,000	5.00%	5		2018 2019								325,000	312,000	299,000	286,000	273,000	
Roadway Infrastructure Program	\$1,400,000	5.00%	5		2019 2020									325,000	312,000	299,000	286,000	
Roadway Infrastructure Program	\$1,400,000	5.00%	5		2020 2021										350,000	336,000	322,000	
Roadway Infrastructure Program	\$1,400,000	5.00%	5		2021 2022											350,000	336,000	322,000
Roadway Infrastructure Program	\$1,400,000	5.00%	5		2022 2023												350,000	336,000
Roadway Infrastructure Program	\$1,400,000	5.00%	5		2023 2024													350,000
General Fund within the Levy Limit								\$359,500	\$836,000	\$952,600	\$1,238,200	\$1,510,800	\$1,500,400	\$1,420,500	\$1,589,600	\$1,610,700	\$1,630,800	

#Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only
Town of Needham
Future Projects (tentative)

FY 2012 - FY 2023 (Schedule D-5) Scenario C

Description	Amount	Rate **	Years #	TM	FY	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Wastewater Pump Station Improvements Reservoir B	\$5,025,000	5.00%	22	2011	2012		40,000	135,500	399,500	497,000	484,250	471,500	458,750	446,000	433,250	420,500	407,750
Wastewater Pump Station Improvements Cooks Bridge	\$2,640,000	5.00%	22	2014	2015				100,000	139,200	139,200	181,200	251,750	245,250	238,750	232,250	225,750
Sewer Debt Service						\$40,000	\$135,500	\$399,500	\$597,000	\$623,450	\$652,700	\$710,500	\$691,250	\$672,000	\$652,750	\$633,500	
Water System Fire Flow Improvements	\$5,070,000	5.00%	22	2012	2013		40,000		171,400	500,000	487,500	475,000	462,500	450,000	437,500	425,000	412,500
Water Debt Service						\$40,000	\$171,400	\$500,000	\$487,500	\$475,000	\$462,500	\$450,000	\$437,500	\$425,000	\$412,500		
Total						\$40,000	\$525,000	\$1,406,900	\$2,049,600	\$2,349,150	\$2,638,500	\$2,673,400	\$2,561,750	\$2,699,100	\$2,668,450	\$2,676,800	

#Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only

Town of Needham
Senior Center

FY 2012 - FY 2023 (Schedule D-6) Scenario C

Description	Amount	Rate **	Years#	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	After 2023
^ Senior Center at \$8,000,000	\$8,000,000	5.00%	22		\$110,000	\$290,000	\$360,000	\$780,000	\$760,000	\$740,000	\$720,000	\$700,000	\$680,000	\$660,000	\$640,000	\$5,720,000
Special Project at \$2,000,000	\$2,000,000	5.00%	20		\$40,000	\$210,000	\$199,500	\$194,250	\$189,000	\$183,750	\$178,500	\$173,250	\$168,000	\$162,750	\$157,500	\$1,161,250
General Fund within the Levy Limit				\$150,000	\$500,000	\$500,000	\$559,500	\$974,250	\$949,000	\$923,750	\$898,500	\$873,250	\$848,000	\$822,750	\$797,500	\$6,901,250
CPA Debt Service																
^ Mitchell School (No MSBA)	\$24,433,400	6.00%	22				\$198,400	\$1,488,668	\$2,106,000	\$2,501,000	\$2,430,500	\$2,360,000	\$2,289,500	\$2,219,000	\$2,148,500	\$23,438,500
^ Hillside School Project (No MSBA)	\$24,970,900	6.00%	22					\$110,900	\$1,499,418	\$2,151,000	\$2,557,300	\$2,485,600	\$2,415,900	\$2,342,200	\$2,268,700	\$26,529,000
General Fund Debt Excluded							\$198,400	\$1,599,568	\$3,605,418	\$4,652,000	\$4,987,800	\$4,845,600	\$4,703,400	\$4,561,200	\$4,419,700	\$49,967,500
Total				\$150,000	\$500,000	\$500,000	\$559,500	\$1,172,650	\$2,548,568	\$4,529,168	\$5,550,500	\$5,861,050	\$5,693,600	\$5,526,150	\$5,358,700	\$56,868,750

Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&L

**Town of Needham
Facility Financing Summary**

**Scenario D
Detail**

July 13, 2011

For Discussion Only

Discussion Only

Facility Financing Summary

Revenue & Ratios

FY 2012 - FY 2023 (Schedule R) Scenario D

Description	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
General Fund Within the Levy Receipts	\$89,032,005	\$92,815,865	\$96,760,539	\$100,872,862	\$105,159,959	\$109,629,257	\$114,288,501	\$119,145,762	\$124,209,457	\$129,488,359	\$134,991,614	\$140,728,758
Cherry Sheet	\$6,536,977	\$6,899,799	\$9,278,040	\$9,672,357	\$10,083,432	\$10,511,978	\$10,956,737	\$11,424,483	\$11,910,024	\$12,416,200	\$12,943,888	\$13,494,003
Local Receipts	\$6,972,000	\$7,268,310	\$7,577,213	\$7,899,245	\$8,234,963	\$8,584,949	\$8,949,809	\$9,330,176	\$9,726,708	\$10,140,093	\$10,571,047	\$11,020,317
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
A General Fund Receipts	\$104,540,982	\$108,983,974	\$113,615,793	\$118,444,464	\$123,478,354	\$128,726,184	\$134,197,046	\$139,900,421	\$145,846,189	\$152,044,652	\$158,506,549	\$165,243,078
General Fund Excluded Debt	\$6,631,092	\$6,750,837	\$7,251,493	\$7,053,263	\$6,919,781	\$8,121,062	\$9,921,874	\$10,731,182	\$10,802,014	\$9,548,134	\$9,222,318	\$8,902,548
MSBA Payments	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381	\$745,381
Other Amounts to Offset Debt Exclusion	\$45,802	\$10,931	\$9,766	\$8,532	\$7,269	\$6,006	\$4,738	\$3,462	\$2,167	\$1,328	\$957	\$578
B Revenue Dedicated for Excluded Debt	\$7,422,275	\$7,507,149	\$8,006,640	\$7,807,176	\$7,672,431	\$9,872,449	\$10,671,993	\$11,480,025	\$11,549,563	\$10,294,844	\$9,968,656	\$9,648,506
CPA Surcharge	\$1,625,000	\$1,694,063	\$1,766,060	\$1,841,118	\$1,919,365	\$2,000,938	\$2,085,978	\$2,174,652	\$2,267,054	\$2,363,404	\$2,463,849	\$2,568,562
CPA State Match	\$315,000	\$321,750	\$335,424	\$349,680	\$364,541	\$380,034	\$396,186	\$413,024	\$430,577	\$448,877	\$467,954	\$487,862
State's % match of the prior year CPA surcharge	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%	20.00%
C CPA Receipts	\$1,940,000	\$2,015,813	\$2,101,485	\$2,190,798	\$2,283,907	\$2,380,973	\$2,482,164	\$2,587,656	\$2,697,631	\$2,812,281	\$2,931,802	\$3,056,404
RTS Receipts	\$1,491,568	\$1,506,484	\$1,521,549	\$1,536,764	\$1,552,132	\$1,567,653	\$1,583,329	\$1,599,163	\$1,615,154	\$1,631,306	\$1,647,619	\$1,664,095
Sewer Receipts	\$7,889,535	\$7,766,430	\$7,844,095	\$7,922,536	\$8,001,761	\$8,081,779	\$8,162,596	\$8,244,222	\$8,326,665	\$8,409,931	\$8,494,030	\$8,578,971
Water Receipts	\$5,143,880	\$5,195,319	\$5,247,272	\$5,299,745	\$5,352,742	\$5,406,270	\$5,460,332	\$5,514,936	\$5,570,085	\$5,625,786	\$5,682,044	\$5,738,864
D Enterprise Fund Receipts	\$14,324,983	\$14,466,233	\$14,612,915	\$14,759,044	\$14,906,635	\$15,055,701	\$15,206,258	\$15,358,321	\$15,511,904	\$15,667,023	\$15,823,693	\$15,981,930
E Total Revenue (A+B+C+D)	\$128,228,240	\$132,975,168	\$138,336,832	\$143,201,482	\$148,341,326	\$153,035,306	\$158,557,451	\$163,926,422	\$169,168,799	\$174,187,799	\$179,123,701	\$183,929,918
F Total Debt Service (Schedule D-2)	\$13,893,572	\$14,426,655	\$15,277,676	\$15,248,248	\$15,246,669	\$16,587,247	\$18,535,017	\$19,568,006	\$19,776,848	\$18,686,333	\$18,834,568	\$18,399,030
G1 Debt Service % of Total Revenue (E/F)	10.8%	10.8%	11.0%	10.6%	10.3%	10.7%	11.4%	11.5%	11.3%	10.3%	9.9%	9.5%
G2 Debt Service % of Total Revenue excluding MSBA	10.3%	10.3%	10.6%	10.2%	9.8%	10.3%	11.0%	11.2%	10.9%	10.0%	9.5%	9.1%
H General Fund Revenue Within the Levy	\$104,540,982	\$108,983,974	\$113,615,793	\$118,444,464	\$123,478,354	\$128,726,184	\$134,197,046	\$139,900,421	\$145,846,189	\$152,044,652	\$158,506,549	\$165,243,078
I GF Debt within the Levy	\$3,121,297	\$3,269,519	\$3,408,474	\$3,553,334	\$3,704,351	\$3,861,786	\$4,025,911	\$4,197,013	\$4,375,386	\$4,561,340	\$4,755,196	\$4,957,292
J GF Debt Service % of GF Receipts (I/H)	3.0%											

Discussion Only
 Facility Financing Summary
 General Fund Revenue & Ratios
 FY 2012 - FY 2023 (Schedule G) Scenario D

Description	FY 2012 - Budget	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
1 General Fund Receipts	\$104,540,982	\$108,983,974	\$113,615,793	\$118,444,464	\$123,478,354	\$128,726,184	\$134,197,046	\$139,900,421	\$145,846,189	\$152,044,652	\$158,506,549	\$165,243,078
Total General Fund Debt Service Within the Levy Limit (Current)	\$2,405,135	\$2,141,092	\$1,675,281	\$1,368,607	\$968,056	\$749,052	\$431,422	\$421,706	\$411,283	\$378,563	\$368,719	\$358,388
Debt Service % of General Fund Revenue (A/1)	2.3%	2.0%	1.5%	1.2%	0.8%	0.6%	0.3%	0.3%	0.3%	0.2%	0.2%	0.2%
Total General Fund Debt Service Within the Levy Limit (Approved Pending Issues)	\$3,121,297	\$3,018,842	\$2,376,906	\$2,001,232	\$1,594,056	\$1,348,427	\$1,014,172	\$987,831	\$960,783	\$911,438	\$884,969	\$858,013
Debt Service % of General Fund Revenue (C/1)	3.0%	2.8%	2.1%	1.7%	1.3%	1.0%	0.8%	0.7%	0.7%	0.6%	0.6%	0.5%
Total General Fund Debt Service Within the Levy Limit (Current Recommendations)	\$3,121,297	\$3,018,842	\$2,849,406	\$3,080,482	\$2,921,446	\$2,935,557	\$2,842,042	\$2,702,341	\$2,476,983	\$2,483,778	\$2,511,549	\$2,536,833
Debt Service % of General Fund Revenue (E/1)	3.0%	2.8%	2.5%	2.6%	2.4%	2.3%	2.1%	1.9%	1.7%	1.6%	1.6%	1.5%
Total General Fund Debt Service Within the Levy Limit (Senior Center \$8 million)	\$3,121,297	\$3,128,842	\$3,139,406	\$3,440,482	\$3,682,446	\$3,677,557	\$3,565,042	\$3,406,341	\$3,161,983	\$3,149,778	\$3,156,549	\$3,164,833
Debt Service % of General Fund Revenue (G/1)	3.0%	2.9%	2.8%	2.9%	3.0%	2.9%	2.7%	2.4%	2.2%	2.1%	2.0%	1.9%

Discussion Only

Town of Needham
Approved Projects Debt Not Yet Issued
FY 2012 - FY 2023 (Schedule D-4) Scenario D

Description	Unissued Balance	Rate**	Years#	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	After 2023
^ General Fund Open Authorizations including May the 2011 ATM Approvals	\$7,433,013	4.75%	20	716,162	877,750	701,625	632,625	616,000	599,375	582,750	566,125	549,500	532,875	516,250	499,625	3,368,500
A General Fund within the Levy Limit				\$716,162	\$877,750	\$701,625	\$632,625	\$616,000	\$599,375	\$582,750	\$566,125	\$549,500	\$532,875	\$516,250	\$499,625	\$3,368,500
Newman School (Multiple Issues)	\$12,450,000	6.00%	18	163,867	575,000	1,412,000	1,371,200	1,330,400	1,289,600	1,248,800	1,208,000	1,167,200	1,126,400	1,085,600	1,044,800	6,849,600
Other Debt Service		V		133,001	125,000											
B General Fund Debt Excluded				\$296,868	\$700,000	\$1,412,000	\$1,371,200	\$1,330,400	\$1,289,600	\$1,248,800	\$1,208,000	\$1,167,200	\$1,126,400	\$1,085,600	\$1,044,800	\$6,849,600
^ Town Hall (Series II)	\$3,700,000	6.00%	18	16,040	253,500	420,950	401,000	389,000	377,000	365,000	353,000	341,000	329,000	317,000	305,000	1,958,000
C CPA Debt Service				\$16,040	\$253,500	\$420,950	\$401,000	\$389,000	\$377,000	\$365,000	\$353,000	\$341,000	\$329,000	\$317,000	\$305,000	\$1,958,000
^ RTS Open Authorizations including May the 2011 ATM Approvals	\$283,000	4.25%	4	55,650	56,030	103,075	99,038									
D RTS Debt Service				\$55,650	\$56,030	\$103,075	\$99,038									
^ Sewer Enterprise Open Authorizations Approved Prior to May 2011	\$1,416,870	4.50%	10	207,111	196,475	190,175	193,875	177,575	171,275	164,975	158,675	152,375	141,075			
E Sewer Debt Service				\$207,111	\$196,475	\$190,175	\$193,875	\$177,575	\$171,275	\$164,975	\$158,675	\$152,375	\$141,075			
^ Water Enterprise Open Authorizations Approved Prior to May 2011	\$1,700,294	4.75%	12	132,599	366,058	467,213	463,213	457,750	452,288	446,825	441,363	435,900	430,438	424,975	419,513	
F Water Debt Service				\$132,599	\$366,058	\$467,213	\$463,213	\$457,750	\$452,288	\$446,825	\$441,363	\$435,900	\$430,438	\$424,975	\$419,513	
G Total				\$1,434,430	\$2,449,813	\$3,295,038	\$2,850,950	\$2,670,725	\$2,589,538	\$2,508,350	\$2,427,163	\$2,345,975	\$2,259,788	\$2,174,825	\$2,093,825	\$12,206,100

Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only

Town of Needham
Future Projects (tentative)

FY 2012 - FY 2023 (Schedule D-5) Scenario D

Description	Amount	Rate **	Years #	TM	FY	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Pollard School Repairs/Upgrades	\$1,100,000	4.25%	6	2012	2013		22,000	266,750	257,400	248,050	238,700	229,350					
Fire Apparatus Replacement (E-3 Quint)	\$750,000	4.50%	5	2013	2014		183,750	177,000	170,250	163,500	156,750						
D/W Remove Snow Trailer and Add Eight Bays	\$580,000	4.50%	11	2013	2014			84,100	81,490	78,880	76,270	73,660	71,050	68,440	65,830	63,220	
Roadway Infrastructure Program	\$1,100,000	4.25%	5	2012	2013		266,750	257,400	248,050	238,700	229,350						
Roadway Infrastructure Program	\$1,200,000	4.50%	5	2013	2014			294,000	283,200	272,400	261,600	250,800					
Roadway Infrastructure Program	\$1,200,000	4.75%	5	2014	2015			297,000	285,600	274,200	262,800	251,400					
Roadway Infrastructure Program	\$1,200,000	5.00%	5	2015	2016				300,000	288,000	276,000	264,000	252,000				
Roadway Infrastructure Program	\$1,200,000	5.25%	5	2016	2017					303,000	290,400	277,800	265,200	252,600			
Roadway Infrastructure Program	\$1,300,000	5.50%	5	2017	2018						331,500	317,200	302,900	288,600	274,300		
Roadway Infrastructure Program	\$1,300,000	5.75%	5	2018	2019							334,750	319,800	304,850	289,900		
Roadway Infrastructure Program	\$1,400,000	6.00%	5	2019	2020								364,000	347,200	330,400		
Roadway Infrastructure Program	\$1,400,000	6.25%	5	2020	2021										367,500	350,000	
Roadway Infrastructure Program	\$1,400,000	6.50%	5	2021	2022												371,000
Roadway Infrastructure Program	\$1,400,000	6.50%	5	2022	2023												
Roadway Infrastructure Program	\$1,400,000	6.50%	5	2023	2024												
General Fund within the Levy Limit							\$472,500	\$1,079,250	\$1,337,390	\$1,587,130	\$1,827,870	\$1,714,510	\$1,516,200	\$1,572,340	\$1,626,580	\$1,678,820	

Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only

Town of Needham

Future Projects (tentative)

FY 2012 - FY 2023 (Schedule D-5) Scenario D

Description	Amount	Rate **	Years #	TM	FY	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023
Wastewater Pump Station Improvements Reservoir B	\$5,025,000	4.50%	22	2011	2012		40,000	135,500	374,550	472,800	461,325	449,850	438,375	426,900	415,425	403,950	392,475
Wastewater Pump Station Improvements Cooke Bridge	\$2,640,000	4.75%	22	2014	2015				90,000		139,200	181,200	245,663	239,488	233,313	227,138	220,963
Sewer Debt Service						\$40,000	\$135,500	\$374,550	\$562,800	\$600,525	\$631,050	\$684,038	\$666,388	\$648,738	\$631,088	\$613,438	
Water System Fire Flow Improvements	\$5,070,000	4.50%	22	2012	2013		60,000	222,100	475,000	463,750	452,500	441,250	430,000	418,750	407,500	396,250	
Water Debt Service						\$60,000	\$222,100	\$475,000	\$463,750	\$452,500	\$441,250	\$430,000	\$418,750	\$407,500	\$396,250		
Total						\$40,000	\$668,000	\$1,675,900	\$2,375,190	\$2,651,405	\$2,911,420	\$2,839,798	\$2,612,588	\$2,665,168	\$2,688,508		

Inclusive of Notes and Bonds
Annual debt service amounts are inclusive of short term interest, note paydowns, and bond amortization P&I

Discussion Only

Town of Needham
Senior Center

FY 2012 - FY 2023 (Schedule D-6) Scenario D

Description	Amount	Rate **	Years#	FY 2012	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	After 2023
^ Senior Center at \$5,000,000	\$8,000,000	4.75%	22	\$0	\$110,000	\$290,000	\$360,000	\$761,000	\$742,000	\$723,000	\$704,000	\$695,000	\$666,000	\$647,000	\$628,000	\$5,654,000
General Fund within the Levy Limit	\$0			\$0	\$110,000	\$290,000	\$360,000	\$761,000	\$742,000	\$723,000	\$704,000	\$695,000	\$666,000	\$647,000	\$628,000	\$5,654,000
CPA Debt Service				\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
^ Mitchell School (No MSBA)	\$24,433,400	6.00%	22	\$0	\$0	\$0	\$0	\$198,400	\$1,488,668	\$2,106,000	\$2,501,000	\$2,430,500	\$2,360,000	\$2,289,500	\$2,219,000	\$23,438,500
^ Hillside School Project (No MSBA)	\$24,970,900	6.00%	22	\$0	\$0	\$0	\$0	\$0	\$110,900	\$1,499,418	\$2,151,000	\$2,557,300	\$2,485,600	\$2,413,900	\$2,342,200	\$26,529,000
General Fund Debt Excluded				\$0	\$0	\$0	\$0	\$198,400	\$1,599,568	\$3,605,418	\$4,652,000	\$4,987,800	\$4,845,600	\$4,703,400	\$4,561,200	\$49,967,500
Total				\$0	\$110,000	\$290,000	\$360,000	\$959,400	\$2,341,568	\$4,328,418	\$5,356,000	\$5,672,800	\$5,511,600	\$5,350,400	\$5,189,200	\$55,621,500

Board of Selectmen

AGENDA FACT SHEET for 7/26/2011

Agenda Item: Board of Selectmen Goal Review

Presenter(s): Board Discussion

1. BRIEF DESCRIPTION OF TOPIC TO BE DISCUSSED:

The Board will review proposed goals for fiscal year 2012. Final approval of the fiscal year 2012 goals is scheduled for August, 2011.

2. VOTE REQUIRED BY BOARD OF SELECTMEN: YES [NO] (circle one)

Discussion only

3. BACK UP INFORMATION ATTACHED:

a. Board of Selectmen Proposed Goals for Fiscal Year 2012

4. SIGN OFF/APPROVAL REQUIRED:

a.	Town Manager	yes	no	NA	_____
b.	Town Counsel	yes	no	NA	_____
c.	Finance Director	yes	no	NA	_____
d.	_____	yes	no	NA	_____

Disposition by BOS

Action taken: _____ **Present on future Agenda:** _____

Refer to/Inform: _____ **Report back to BOS on:** _____

FY2012 Board of Selectmen Proposed Goals

Revised 7/22/2011

- 1. Maximize the use of Town buildings and ensure that Town and school services are housed in buildings that provide suitable and effective environments.**
 - a. Ensure construction of a new Senior Center beginning in 2012
 - b. Participate in a plan for the renovation /reconstruction of the Hillside, Mitchell and Pollard Schools
 - c. Evaluate the condition and potential re-use, lease or sale of the Emery Grover Building
 - d. Evaluate the condition and potential re-use or lease of the Ridge Hill buildings

- 2. Continue efforts to maintain and improve the vitality and economic success of Needham Center.**
 - a. Participate in further review of Needham Center Zoning
 - b. Expand the amount and accessibility of surface parking in Needham Center
 - c. Improve the Needham Center streetscape and infrastructure
 - d. Evaluate and determine ways in which Powers Hall should be used to enhance Needham Center consistent with the operational requirements of Town government
 - e. Evaluate and, if warranted, make recommendations to Town Meeting and the voters regarding the retail sale of alcoholic beverages in Needham

- 3. Increase Needham's economic base through the development of the NEBC.**
 - a. Improve the streetscape and amend the dimensional requirements of the NEBC
 - b. Participate in evaluating options for further zoning revisions to improve the NEBC
 - c. Complete the preferred renovation of Highland Avenue from Webster Street to the Charles River (State highway)
 - d. Monitor implications of the add-a-lane project and assure that Needham's interests are addressed in the final design
 - e. Work to develop a consensus with Newton regarding transportation options along the Highland Avenue/Needham Street corridor

- 4. Continue working toward energy efficient and environmentally sound operations for both the Town and its residents and businesses.**
 - a. Evaluate participation in the Green Communities Program
 - b. Develop a plan for further improving energy efficiency in all Town buildings
 - c. Develop a policy for purchasing fuel efficient vehicles
 - d. Evaluate the generation of power through alternative or renewable energy sources

- 5. Maintain and develop amenities that contribute to the desirability of Needham as a place to live and work.**
 - a. Replace Greene's Field play structure

- b. Determine the feasibility of, and, if feasible, develop a proposal for a recreational rail trail from Needham Junction to the Dover line
- c. Evaluate the future of Rosemary Pool and its site, in cooperation with the Park and Recreation Commission.

6. Maintain and enhance the Town's Financial Sustainability

- a. Continue following successful financial policies and when necessary develop additional policies to enhance the financial sustainability of Needham
- b. Continue to implement current financial reserve policies

7. Evaluate the current role of the Board of Selectmen and determine if appropriate changes are necessary with respect to:

- a. The Town's budget process
- b. Other areas to be determined

Board of Selectmen

AGENDA FACT SHEET for 7/26/2011

Agenda Item: Committee Reports

Presenter(s): Board Discussion

1. BRIEF DESCRIPTION OF TOPIC TO BE DISCUSSED:

Board members will report on the progress and / or activities of their Committee assignments.

2. VOTE REQUIRED BY BOARD OF SELECTMEN: YES [NO] (circle one)

3. BACK UP INFORMATION ATTACHED:

None

4. SIGN OFF/APPROVAL REQUIRED:

a.	Town Manager	yes	no	NA	_____
b.	Town Counsel	yes	no	NA	_____
c.	Finance Director	yes	no	NA	_____
d.	_____	yes	no	NA	_____

Disposition by BOS

Action taken: _____ **Present on future Agenda:** _____

Refer to/Inform: _____ **Report back to BOS on:** _____

PROCLAMATION

WHEREAS: William Roberts “Bill” Day was raised by Robert and Dorothy Day, and has been a resident in good standing of the Town of Needham for over 65 years, and

WHEREAS: Bill Day graduated from Needham High School, during which time he attended the DeMolay Basketball Camp where, in honor of the Boston Celtics great Jim Loscutoff, he earned the nickname “Bombing Bill”; and

WHEREAS: Bill Day attended Eastern Michigan University, and graduated in 1969 from Boston State College with a major in Geography and Earth Science and a minor in Political Science; and

WHEREAS: Bill Day married Patricia Anne (Harrington) Day in 1970, and together they raised their four children in Needham – Timothy, Susanne, Lesley, and Carolyn; and

WHEREAS: Bill Day is a life-long Rotarian, and as such has participated in numerous acts of kindness and community service in our Town; and

WHEREAS: Bill Day has been instrumental in the success of many of Needham’s charitable endeavors, including most particularly the “Field of Dreams” renovation of Memorial and DeFazio Parks, the rescue of the “Old One-Room Schoolhouse,” and the recognition of the 2008 Needham High School Boy’s Hockey Team as State Champions; and

WHEREAS: Bill Day first began employment with the Needham Cooperative Bank Westwood Branch in 1977 and then worked in the Needham Branch (Main Office) beginning 1982, and has remained a faithful and diligent employee for over 34 years, during which he provided assistance to thousands of Needham residents and numerous Needham causes; and

WHEREAS: Bill Day truly lives by his favorite slogan – “and why should life all labor be.”

NOW THEREFORE, BE IT RESOLVED that the Board of Selectmen hereby declares July 13, 2011, William Roberts Day day in the Town of Needham, in recognition of the many business and civic accomplishments of William Roberts Day and we accord him hearty congratulations and best wishes for the many years ahead.

Signed the 26th day of July 2011

Maurice P. Handel, Chairman

Gerald A. Wasserman, Vice Chairman

Daniel P. Matthews, Clerk

John A. Bulian

James G. Healy



TOWN OF NEEDHAM

TOWN HALL
1471 Highland Avenue
Needham, MA 02492-2669

Office of the
BOARD OF SELECTMEN

TEL: (781) 455-7512
FAX: (781) 449-4569
TDD: (781) 455-7558

July 26, 2011

Barbara D. Searle, Chair
Wellesley Board of Selectmen
Wellesley Town Hall
525 Washington Street
Wellesley, MA 02482-5992

Dear Ms. Searle:

We would like to extend our sincere gratitude to the Wellesley Board of Selectmen for your involvement in our 4th of July parade. This year's parade was extraordinary in that it was also another opportunity to celebrate our 300th anniversary. The Town of Wellesley's participation in this event was a direct connection to our past history and a demonstration of the spirit of community that we share.

We are proud to have maintained a close relationship with our "formerly West Needham" neighbors. Re-enacting our Town Seal was very clever! We enjoyed your float and appreciate the thought and imagination that went into its creation.

Thanks again to the Wellesley Board of Selectmen for making this year's parade so special.

Very truly yours,

Needham Board of Selectmen



TOWN OF NEEDHAM

TOWN HALL
1471 Highland Avenue
Needham, MA 02492-2669

Office of the
BOARD OF SELECTMEN

TEL: (781) 455-7512
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July 26, 2011

Roy Switzler
Wellesley Celebrations Committee
Wellesley Town Hall
525 Washington Street
Wellesley, MA 02482-5992

Dear Mr. Switzler:

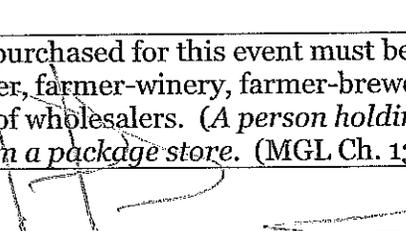
We would like to extend our sincere gratitude to the Wellesley Celebrations Committee for its involvement in our 4th of July parade. This year's parade was extraordinary in that it was also another opportunity to celebrate our 300th anniversary. The Town of Wellesley's participation in this event was a direct connection to our past history and a demonstration of the spirit of community that we share.

Stellar weather brought hundreds of residents out to enjoy the many floats and performances. Thanks again to the Wellesley Celebrations Committee for making this year's parade so special.

Very truly yours,

Needham Board of Selectmen

**ONE DAY SPECIAL LICENSE
TOWN OF NEEDHAM BOARD OF SELECTMEN
EVENT INFORMATION SHEET**
(Please complete and attach event flyer or other information.)

Event Manager Name (Name that will appear on license)	PAUL PASQUAROSA		
Event Manager Address			
Event Manager Phone Number			
Organization Representing (if applicable)	HACKING AROUND CLUB (H.A.C.)		
Is the organization (if applicable) you are representing non-profit? If so, please attach proof of non-profit status.	<input type="checkbox"/> Non-profit	<input checked="" type="checkbox"/> For profit	
	<input type="checkbox"/> Proof of non-profit status is attached	N/A	
	Form of Proof: _____		
Name of Event	HALLOWEEN BOO-BASH		
Date of Event	FRIDAY OCT. 28, 2011		
License is for Sale of:	<input checked="" type="checkbox"/> Wines & Malt Beverages Only <input type="checkbox"/> All Alcoholic Beverages (for non-profit groups only)		
Requested Time for Liquor License	FROM:	8:00 P.M.	TO: MIDNIGHT
Are tickets being sold in advance for this event?	<input checked="" type="checkbox"/> YES	\$ 25 /per ticket	<input type="checkbox"/> NO
Is there an admission fee for this event?	<input checked="" type="checkbox"/> YES	\$ 25 /per ticket	<input type="checkbox"/> NO
Are you using dues collected to purchase alcohol for this event?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
How many people are you expecting at this event?	125-150		
Name & address of event location. Please attach proof of permission to use this facility.			
VILLAGE CLUB - 83 MORTON ST. NEEDHAM, MA			
Who will be serving the alcohol to your guests? ERIC BRACELAND			
Bartenders and/or servers of alcohol, beer and/or wine must have completed in the past three years an appropriate Massachusetts alcoholic beverages server-training program. Please state below who will be serving alcohol, beer and/or wine and attach proof of their training (certificate). ERIC BRACELAND			
Please use the space below to describe the manner in which alcohol will be served to your guests. (For example, will guests be served alcohol or will they need to purchase it from the bar?) Please attach floorplan (can be hand drawn) of the event facility with liquor delivery plan. BEER & WINE ONLY - PURCHASED AT BAR.			
<input checked="" type="checkbox"/> I understand that the alcohol purchased for this event must be purchased from a licensed wholesaler/importer, manufacturer, farmer-winery, farmer-brewery or special permit holder and that I have received a current list of wholesalers. (A person holding a Section 14 license cannot purchase alcoholic beverages from a package store. (MGL Ch. 138, Sec 14, 23; 204 CMR 7.04))			
Event Manager Signature: 			Date: 5/11/11

CERTIFICATION NUMBER: 68878

ALCOHOL INTERVENTION METHODS
CERTIFIES:

Eric Braveland

EXPIRES:
OCT 31 2013

CAMPBELL TRENT
508-756-8542



THE ANNUAL HACKING AROUND CLUB

BOO BASH IS BACK !!

FRIDAY, OCTOBER 28TH

7:30-MIDNIGHT

THE VILLAGE CLUB IN NEEDHAM, MA

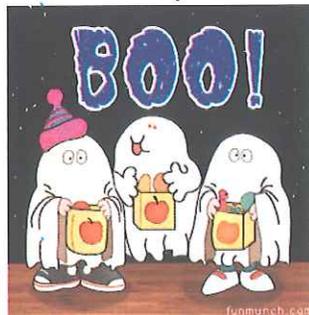
WEAR YOUR BEST SPOOKIE OUTFIT

CASH BAR

BEER, & WINE

BEST COSTUME PRIZES \$\$

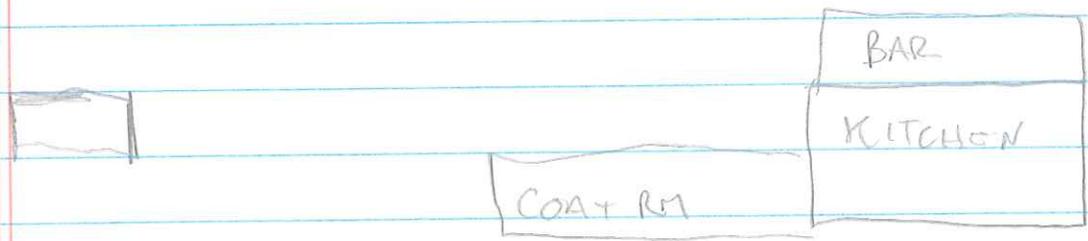
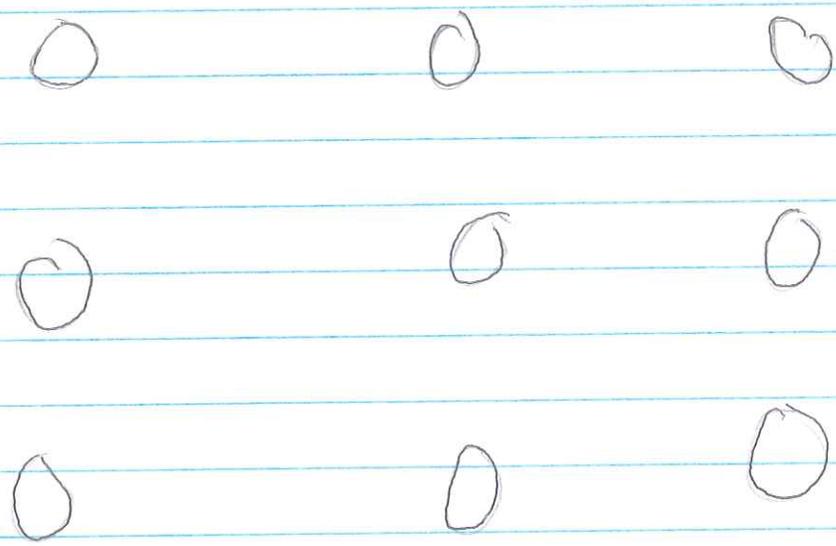
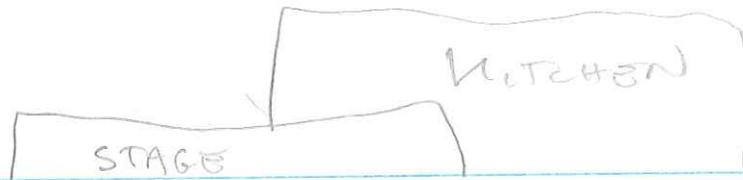
\$20.00 A HEAD / \$30.00 A COUPLE



SPACE IS LIMITED, RESERVE EARLY

FOR TICKETS CONTACT: PAUL PASQUAROSA

PPSQRSA@AOL.COM / 781.856.7672



VILLAGE HOUSE

Town of Needham
Water Sewer Billing System
Adjustment Form

DEPARTMENT OF PUBLIC WORKS

TO: TOWN TREASURER AND COLLECTOR
(cc: TOWN COMPTROLLER)

WHEREAS the appropriate divisions of the Department of Public Works have submitted to you the following commitment(s) on the dates listed below for the collection of water, sewer revenue and

WHEREAS certain inadvertent error(s) were made in said commitment(s), it is hereby requested that you abate these particular account(s) in the amount(s) stated below.

Water Sales:	-\$1,668.80
Water Irrigation:	-\$513.42
Water Service:	\$0.00
Sewer Sales:	-\$5,835.45
Transfer Station Charges:	\$0.00
Total Abatement:	-\$8,017.67

Order #: 1126

Read and Approved: 7/15/2011



DPW Office Manager

For the Board of Selectmen

Date: 7/26/2011



Director of Public Works

**Town of Needham
Water Sewer Billing System
Adjustment Form**

Prepared By:	Last Name	First Name	Customer ID#	Location ID#	Street Number	Street Name	Irrigation Water	Domestic Water	Sewer	Total	Reason	Corrected Last Read Y/N
PC	Magneson	Kristen	7115	3942	550	Great Plain Ave	\$0.00	-\$30.00	-\$67.20	-\$97.20	UE	N
PC	Wilcox	Allen	13605	180	19	Intervale Rd	\$0.00	-\$71.25	-\$159.60	-\$230.85	UE	N
PC	Weitzel	Richard	24189	18922	89	Locust Ln	\$0.00	-\$18.75	-\$178.60	-\$197.35	UE	N
PC	Treacy	Michael	34545	17968	77	CrestView Rd	\$0.00	-\$1,548.80	\$0.00	-\$1,548.80	Leak	N
PC	Oehikers	Peter	24017	5446	76	Gayland Rd	\$0.00	\$0.00	-\$894.65	-\$894.65	Leak	N
PC	Williams	Barbara	25313	1200	415	Great Plain Ave	-\$513.42	\$0.00	\$0.00	-\$513.42	MRE	N
PC	333 Reservoir St Trust		19083	9900	333	Reservoir St	\$0.00	\$0.00	-\$3,259.20	-\$3,259.20	Leak	N
PC	EV Realty Trust		30825	5178	56	Grant St	\$0.00	\$0.00	-\$825.85	-\$825.85	Leak	N
PC	George Associates		4387	17254	110	South St	\$0.00	\$0.00	-\$366.35	-\$366.35	Leak	N
PC	Ryan	Diane	28089	5072	208	Fair Oaks Pk	\$0.00	\$0.00	-\$84.00	-\$84.00	Leak	N

Total: -\$8,017.67

ALSO, LET THIS SERVE AS AUTHORIZATION TO ABATE ANY PENALTY OR INTEREST WHICH HAS ACCRUED DUE TO THE NON-PAYMENT OF AMOUNTS AS STATED ABOVE.

Legend:
O.I. = O.I. reading slower than inside meter causing large bill when inside meter is read.
O.E. Error = Over estimation was issued
Leak = Leak in house or at spicket that caused loss of water, with proof of repair
O.E. = High estimation of consumption to have customer respond to meter upgrade/exchange request
TWN = Town Project caused damage to private property
Equip = Equipment Malfunction
Prog. = Meters programmed incorrectly causing reading to be transferred incorrectly to billing system
UE = Under estimated during town wide estimate
P.F. = Pool Fill
M.R.E = Meter Reading Error
Billing = Steps were charged incorrectly
COA = Council On Aging

Town of Needham
Water Sewer Billing System
Adjustment Form

DEPARTMENT OF PUBLIC WORKS

TO: TOWN TREASURER AND COLLECTOR
(cc: TOWN COMPTROLLER)

WHEREAS the appropriate divisions of the Department of Public Works have submitted to you the following commitment(s) on the dates listed below for the collection of water, sewer revenue and

WHEREAS certain inadvertent error(s) were made in said commitment(s), it is hereby requested that you abate these particular account(s) in the amount(s) stated below.

Water Sales:	-\$38,346.00
Water Irrigation:	\$0.00
Water Service:	\$0.00
Sewer Sales:	-\$84,535.50
Transfer Station Charges:	\$0.00
Total Abatement:	-\$122,881.50

Order #: 1127

Read and Approved: 7/15/2011


DPW Office Manager

For the Board of Selectmen

Date: 7/26/2011


Director of Public Works

**Town of Needham
Water Sewer Billing System
Adjustment Form**

Prepared By: Last Name First Name Customer ID# Location ID# Street Number Street Name Irrigation Water Domestic Water Sewer Total Reason

PC Agostino Beth 29911 3432 14 Edgewood \$0.00 -\$38,346.00 -\$84,535.50 -\$122,881.50 M.R.E.

PC
PC
PC
PC
PC
PC
PC
PC
PC
PC

Total: -\$122,881.50

ALSO, LET THIS SERVE AS AUTHORIZATION TO ABATE ANY PENALTY OR INTEREST WHICH HAS ACCRUED DUE TO THE NON-PAYMENT OF AMOUNTS AS STATED ABOVE.

Legend:
 O.I. = O.I. reading slower than inside meter causing large bill when inside meter is read.
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 TWN = Town Project caused damage to private property
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 Billing = Steps were charged incorrectly
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Town of Needham
Water Sewer Billing System
Adjustment Form

DEPARTMENT OF PUBLIC WORKS

TO: TOWN TREASURER AND COLLECTOR
(cc: TOWN COMPTROLLER)

WHEREAS the appropriate divisions of the Department of Public Works have submitted to you the following commitment(s) on the dates listed below for the collection of water, sewer revenue and

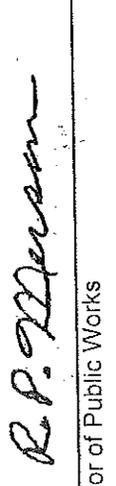
WHEREAS certain inadvertent error(s) were made in said commitment(s), it is hereby requested that you abate these particular account(s) in the amount(s) stated below.

Water Sales:	-\$334.95
Water Irrigation:	\$0.00
Water Service:	\$0.00
Sewer Sales:	-\$6,271.65
Transfer Station Charges:	\$0.00
Total Abatement:	-\$6,606.60

Order #: 1128

Read and Approved: 7/22/2011


DPW Office Manager


Director of Public Works

For the Board of Selectmen

Date: 7/26/2011

**Town of Needham
Water Sewer Billing System
Adjustment Form**

Prepared By:	Last Name	First Name	Customer ID#	Location ID#	Street Number	Street Name	Irrigation Water	Domestic Water	Sewer	Total	Reason	Corrected Last Read Y/N
PC	Chase	Candace	6693	16904	21	Powder House Cir	\$0.00	-\$189.20	-\$417.10	-\$606.30	UE	N
PC	Breeling	James	21793	8790	19	Nevada Rd	\$0.00	\$0.00	-\$100.80	-\$100.80	LEAK	N
PC	Curley	William	13427	1578	32	Lois Ln	\$0.00	\$0.00	-\$363.15	-\$363.15	LEAK	N
PC	Pimental	Richard	13471	1604	45	Enslin Rd	\$0.00	-\$40.00	-\$89.50	-\$129.50	UE	N
PC	McKeigue	Sandra	21793	8790	55	Dawson Dr	\$0.00	\$0.00	-\$4,388.75	-\$4,388.75	LEAK	N
PC	Kopikis	Alexis	21793	8790	7	Birchwood Rd	\$0.00	\$0.00	-\$293.95	-\$293.95	LEAK	N
PC	Lafaver	Frank	10403	3376	93	Brookline St	\$0.00	-\$105.75	-\$249.45	-\$355.20	COA	N
PC	Phan	Lawrence	7185	6264	727	Great Plain Ave	\$0.00	\$0.00	-\$368.95	-\$368.95	UEW	N

Total: -\$6,606.60

ALSO, LET THIS SERVE AS AUTHORIZATION TO ABATE ANY PENALTY OR INTEREST WHICH HAS ACCRUED DUE TO THE NON-PAYMENT OF AMOUNTS AS STATED ABOVE.

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Equip = Equipment Malfunction
Prog. = Meters programmed incorrectly causing reading to be transferred incorrectly to billing system
UE = Under estimated during town wide estimate
UEW = Unexplained water loss
P.F. = Pool Fill
M.R.E = Meter Reading Error
Billing = Steps were charged incorrectly
COA = Council On Aging

**Town of Needham
Board of Selectmen
Minutes for April 13, 2011
Needham Public Services Administration Building**

6:45 p.m. Informal Meeting with Citizens: No activity.

7:00 p.m. Call to Order:
A meeting of the Board of Selectmen was convened by Chairman John A. Bulian. Those present were Daniel P. Matthews, Maurice P. Handel, Gerald A. Wasserman, James Healy, Town Manager Kate Fitzpatrick, and Recording Secretary Mary Hunt.

Reorganization of the Board:
Tedi Eaton, Town Clerk, swore in the Elected Officials.

The Board accepted nominations for reorganization:

Motion by Mr. Wasserman that the Board of Selectmen vote to nominate Maurice P. Handel to serve as Chairman of the Town of Needham Board of Selectmen.

Unanimously approved 5-0.

Motion by Mr. Handel that the Board of Selectmen vote to nominate Gerald A. Wasserman to serve as Vice-Chairman of the Town of Needham Board of Selectmen.

Unanimously approved 5-0.

Motion by Mr. Wasserman that the Board of Selectmen vote to nominate Daniel P. Matthews to serve as Clerk of the Town of Needham Board of Selectmen.

Unanimously approved 5-0.

The Board repositioned itself and Mr. Handel took his place as Chairman.

Mr. Handel presented a plaque to Mr. Bulian expressing the Town's appreciation for his dedicated service while serving as Chairman of the Board of Selectmen.

Motion by Mr. Matthews that the Board of Selectmen vote to approve the Schedule of Meetings for the year.

May 10, 2011	August 16, 2011	November 22, 2011	February 28, 2012
May 24, 2011	September 13, 2011	December 6, 2011	March 13, 2012
June 14, 2011	September 27, 2011	December 20, 2011	March 27, 2012
June 28, 2011	October 11, 2011	January 10, 2012	April 3, 2012
July 19, 2011	October 25, 2011	January 24, 2012	April 11, 2012
	November 8, 2011	February 14, 2012	April 24, 2012

Mr. Wasserman requested the meeting scheduled for July 19, 2011 be changed to July 26, 2011.

Second: Mr. Bulian. Unanimously approved 5-0.

Motion by Mr. Matthews that the Board of Selectmen vote to appoint Sandy Cincotta to serve as Committee Secretary for the Town of Needham Board of Selectmen.

Second: Mr. Bulian. Unanimously approved 5-0.

Motion by Mr. Bulian that the Board of Selectmen vote to appoint Mary Hunt to serve as Recording Secretary for the Town of Needham Board of Selectmen.

Second: Mr. Wasserman. Unanimously approved 5-0.

7:05 p.m.

Introduce and Welcome Visitors from Pakistan:

Kate Fitzpatrick, Town Manager appeared before the Board to introduce and welcome Ms. Saira Atta and Ms. Iffat Malik, two local government professionals from Pakistan as part of the U.S./Pakistan Professional Partnership Program for Public Administrators. Ms. Fitzpatrick commented on the ambitious schedule stating Ms. Atta and Ms. Malik will tour departments and local sites, observing customer service agencies, meeting with local officials, and some cultural programming.

Mr. Handel welcomed Ms. Atta and Ms. Malik to Needham. He commented everyone will learn a great deal from them, as they will from the staff and employees in Needham.

Mr. Healy welcomed both Ms. Atta and Ms. Malik, and wished them the very best while staying in Needham.

Mr. Wasserman commented on the difficulties in Pakistan and said he respects the work they are doing in Pakistan. He welcomed them to Needham.

Mr. Matthews said he was very impressed with the level of professional accomplishment of both Ms. Atta and Ms. Malik. He commented he hopes they

learn during their trip, and if the Selectmen can be helpful to them to please let them know.

Mr. Bulian echoed the sentiments of the Selectmen.

Ms. Fitzpatrick asked Ms. Atta and Ms. Malik to explain the work they do in local government in Pakistan. Ms. Atta said she is the Director of Women's Development, working to foster women's empowerment, gender equality, gender discrimination, raising the education level of women, and combating domestic violence. She said life is difficult at the moment, but she is working to make improvements.

Ms. Malik said she is the Director of Finance and Administration for the Sindh Province Disaster Management Authority. She commented her position as Director began in 2009 and her responsibilities include conducting HR needs assessment and recruitment, maintaining and updating financial reporting, and budgeting. Ms. Malik said she was recently tasked with liaising with relevant agencies and dispatching relief supplies to flood-affected areas in Sindh. Ms. Malik said the floods of August 2009 washed away homes and schools. She commented the level of devastation and task is huge.

7:20 p.m.

Consent Agenda:

Motion by Mr. Bulian that the Board of Selectmen vote to approve the Consent Agenda and Appointments as presented.

CONSENT AGENDA

1.*	Approve minutes from March 22, 2011 Open Session and April 5, 2011 Executive Session meetings.
2.*	Water & Sewer Abatement Order No. 1122

Second: Mr. Wasserman. Unanimously approved 5-0.

7:20 p.m.

Introduction of Police Sergeant:

Tom Leary, Police Chief appeared before the Board to introduce newly promoted Police Sergeant Richard Forbes. Chief Leary said Sergeant Forbes, who joined the force in August 2005, grew up in Needham and comes from a police family. Mr. Handel congratulated Sergeant Forbes on his promotion. Mr. Matthews commented the police department is the "face of the Town" and thanked Sergeant Forbes for his work and wished him well in his new assignment.

7:25 p.m.

Kronish Fund Stock Transfer:

David Tobin, Town Counsel appeared before the Board to ask the Board to authorize the Town Manager to take action to ensure that certain shares of stock that were donated to the Needham School Department are legally transferred into the name of the Town.

Motion by Mr. Bulian that the Board vote to approve the following resolutions:

RESOLVED: That Kate Fitzpatrick, the duly appointed Town Manager of the Town of Needham, is hereby fully authorized and empowered to execute the Lost Securities Affidavit and Application issued and underwritten by SafeCo Insurance Company of America (Safeco Bond No. 5926165; Account No. C0000000850) for 700 shares of PAREXEL International Corp stock, Certificate Numbers: 00000491FBU and 00000374FBU, registered in the name MIRIAM E KRONISH FUND, and to make, execute and deliver all written instruments necessary or proper to effectuate this authority.

RESOLVED: That Kate Fitzpatrick, the duly appointed Town Manager of the Town of Needham, is hereby fully authorized and empowered to transfer the 700 shares of PAREXEL International Corp stock, previously registered in the name MIRIAM E KRONISH FUND, to a new account in the name of THE TOWN OF NEEDHAM, and to make, execute and deliver all written instruments necessary or proper to effectuate this authority.

Second: Mr. Wasserman. Unanimously approved 5-0.

7:30 p.m.

Street Acceptance for a portion of Booth Street
From Central Avenue to the 1964 Booth Street Acceptance
Hearing Continuance:

Richard P. Merson, DPW Director and Anthony Del Gaizo, Town Engineer appeared before the Board to continue the hearing from April 5, 2011. Mr. Merson said the DPW met with the neighborhood Thursday evening, April 7, 2011 to explain the process and answer questions.

Mr. Handel asked for additional public comments.

Christopher Fisichella, 37 Hill Street is in favor of fixing the road and interested in connecting into the storm drain system.

Mr. Matthews clarified the results of the project are not always perfect. He reiterated the 3 possible options in order to fix the road. He stated he is in favor of the Town taking over the project, but clarified that the Town will be in charge of the process. He commented there will be judgment calls, and does not want anyone to have expectations of the process that will not work out.

Motion by Mr. Bulian that the Board of Selectmen vote to close the public hearing.

Second: Mr. Wasserman. Unanimously approved 5-0.

Motion by Mr. Matthews that the Board vote to approve and sign the plan to lay out Booth Street Right-of-Way as shown on the plan entitled, Acceptance Plan of Booth Street from 1964 Booth Street, Acceptance to Central Avenue – a distance of 619 ft. +/- in Needham, Mass.

Second: Mr. Bulian. Unanimously approved 5-0.

7:35 p.m.

Needham 300/Revolutionary War Reenactment:

Gloria Greis, History Committee Chair, Needham Tercentennial and Ken Siegel, Commander, British Brigade appeared before the Board to discuss the Revolutionary War Battle Reenactment to be held during the weekend of May 21st and 22nd at Ridge Hill Reservation. Ms. Greis said the Tercentennial Committee is currently seeking agreement on a license for the use of the property from the Conservation Committee. Ms. Greis requested permission to use the portion of Ridge Hill under the jurisdiction of the Board of Selectmen during the event, and are meeting with representatives of the Park and Recreation, Conservation, Public Works, Public Facilities, Police, and Fire Departments to work out the logistics for the event.

Mr. Siegel explained to the Board the battle logistics for this event, and stated he has been planning and participating in events like this for more than 20 years.

Mr. Matthews asked whether the Conservation Commission has agreed to the planned events. Ms. Greis stated she believes the Conservation Commission is in agreement, but commented they will formally approve the plan at their meeting tomorrow.

Motion by Mr. Matthews that the Board vote to allow the Tercentennial Committee to use the portion of Ridge Hill Reservation under the jurisdiction of the Board of Selectmen for a Revolutionary War Battle Reenactment to be held on the weekend of May 21st and 22nd, subject to a license agreement to be approved by the Town Manager and Town Counsel.

Second: Mr. Bulian. Unanimously approved 5-0.

7:50 p.m.

Town Manager:

Kate Fitzpatrick, Town Manager appeared before the Board with 2 items to discuss:

1. Memorandum of Agreement, Needham Independent Public Employees Association/DPW:

Ms. Fitzpatrick stated the Town and the Needham Independent Public Employees Association/DPW have reached agreement on a contract extension for fiscal year 2011, and a three year agreement for fiscal years 2012, 2013, and 2014. She stated the contract extension in FY2011 and the contract year FY2012 provides for salary increases in FY2011 and FY2012. Ms. Fitzpatrick stated the base wage increases for FY2013 and 2014 are 2% and 2.5% respectively. The union, she

stated, voted in support of the agreement and she asked the Board for its official approval.

Motion by Mr. Wasserman that the Board approve the Memorandum of Agreement between the Town and the Needham Independent Public Employees Association/DPW dated April 13, 2011.

Second: Mr. Bulian. Approved 4-0. Mr. Healy abstained from the vote.

2. Annual and Special Town Meeting Articles:

The Board took positions on Annual and Special Town Meeting Warrant Articles.

2011 Annual Town Meeting Warrant Articles:

Motion by Mr. Bulian that the Board vote to support Article 3 – Non-Betterment Street Acceptance – Farley Pond Lane in the Annual Town Meeting Warrant.

Second: Mr. Wasserman. Unanimously approved 5-0.

Motion by Mr. Wasserman that the Board vote to support Article 4 – Layout of Great Plain Avenue in the Annual Town Meeting Warrant.

Second: Mr. Bulian. Unanimously approved 5-0.

Article 5 – Defer Action

Article 6 – Defer Action

Article 7 – Defer Action

Article 8 – Defer Action

Article 9 – Defer Action

Article 10 – Defer Action

Article 11 – Defer Action

Article 12 – Defer Action

Article 13 – Defer Action

Motion by Mr. Healy that the Board vote to support Article 14 – Establish Elected Officials’ Salaries in the Annual Town Meeting Warrant.

Second: Mr. Wasserman. Unanimously approved 5-0.

Article 15 – Defer Action

Motion by Mr. Bulian that the Board vote to support Article 16 – Fund Collective Bargaining Agreement – DPW/MLDC in the Annual Town Meeting Warrant.

Second: Mr. Matthews. Approved 4-0. Mr. Healy abstained from the vote.

Article 17 – Defer Action

Article 18 – Defer Action

Article 19 – Defer Action

Article 20 – Defer Action

Motion by Mr. Bulian that the Board vote to support Article 21 – Transfer of Budgetary Fund Balance in the Annual Town Meeting Warrant.

Second: Mr. Wasserman. Unanimously approved 5-0.

Motion by Mr. Bulian that the Board vote to support Article 22 – Accept Chapter 73, Section 4 of the Acts of 1986 in the Annual Town Meeting Warrant.

Second: Mr. Wasserman. Unanimously approved 5-0.

Motion by Mr. Wasserman that the Board vote to support Article 23 – Appropriate for Senior Corps in the Annual Town Meeting Warrant.

Second: Mr. Bulian. Unanimously approved 5-0.

Motion by Mr. Wasserman that the Board vote to support Article 24 – Appropriate for Needham Property Tax Assistance Program in the Annual Town Meeting Warrant.

Second: Mr. Bulian. Unanimously approved 5-0.

Article 25 – Defer Action

Article 26 – Defer Action

Article 27 – Defer Action

Article 28 – Defer Action

Motion by Mr. Healy that the Board vote to support Article 29 – Continue Departmental Revolving Funds in the Annual Town Meeting Warrant.

Second: Mr. Bulian. Unanimously approved 5-0.

Motion by Mr. Wasserman that the Board vote to support Article 30 – Authorization to Expend State Funds for Private Ways in the Annual Town Meeting Warrant.

Second: Mr. Bulian. Unanimously approved 5-0.

Motion by Mr. Bulian that the Board vote to support Article 31 – Appropriate for CPA Project – Home Energy Improvements in the Annual Town Meeting Warrant.

Second: Mr. Healy. Unanimously approved 5-0.

Motion by Mr. Bulian that the Board vote to support Article 32 – Appropriate for CPA Project – Linden/Chambers/High Rock Feasibility Design in the Annual Town Meeting Warrant.

Second: Mr. Wasserman. Approved 4-0. Mr. Healy abstained from the vote.

Motion by Mr. Wasserman that the Board vote to support Article 33 – Appropriate for CPA Project – Preservation of Historic Documents in the Annual Town Meeting Warrant.

Second: Mr. Bulian. Unanimously approved 5-0.

Motion by Mr. Bulian that the Board vote to support Article 34 – Appropriate to Community Preservation Fund in the Annual Town Meeting Warrant.

Second: Mr. Wasserman. Unanimously approved 5-0.

Motion by Mr. Bulian that the Board vote to support Article 35 – Rescind Debt Authorization in the Annual Town Meeting Warrant.

Second: Mr. Wasserman. Unanimously approved 5-0.

Article 36 – Defer Action

Motion by Mr. Bulian that the Board vote to support Article 37 – Appropriate for Fire Engine in the Annual Town Meeting Warrant.

Second: Mr. Wasserman. Unanimously approved 5-0.

Motion by Mr. Bulian that the Board vote to support Article 38 – Appropriate for Roof Repairs/Needham High School in the Annual Town Meeting Warrant.

Second: Mr. Wasserman. Unanimously approved 5-0.

Motion by Mr. Wasserman that the Board vote to support Article 39 – Appropriate for Public Works Infrastructure Program in the Annual Town Meeting Warrant.

Second: Mr. Bulian. Unanimously approved 5-0.

Motion by Mr. Bulian that the Board vote to support Article 40 – Appropriate for Feasibility Study of the Cricket Field Building in the Annual Town Meeting Warrant.

Second: Mr. Wasserman. Unanimously approved 5-0.

Motion by Mr. Bulian that the Board vote to support Article 41 – Appropriate for Booth Street Reconstruction in the Annual Town Meeting Warrant.

Second: Mr. Wasserman. Unanimously approved 5-0.

Motion by Mr. Wasserman that the Board vote to support Article 42 – Appropriate for RTS Construction Equipment in the Annual Town Meeting Warrant.

Second: Mr. Bulian. Unanimously approved 5-0.

Motion by Mr. Wasserman that the Board vote to support Article 43 – Appropriate for RTS Large Specialty Equipment in the Annual Town Meeting Warrant.

Second: Mr. Bulian. Unanimously approved 5-0.

Article 44 – Defer Action

Article 45 – Defer Action

Motion by Mr. Wasserman that the Board vote to support Article 46 – Appropriate for Workers Compensation Reserve Fund in the Annual Town Meeting Warrant.

Second: Mr. Bulian. Unanimously approved 5-0.

Article 47 – Defer Action

Article 48 – Defer Action

Article 49 – Defer Action

Article 50 – Defer Action

Special Town Meeting Warrant Articles:

Article 1 – Defer Action

Article 2 – Defer Action

Article 3 – Defer Action

Article 4 – Defer Action

Article 5 – Defer Action

Motion by Mr. Wasserman that the Board vote to support Article 6 – Appropriate for Engineering Study for Energy Upgrade in the Special Town Meeting Warrant.

Second: Mr. Bulian. Unanimously approved 5-0.

Motion by Mr. Bulian that the Board vote to support Article 7 – Appropriate for Payment of Unpaid Bills in the Special Town Meeting Warrant.

Second: Mr. Wasserman. Unanimously approved 5-0.

Motion by Mr. Wasserman that the Board vote to support Article 8 – Appropriate for Restoration of Charles River Well in the Special Town Meeting Warrant.

Second: Mr. Bulian. Unanimously approved 5-0.

8:25 p.m.

Board Discussion:

Mr. Healy commented on the recent 40B housing discussion, and asked for information on the 20% + profit made after the sale to a third party of the Cabot, Cabot, and Forbes property (Charles River Landing).

Mr. Healy commented on the fields at DeFazio and Memorial Park and the agreement reached with the former high school principal and athletic director to split the revenue from the ticketed events. Mr. Healy asked for discussion on this topic in the future.

Mr. Healy commented on construction of the senior center and asked the Selectmen for an expedited discussion on financing of the project.

8:30 p.m.

Adjourn:

Motion by Mr. Bulian that the Board of Selectmen vote to adjourn the Board of Selectmen meeting of April 13, 2011.

Second: Mr. Matthews. Unanimously approved 5-0.

**Town of Needham
Board of Selectmen
Minutes for June 14, 2011
Needham Public Services Administration Building**

- 6:45 p.m. Informal Meeting with Citizens: No Activity.
- 7:00 p.m. Call to Order:
A meeting of the Board of Selectmen was convened by Chairman Maurice P. Handel. Those present were Gerald A. Wasserman, Daniel P. Matthews, John A. Bulian, James G. Healy, Town Manager Kate Fitzpatrick, and Recording Secretary Mary Hunt.
- 7:00 p.m. Accept Proposed Precinct Boundaries:
Tedi Eaton, Town Clerk appeared before the Board to present proposed precinct map and boundaries. She asked the Board approve the re-precincting map, boundaries, and blocks. Mr. Wasserman clarified the re-districting is for voting purposes only, not for re-districting schools.
- Motion by Mr. Matthews that the Board approve the re-precincting map, boundaries, and blocks as presented by the Town Clerk.
Second: Mr. Wasserman. Unanimously approved 5-0.**
- 7:00 p.m. Council of Economic Advisors/Beer and Wine Evaluation:
Devra Bailin, Director of Economic Development, and Damon Borrelli, Member, CEA appeared before the Board to discuss the possibility of allowing the sale of wine and/or beer in Needham. Mr. Borelli gave a brief background on the issue and stated the CEA has received several inquiries from potential entrepreneurs interested in opening a beer and/or wine store in Needham. Mr. Borrelli said the CEA established a Beer/Wine Shop Subcommittee to determine whether there is public support for such uses. Mr. Borrelli asked for direction from the Board of Selectmen about the possibility of conducting a public opinion survey.
- Mr. Healy commented the Town is anxious to pursue any economic activity that may help the downtown area. He said the issue must be given to citizens for input, as it is a tough to gauge whether people want beer and/or wine shops in Town. He suggests holding a public hearing or gathering information through a questionnaire.
- Devra Bailin commented on the economic issues and said specialty beer and wine shops tend to attract other types of specialty food stores. Ms. Bailin pointed out that Needhamites who buy wine and beer spend their money in other towns, which does not benefit Needham.
- Mr. Matthews asked why the CEA decided to not use the statutory referendum process in favor of the home rule petition. Mr. Matthews said he feels the

statutory process is a better way to go and suggested the CEA hold a public hearing to determine whether the license should be beer/wine or all alcohol.

Mr. Bulian agreed with Mr. Matthews with respect to following the statutory guidelines. He commented most people in Town might support the issue but the process needs to be followed. He asked whether allowing supermarkets to sell beer and wine was being considered.

Mr. Wasserman commented on high end wine stores and how they draw people in from other towns. He also said he is not in favor of an unscientific survey, but believes hearing from residents is important.

Mr. Handel said it is important for the Selectmen to have information on the economic value of the alternatives for the Town of Needham.

Mr. Matthews suggested referring the matter to the Town Manager who can work with the CEA and Town Counsel, then report back to the Board of Selectmen at a later date.

7:30 p.m.

Facility Financing Plan Update and Consultation:

Kate Fitzpatrick, Town Manager and David Davison, Assistant Town Manager/Finance appeared before the Board to discuss the proposed update to the Town's Facility Financing Plan and options for financing the new Senior Center. Ms. Fitzpatrick said the goal tonight is to give a brief summary of the options identified for financing the new senior center and outline the changes in the Facility Financing Summary from the Summary presented in September 2010. Ms. Fitzpatrick reviewed the Facility Financing Summary. She outlined two possible options for financing the new senior center, including a debt exclusion override at approximately \$8 million or no debt exclusion override. Ms. Fitzpatrick discussed the variables for the project including interest rate assumptions, project costs, and fundraising.

Mr. Handel noted the next formal discussion on this matter will be at the July 26, 2011 Board of Selectmen meeting.

Mr. Wasserman commented on projects not yet approved and wanted to know if new projects would have funding. Mr. Wasserman stated he does not believe funding the construction of a senior center is a candidate for an override. He said funding the construction without an override looks doable, but is not an ideal plan.

Mr. Matthews commented the major decision to be made is whether to ask for levy funding or override funding. He prefers to fund the project within the levy, and feels it is important to make a decision at the July 26, 2011 meeting.

Mr. Healy commented on a letter received by Suzanne Hughes, Chair of the Council on Aging. He thanked the seniors in Town and members of the SCEC for

their support, and he is grateful to the Town Manager and the Finance Director for developing the plan. He said it is important that there not be any decrease to the scope of the project, as recommended by the SCEC. Mr. Healy commented the logical choice is to do the project without an override. He also mentioned several variables including the interest rate, project costs, fundraising, and the S&P rating.

Mr. Wasserman said residents need to understand that all of the previous projects financed by override are making it possible to construct a senior center without an override.

Consent Agenda and Appointments:

Motion by Mr. Bulian that the Board of Selectmen vote to accept the Consent Agenda as presented.

1.	Accept donation of 200 Hoodsie Ice Cream cups, and 200 spoons at a value of \$70.00 for the Memorial Day observation held on May 30, 2011 from Roche Brothers, Needham.				
2.	Accept \$ 1,000 donation made to the Needham Revitalization Trust Fund from Beth Israel Deaconess Hospital Needham Campus for the maintenance account-Symbols of Pride for Banners & Flags program.				
3.	Accept the following \$100 donation from Briarwood Healthcare Nursing Center received to the Needham Health Department's Domestic Violence Action Committee.				
4.	Approve request for One Day Special Wine & Malt Beverage license 7:00 pm to 11:30 pm from Robert Papetti for the Needham 300 Tercentennial Committee to hold the Highlandville Tavern on Friday, July 1, 2011 and Saturday, July 2, 2011 at The Village Club, 83 Morton Street, Needham.				
5.	Approve a request from the Public Health Department for a 20 (b) exemption to allow the following school employees to work as seasonal packers/drivers for The Traveling Meals program: Dawn O'Halloran, KASE Program at Newman School; Nancy Milliken, Food Manager at Eliot School; Catherine Murray, Broadmeadow School Cafeteria; and Gladys White, who occasionally works for the Town Clerk's Office.				
6.	Accept the following donations made to the Parks & Forestry Division of the Public Works Department: \$1,500 from Needham Little League for specialized park soil for Memorial Park's 90' diamond; and \$4,555 from the Needham High School Athletics for contractual services for installation of specialized park soil.				
7.	Approve May 4, 2011 and May 24, 2011 minutes.				
8.	Grant Permission for the following residents to hold a block party:				
	Name	Address	Party Location	Party Date	Party Rain Time

				Date	
Marie Shapiro	9Ardmore Road	End of Taylor and Ardmore	6/11/11	6/12/11	4-8pm
John Garnhum	25 Whiting Way	Whiting Way	6/12/11	6/26/11	2-5pm
Robert Klein	11 Andrea Circle	Andrea Circle	6/12/11		1-4:30pm
Jenny Berk	10 Hollow Ridge Road	Hollow Ridge Road	6/18/11		3:30-8pm
John Meade	46 Deerfield Rd	46 Deerfield	6/4/11		4:00-8pm
Ali Albrecht	300 Hillcrest Rd	300 Hillcrest	6/15/11		12:00pm-3:00pm
Bill Gallagher	48 Hawthorn Ave	Hawthorn Avenue and Sargent Avenue	9/10/11	9/11/11	3:00pm-8pm

Mr. Healy commented on the financial contributions made by Beth Isreal Deaconess Hospital, Roach Bros., and Needham Little League and thanked them for their support.

Second: Mr. Wasserman. Unanimously approved 5-0.

8:15 p.m.

Board Discussion:

1. Needham Center Zoning

The Board discussed its request that the Planning Board reevaluate the Needham Center Overlay District zoning, mindful of the concerns raised by the citizens' petitioners at the 2011 Annual Town Meeting.

Motion by Mr. Matthews that the Board approve and sign a letter to the Planning Board seeking re-study of the Needham Center Overlay District zoning, including the original economic assumptions, management of parking and traffic impacts, minimum lot size, and aesthetic issues.

Second: Mr. Wasserman. Unanimously approved 5-0.

2. Board of Selectmen Goal Setting Process

Ms. Fitzpatrick reminded the Board of the framework for the prior round of goal setting, and discussed the process for adoption of goals for the coming year(s). She asked the Board what process it wishes to use this year for setting its goals.

Mr. Wasserman suggested holding a workshop on goals. He is in favor of a shorter list of goals.

Mr. Healy suggests sending a letter to various Boards and Committees soliciting ideas for consideration for discussion by the Board of Selectmen. He feels it is the responsibility of the Selectmen to set the agenda and mission.

3. Town of Wellesley Invitation

Motion by Mr. Matthews that the Board of Selectmen approve and sign the letter of invitation to the Town of Wellesley to participate in the tercentennial celebration.

Second: Mr. Bulian. Unanimously approved 5-0.

8:25 p.m.

Executive Session –Exception 3:

Motion by Mr. Wasserman that the Board of Selectmen vote to enter into Executive Session under Exception 3 – to discuss strategy with respect to collective bargaining or litigation, if an open meeting may have a detrimental effect on the bargaining or litigating position of the public body and the chair so declares. Not to return to open session prior to adjournment.

Second: Mr. Bulian. Mr. Handel polled the Board. Unanimously approved 5-0.

(The meeting was adjourned at 9:00 pm.)