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City of Waltham  
Community Preservation Committee  
Waltham Community Preservation Funding Application Form CPA ~~BY: WWD@CPC~~  
Office

Name of Applicant (1) George Darcy, Councillor Ward 3  
Name of Co-Applicant, if applicable (1)  
Contact Name George Darcy  
Mailing Address 610 Main Street, Waltham MA 02452  
Daytime Phone (i.e. of Proposal Applicant) 781-266-8888  
Address of Proposal (or Assessor's Parcel ID) 385 Trapelo Road, Waltham MA  
CPA Category (circle all that apply): Open space  
CPA Funding Requested \$390,000  
Total Cost of Proposed Project \$390,000

**PROJECT DESCRIPTION:** Attach answers to the following questions. Applications will be returned as incomplete if all requested information is not provided. Include supporting materials as necessary.

See attached page.

Goals: What are the goals of the proposed project?

Community Need: Why is this project needed? Does it address needs identified in existing City plans?

Community Support: What is the nature and level of support for this project?

Include letters of support and any petitions.

Timeline: What is the schedule for project implantation? Include a timeline for all critical items for their completion.

Credentials: How will the experiences of the Applicant(s) contribute to the success of this project?

Success Factors: How will the success of this project be measured? Be specific.

Budget: What is the total budget for this project? How will the CPA funds portion be spent? All items of expenditure must be clearly identified and justified. Detail the hard and soft costs. Identify contingencies.

Other Funding: What additional funding sources are available, committed, or under consideration? Include commitment letters if available. Identify all sources of other funding which have been sought for this project and the status of the requests.

Maintenance: If ongoing maintenance is required for your project, how will it be funded?

(Note that CPA Funds may not be used for maintenance, but maintenance is an important consideration for all projects.)

**ADDITIONAL INFORMATION:** Provide the following additional information, as applicable.

**Documentation:** Provide written documentation that you have control over the site, such as Purchase and Sale Agreement, option, or deed.

**Construction or Rehabilitation:** <sup>(2)</sup> For projects with construction or rehabilitation, provide floor plans, elevations including the existing and proposed site plan(s), and any additional drawings or photographs which visually describe the project. **Zoning:** Provide evidence that the project is in compliance with the current City Zoning Ordinance as Amended, as well as all other laws and regulations. If zoning relief is required, note the parts of the proposal not in compliance with the Zoning Ordinance, and when an application will be made to the Zoning Board of Appeals.

**City Approvals:** Provide evidence that the appropriate City Boards and Commissions approve of the project. As an example, a project in a City park would require that the Recreation Board accept the project.

**Hazardous Materials:** Provide evidence that the proposed site is free of hazardous materials or that there is a plan for remediation in place.

**Professional Standards:** Provide evidence that appropriate professional standards will be followed if construction, restoration, or rehabilitation is proposed.

**Leveraged Additional Benefits:** Provide information indicating how this project can be used to achieve additional community benefits.

**Superscripted Notes:**

(1) **City Property:** If the proposal is located on City-owned land, either the Applicant or Co-Applicant must be the City Board, Commission or Department that has custody of the land.

(2) **Appraisals:** If the requested funds are for a real estate acquisition, an independent appraisal will be required which the Applicant will be required to fund. No funding decisions will be made without an independent appraisal. Additional appraisals may be required for final approval.

## **Goals**

The goal is for the city to acquire an approximately one-acre parcel of land located at 385 Trapelo Road. This parcel is completely surrounded by other protected open space parcels including the former Gaebler Hospital (~7 acres), the former Metropolitan State Hospital front lawn (~55 acres), the former Metropolitan State Hospital woodlands and current Massachusetts DCR reservation, and the Elsie Turner Park (~6 acres). All of these parcels, except the DCR reservation, are owned by the City of Waltham.

## **Community Need**

It would be prudent for the City to acquire the 385 Trapelo Road parcel to protect the open space corridor on the north side of Trapelo Road. This parcel is unique in that it lies directly in the middle of 4 other open space parcels. It is the only remaining unprotected open space parcel on the north side of Trapelo Road from Marguerite Avenue down to Porter Road.

Currently the surrounding parcels are used for conservation and recreation. Activities on the adjacent parcels include hiking, jogging, biking, cross-country skiing, and nature study. Development of this parcel would obstruct access between the protected parcels, increase noise, and diminish the open space continuum.

## **Community Support**

There is significant support in Ward 3 and North Waltham to acquire this parcel.

## **Timeline**

ASAP.

## **Success Factors**

Acquisition of this parcel will help complete an open space continuum along the north side of Trapelo Road from Lexington Street to the Belmont border.

## **Total Budget for this Project**

\$390,000

## **Other Funding**

None

## **Maintenance**

City will maintain the parcel upon acquisition.