

City of Waltham Massachusetts Community Preservation Act Historic, Open Space and Recreation Funding Application WCPA-1



APPLICANT INFORMATION

Name of Applicant ⁽¹⁾ City of Waltham

Name of Co-Applicant, if applicable ⁽¹⁾ _____

Contact Name Jeanette A. McCarthy, Mayor

Mailing Address 610 Main St., Waltham MA 02452

Daytime Phone (i.e. of Proposal Applicant) 781 314 3100

PROJECT BASICS

Address of Project (or Assessor's Parcel ID) Thompson Playground - 95 Charles St., Waltham, MA 02452
McDonald Playground - 8 Cutter St., Waltham, MA 02453

CPA Category (check all that apply):

- ☐ Open space
- ☐ Historic preservation
- ☒ Open space recreation
- ☐ Community Housing (You must also complete Application WCPA-2)

CPA Funding Requested \$2,811,096.79

Total Cost of Proposed Project \$3,246,096.79

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.

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: ⁽²⁾ 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 (Waltham Historical Commission for Historic, Conservation Commission for Open Space, Park & Recreation Board for Recreation, and Waltham Housing Authority for Community Housing). As an example, a project in a City park would require that the Park & 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.

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.

FOR COMMUNITY PRESERVATION COMMITTEE USE ONLY

Application received on 9-8-2020

Application received by Julie Toole

Date Project presented to CPC for Submission Acceptance Process 9-8-2020

Was Project accepted for Consideration? Yes

If accepted for Consideration, Project Public Hearing date 9-15-2020

Following meeting Date for decision to recommend for funding _____

Was project recommended for funding to the City Council? _____

Was project funded by the City Council? _____

If project funded by the City Council, for how much? _____

Date funding Contract signed with applicant _____

APPLICATION SUBMISSION REQUIREMENTS

Proposals for Community Preservation Act funding must be submitted using the City of Waltham's Application forms WCPA-1 and WCPA-2.

If the proposal is exclusively a community housing project, applicants must submit WCPA-2. If the proposal combines community housing with any other funding category, both WCPA-2 and the WCPA-1 must be submitted. Otherwise applicants can submit just WCPA-1.

All information requested on the application forms must be included with the proposal at the time of submission or it will not be accepted for consideration. Applications may not include any handwritten information.

Applications and all supporting documentation must be submitted as hardcopy with eleven (11) copies (including one unbound for reproduction) to the official mailing address as specified in Article VI. If an Application is recommended for funding by the CPC, then an additional 17 copies must be provided for use by the City Council.

Applicants are encouraged to include any maps, diagrams, and/or photographs pertaining to the project. Letters of support for the project from community organizations or other sources may also be submitted.

Applicants will also submit an electronic version of each and every document submitted in their application if available, either on CD or USB flash drive, preferably in Portable Document Format (PDF) or other commonly used file formats (eg. .doc, .docx, .xls, .xlsx, .jpeg).

Applicants should include actual quotes for project costs whenever possible. If not available, estimates may be used, provided the basis of the estimate is fully explained.

Applicants should pursue matching or supplemental funds from state, federal and/or private sources when available.

Applicants should detail who will be responsible for project implementation and management. Their relevant experience should be included in the narrative. Please be sure that project management costs have been included in the overall project budget.

Jannet A. McCarty
9/8/2020 Mayor

CITY OF WALTHAM

COMMUNITY PRESERVATION ACT

HISTORIC, OPEN SPACE AND RECREATION FUNDING APPLICATION WCPA -1 FOR MCDONALD PLAYGROUND & THOMPSON PLAYGROUND SITE IMPROVEMENT

PROJECT DESCRIPTION

GOALS

The community's overall goal for the proposed improvements to the McDonald and Thompson playgrounds is to invest in the City's existing infrastructure and activate these public spaces for greater use by all ages. Improvements at each playground will include new playground and fitness equipment, pedestrian access, site furnishings, ADA upgrades, and a multi-purpose athletic court.

The park renovation process has been a collaborative effort between the City of Waltham (including its elected and appointed officials), playground users, and neighborhood residents. The final design was presented to the Recreation Board for approval (see attached) and was in direct response to the public's visions, Ward City Councilor's cooperation and the Mayor's support for what the community desired.

The following list of park improvements will be implemented during the construction phase:

- Multi-use basketball/futsal courts
- New playground equipment (for children aged 5 to 12) and safety surfacing in defined play areas
- ADA-compliant walking paths (both on exterior and interior)
- Security lighting within interior of the park along the walking paths
- New splash pad areas
- New plantings throughout the sites (trees, shrubs, ornamental grasses and perennials)
- Fitness equipment (for adolescents and adults)
- New passive amenities including picnic tables, shade canopy (McDonald Playground only), pavilion (Thompson Playground only), park benches, solar trash receptacles, and fencing.

COMMUNITY NEED

The particular site lacks many current standards for park playgrounds and equipment, lacks upgraded requirements for ADA within open spaces and also has some safety concerns. The densely populated area causes many residents to still use the park, however its value is restricted to either basketball or the playground area(s) leaving the remainder of the parcel untouched and essentially unused. The recommended improvements also meet the Goals/Objectives of our community Open Space and Recreation Plan (OSRP) along with the Statewide Comprehensive Outdoor Recreation Plan (SCORP);

The proposed project would also implement objectives clearly defined within the City's 2015 - 2022 *Open Space & Recreation Plan*:

Open Space and Recreation Goals and Objectives (except from the full plan, attached)

Section	Goal	Objective	Page	Notes
8	2	2.1	53	Update existing playgrounds to include safety surfacing and upgraded facilities
8	3	3.1	53	Apply for Grants to fund preservation and upgrade facilities
8	4	4.1	53	Create accessible walking paths around existing open spaces and parks

Statewide Comprehensive Outdoor Recreation Plan (SCORP)

The following is how our project advances the Goals and Objectives (Chapter 5) in the Statewide Comprehensive Outdoor Recreation Plan. It can be found online at <http://www.mass.gov/eea/docs/eea/dcs/scorp-2012-final.pdf>.

The reconstruction will provide **increased availability of all types of trails for recreation**. The existing playground does NOT have any walking paths other than the perimeter sidewalks. With the addition of diagonal and perimeter paved walking paths, residents using the park will be able to walk, jog, or bike around and through the park without interfering with pedestrian sidewalk traffic.

The Southern District Neighborhood of Waltham, where both McDonald and Thompson Playground are located, is one of Waltham's most diverse neighborhoods. The parks are surrounded by residential structures making the investment in the playground reconstruction an investment which is **close to home for short visits**. The playgrounds are also easily accessible by neighbors and citizens taking part in activities at the Waltham Community Center, both of which are less than a mile away.

COMMUNITY SUPPORT

The design phase included an extensive public outreach process where a series of public input meetings were held at each of the parks and then the final design schemes for both parks were inputted on our Cities website for stake holders to vote on and provide feedback. All comments were considered with majority being included in each of the park's final designs (*renderings, plans, schematics attached*).

TIMELINE: ASAP

The project is currently in the final design stage with Plans being sent along to those various departments for review and comments. We hope to Bid both projects (provided the funding process goes smooth) this upcoming fall with construction potentially starting as early as Dec 20' (weather permitting).

CREDENTIALS

The City of Waltham's Recreation Department and Planning Department have several years of experience in successfully reconstructing parks and playgrounds throughout the City's diverse neighborhoods. These projects have not only upgraded equipment and facilities to meet contemporary park standards and ADA requirements but have also met the needs and desires of park users and all members of the community who offered comments and submitted requests. We feel the success of this project will be evident from the frequency of the playgrounds' utilization as well as the community's continued support of ongoing park reconstruction.

BUDGET

McDonald Playground Total	\$1,766,398.99
Thompson Playground Total	<u>\$1,479,697.80</u>
Total	\$3,246,096.79
Less CDBG Contribution	<u>\$ 435,000.00</u>
Balance of amount requested by CPA	\$2,811,096.79

(*Final cost estimates attached*)

OTHER FUNDING

Currently \$435,000 of Community Development Block Grant (CDBG) funding has been allocated and set aside for use in this construction. The design consulting services were previously funded with CDBG monies.

MAINTENANCE

Following completion of the project, all park maintenance and upkeep will fall under the direction and supervision of our Consolidated Public Works Department. All future maintenance falls within their CIP budget for Park Maintenance and upkeep.

DOCUMENTATION

Please see attached property deed for the property, boundary survey and locus map.

CONSTRUCTION OR REHABILITATION

Please see attached Final Design Documents and color renderings of the site.

ZONING

McDonald Playground, 8 Cutter Street – Business A (BA)

Thompson Playground, 99 Charles Street – Residence C (RRC)

CITY APPROVALS

All City Departments will be finalizing their reviews of the final designs and then the City of Waltham Recreation Board will be presented the final design plan on February 25, 2015, which they graciously accepted. A copy of the Board Members vote has been attached.

HAZARDOUS MATERIALS

Construction budget includes an allowance for any unforeseen site conditions that may be discovered and need immediate resolution outside the scope of work. The site shows no need for concern based on the assessment of the overall park as it currently exists.

PROFESSIONAL STANDARDS

A link has been provided showing that all proper procurement was carried throughout the public bidding process by the Waltham Purchasing Agent in efforts to hire the Design Consultants to prepare plans/specs for Bid of both parks. The same process will be followed for the hiring of the Contractor as well. https://www.city.waltham.ma.us/sites/g/files/vyhlf1386/f/pages/design_mcdonald_and_thompson_playgrounds_rfb_final_2019.pdf

Also attached is a copy of the following documents; Bid Results, Addendums;

<https://www.city.waltham.ma.us/purchasing-department/pages/design-services-mcdonald-playground-and-thompson-playground>

LEVERAGED ADDITIONAL BENEFITS

A project summary has been attached to provided additional information indicating how the community will benefit from the construction of this new park and it's recommended improvements.

Unofficial Property Record Card - Waltham, MA

General Property Data

Parcel ID **R070 022 0023**
 Prior Parcel ID **--**
 Property Owner **CITY OF WALTHAM**

Mailing Address **610 MAIN ST.**

City **WALTHAM**
 Mailing State **MA** Zip **02452-5552**
 ParcelZoning

Account Number **84937**

Property Location **8 CUTTER ST**
 Property Use **MUNICPL**
 Most Recent Sale Date
 Legal Reference
 Grantor
 Sale Price **0**
 Land Area **0.686 acres**

Current Property Assessment

Card 1 Value Building Value **38,400** Xtra Features Value **0** Land Value **550,400** Total Value **588,800**

Building Description

Building Style **COLD STORAGE**
 # of Living Units **0**
 Year Built **1945**
 Building Grade **AVERAGE**
 Building Condition **Average**
 Finished Area (SF) **1120**
 Number Rooms **0**
 # of 3/4 Baths **0**

Foundation Type **CONCRETE**
 Frame Type **CONCRETE**
 Roof Structure **GABLE**
 Roof Cover **ASPHALT**
 Siding **BRICK**
 Interior Walls **MINIMUM**
 # of Bedrooms **0**
 # of 1/2 Baths **2**

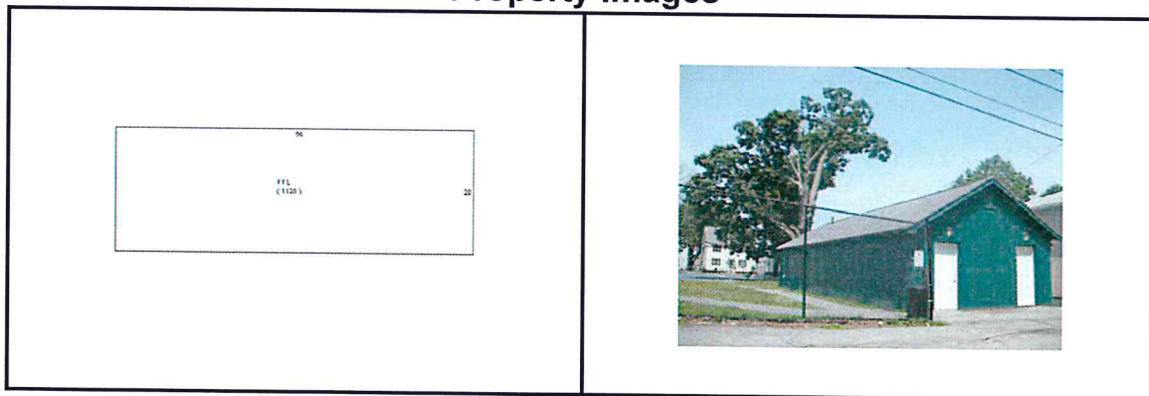
Flooring Type **CONCRETE**
 Basement Floor **N/A**
 Heating Type **NONE**
 Heating Fuel **NONE**
 Air Conditioning **0%**
 # of Bsmt Garages **0**
 # of Full Baths **0**
 # of Other Fixtures **1**

Legal Description

Narrative Description of Property

This property contains 0.686 acres of land mainly classified as MUNICPL with a(n) COLD STORAGE style building, built about 1945 , having BRICK exterior and ASPHALT roof cover, with 0 unit(s), 0 room(s), 0 bedroom(s), 0 bath(s), 2 half bath(s).

Property Images

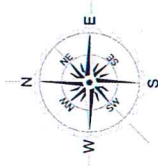


Disclaimer: This information is believed to be correct but is subject to change and is not warranted.



McDonald Playground

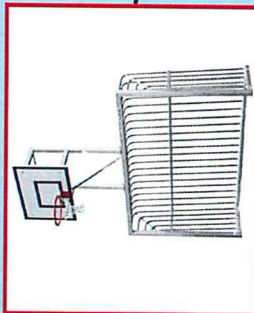
Conceptual Site Improvements



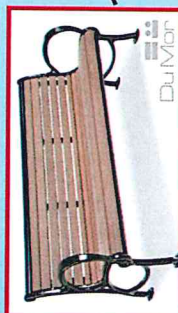
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CIVIL ENGINEERING



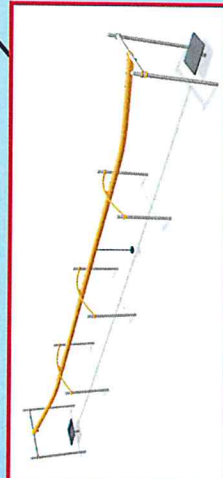
Basketball &
Futsal Court



Futsal Goal



New
Benches



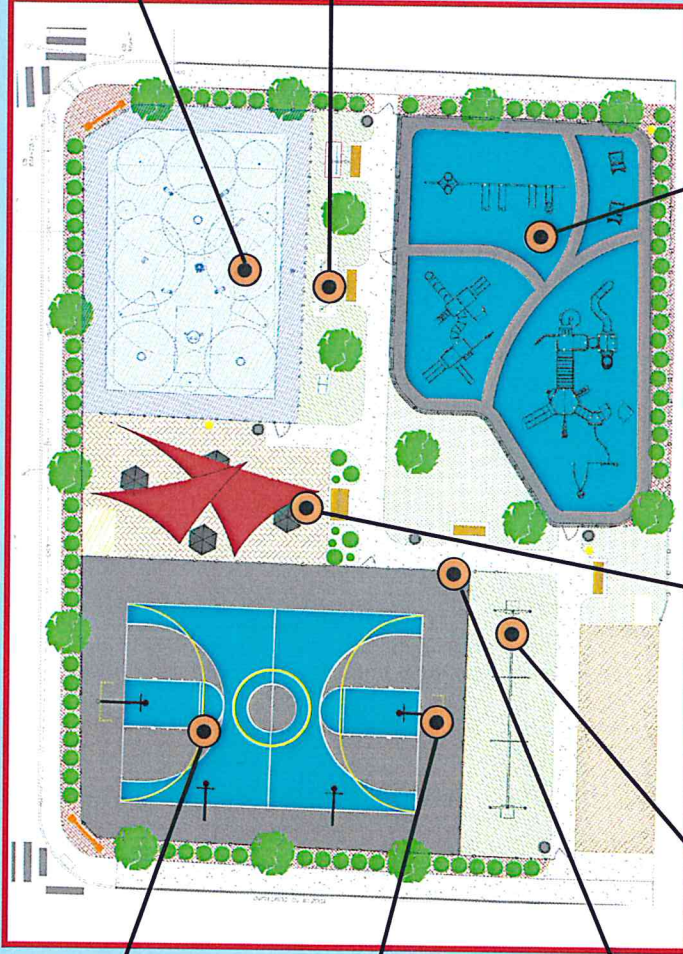
New Zipline



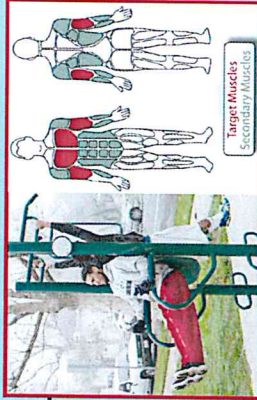
New Canopy Sails



New Playground
(for various ages)



New
Splash Pad



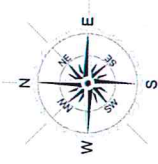
New
Exercise
Equipment

Park Features

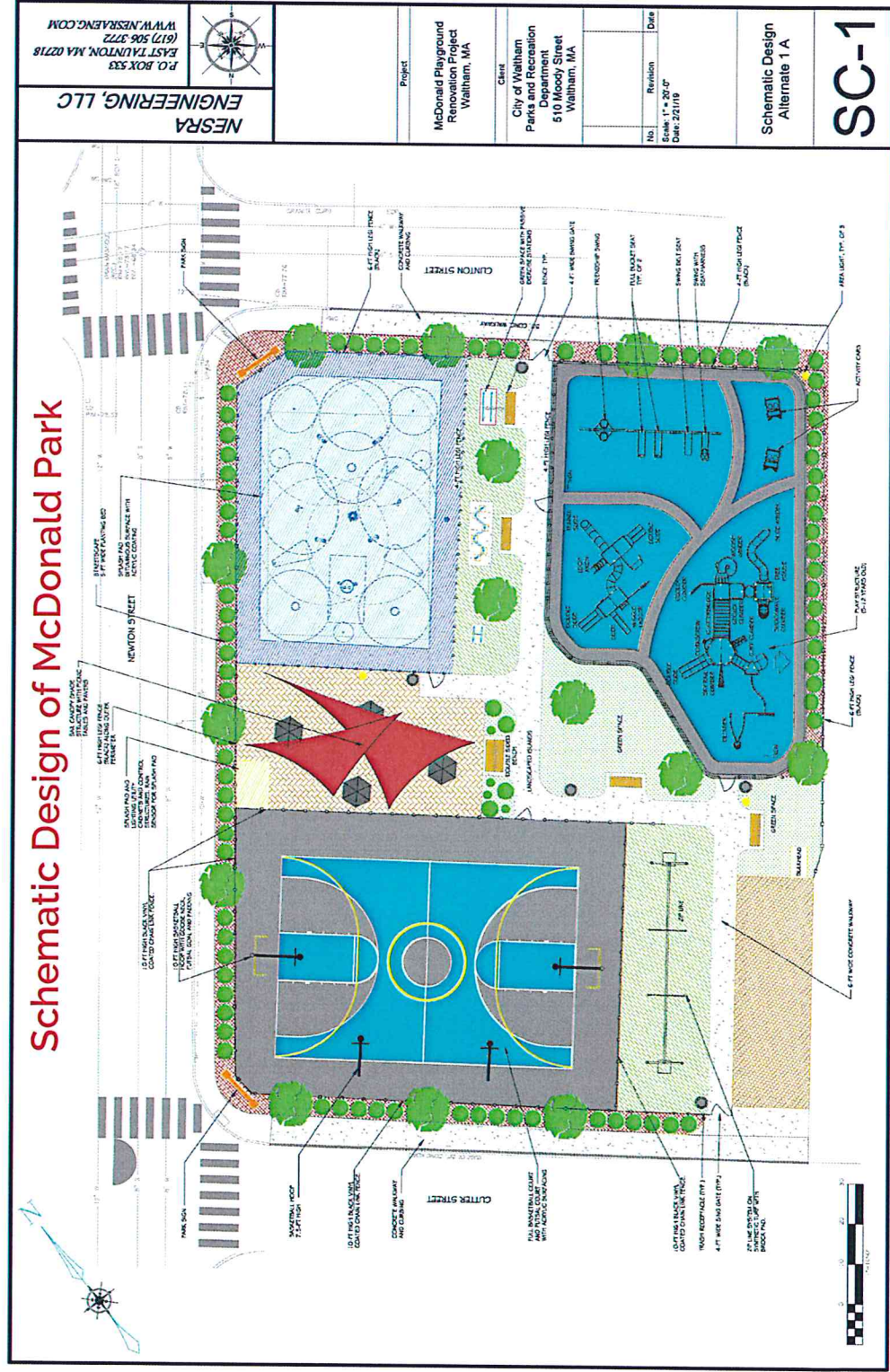
- New Playground Area Ages: 2-5
- New Playground Area Ages: 5-12
- New Fitness Area
- New Splash Park
- New Basketball Court & Futsal
- New Zipline
- New Sail Canopy & Picnic Tables
- New Benches & Walkways

McDonald Playground

Conceptual Site Improvements



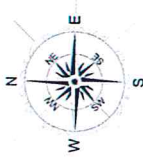
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McDonald Playground

Conceptual Site Improvements



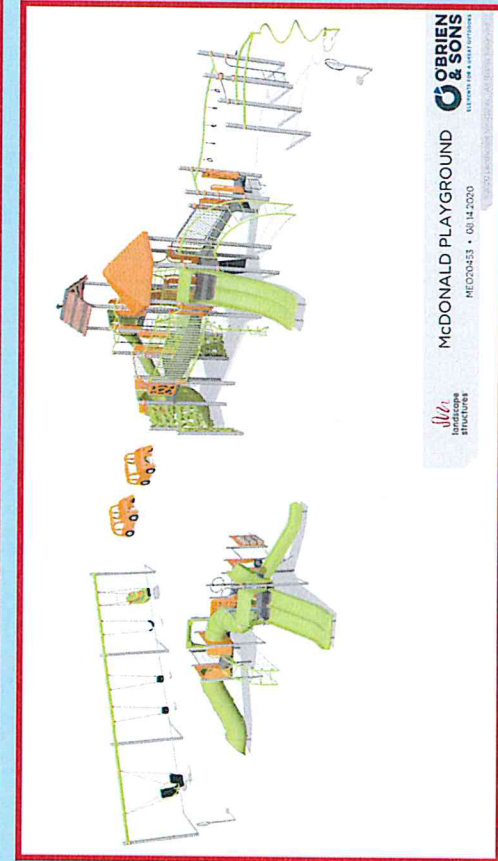
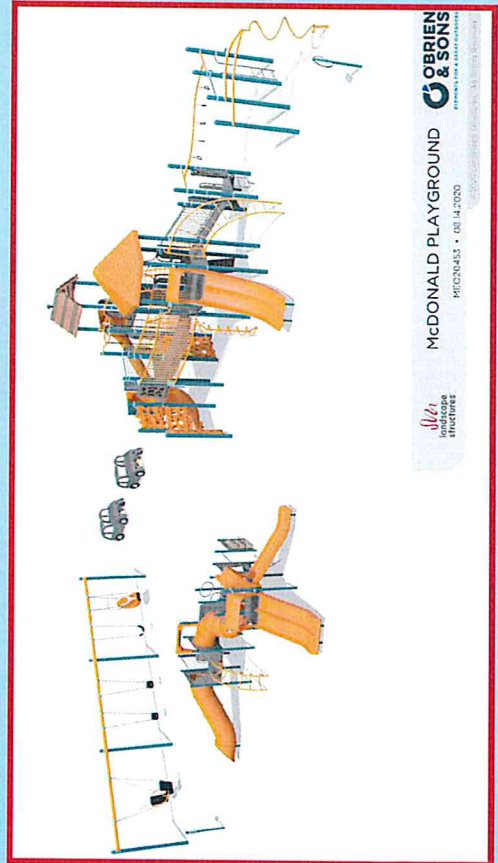
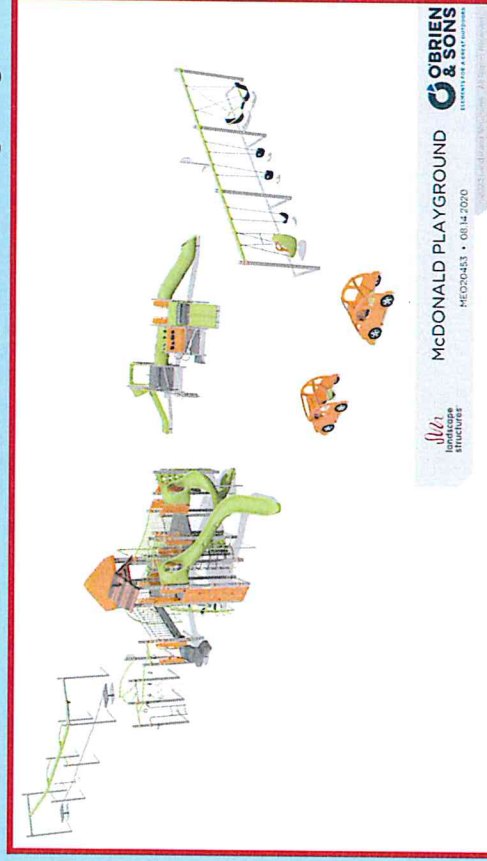
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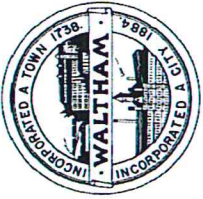
3D Play Components

Playground (orange & gray)



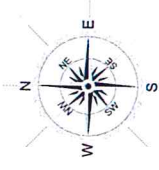
Playground (orange & green)





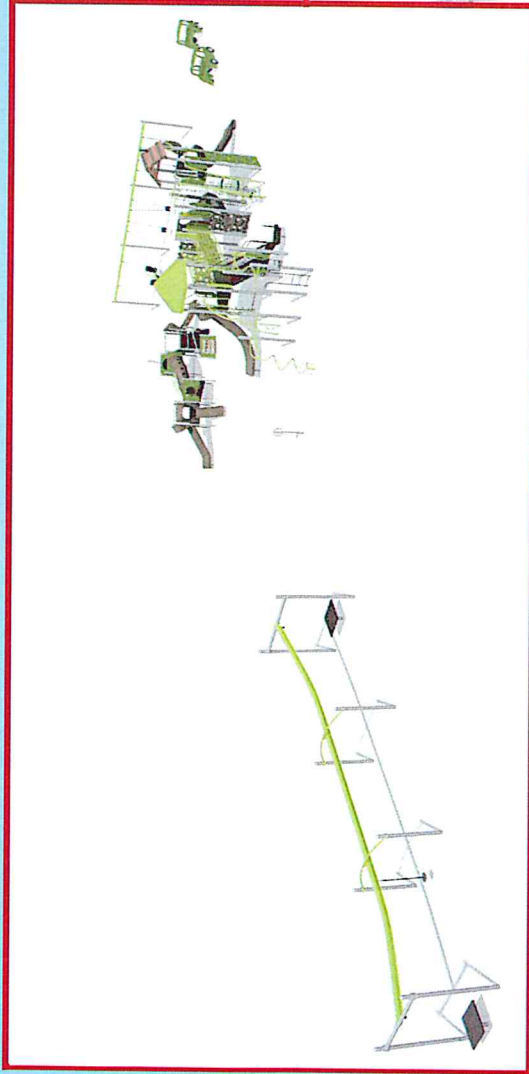
McDonald Playground

Conceptual Site Improvements

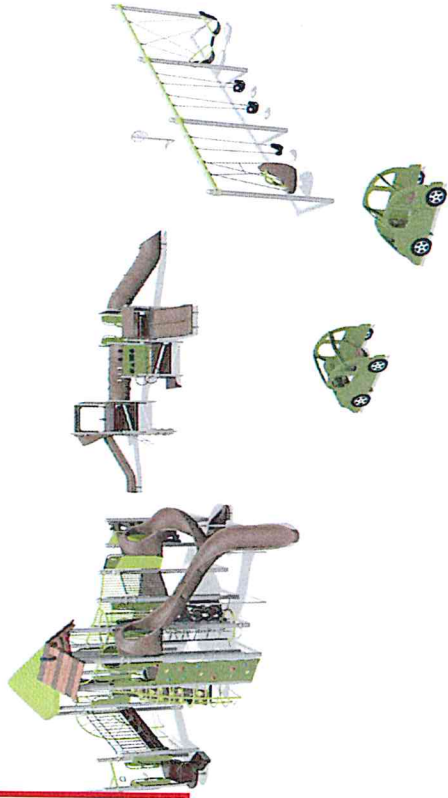


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3D Play Components



Various Playground Components



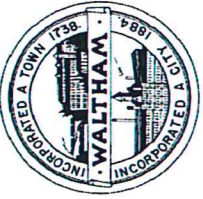
Zipline Component

landscape
structures

McDONALD PLAYGROUND
ME020-453 • 08.14.2020

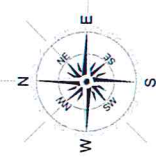
O'BRIEN
& SONS
LANDSCAPE ARCHITECTS

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McDonald Playground

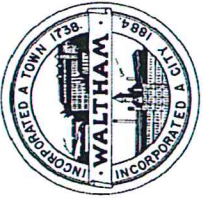
Conceptual Site Improvements



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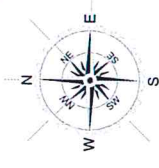
3D Splash Pad Components





McDonald Playground

Conceptual Site Improvements

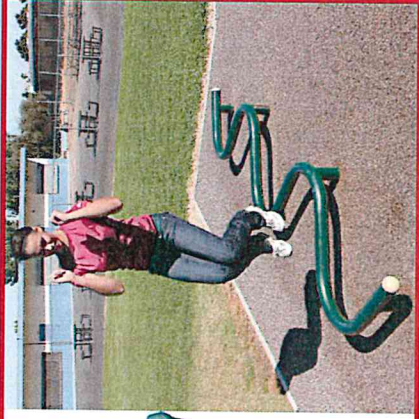
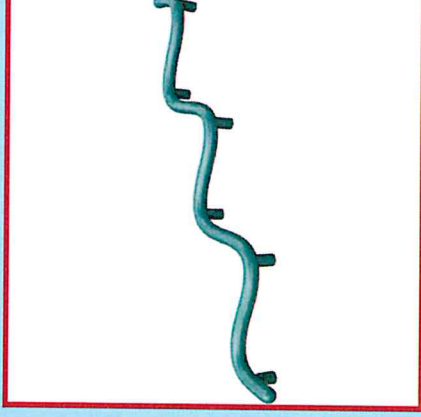


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Exercise Equipment Components



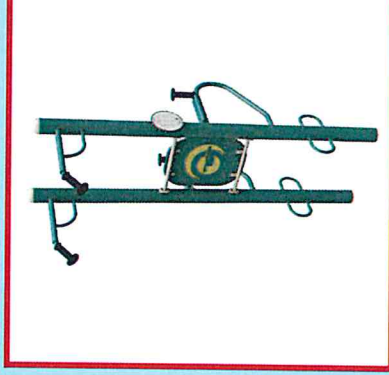
Parallel Bars

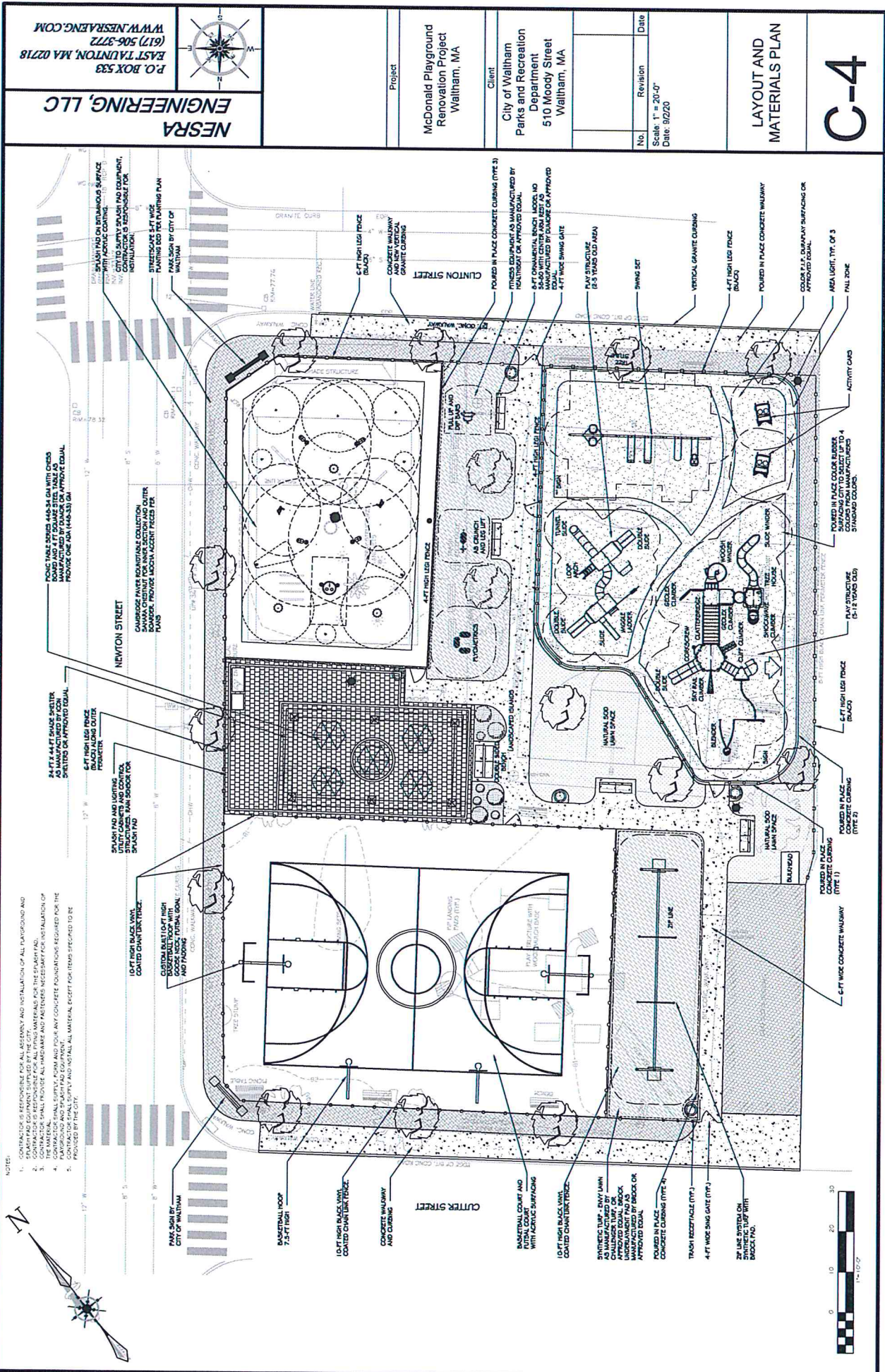


S-Shape Jump Bar



2 Person Full Exercise Bar

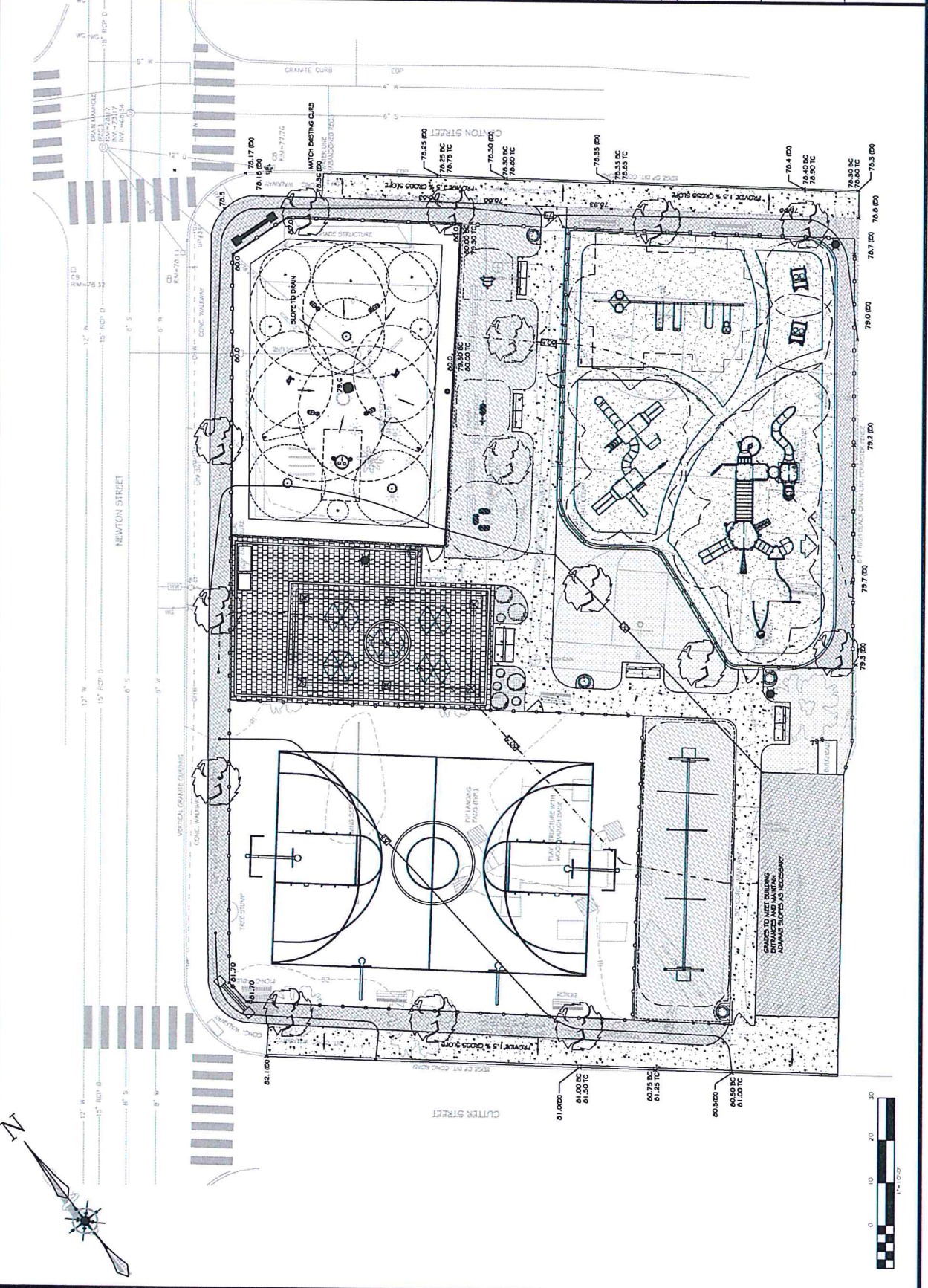


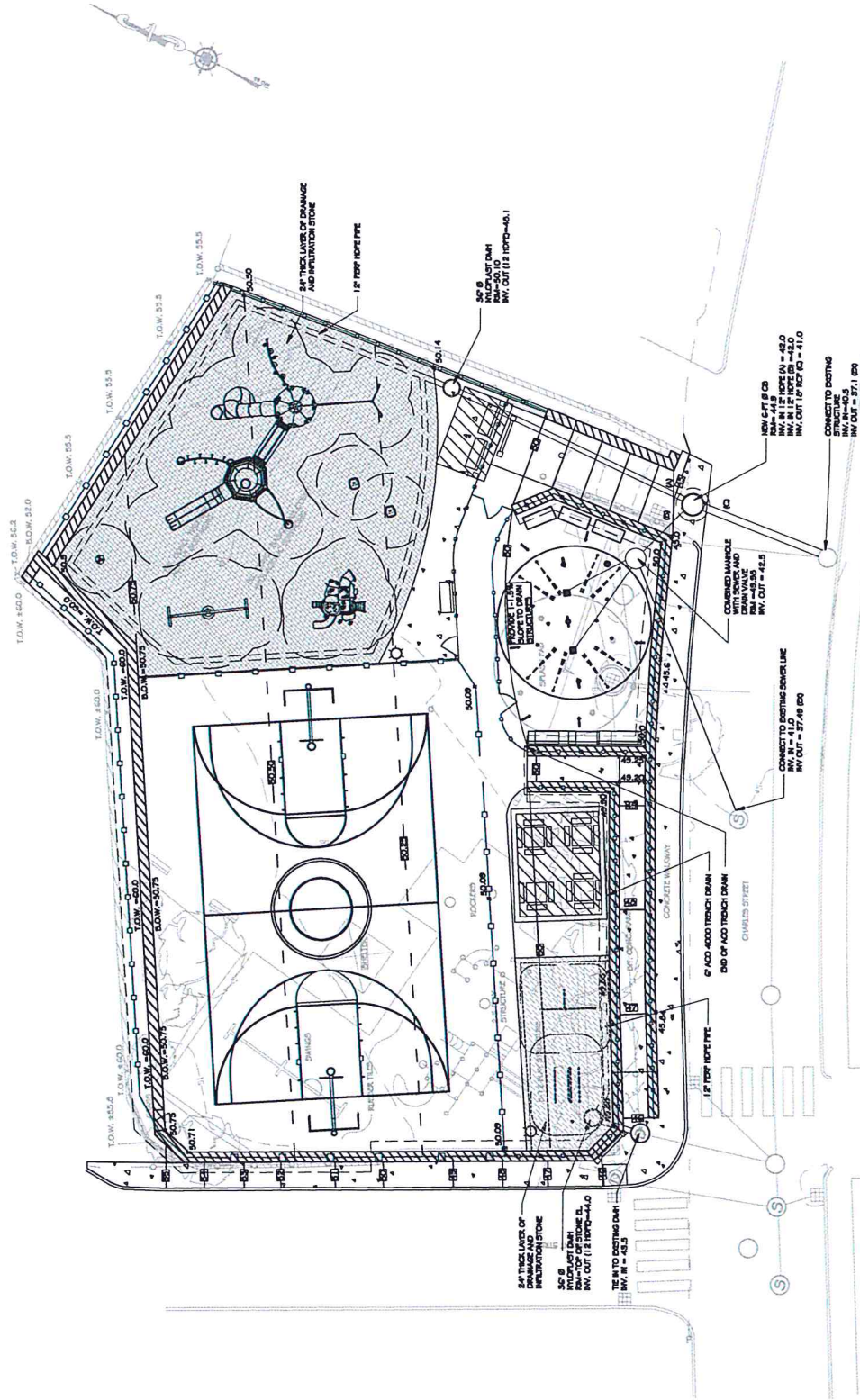


NESRA ENGINEERING, LLC
P.O. BOX 533
EAST TAUNTON, MA 02718
(617) 506-3772
WWW.NESRAENG.COM

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C-5





MCDONALD PLAYGROUND RENOVATION PROJECT

75% Design Estimate

ITEM	DESCRIPTION	UNIT	QUANTITY	UNIT COST	COST	TOTAL COST	REMARKS
1	General Conditions					\$ 48,000.00	
A	Bond	LS	1	\$ 3,000.00	\$ 3,000.00		
B	Site Mobilization	LS	1	\$ 15,000.00	\$ 15,000.00		
C	General Conditions	LS	1	\$ 30,000.00	\$ 30,000.00		
2	Demolition					\$ 75,710.00	
A	Remove & Dispose Site Furniture	LS	1	\$ 5,500.00	\$ 5,500.00		
B	Remove & Dispose Splash Pad	SY	145	\$ 15.00	\$ 2,175.00		
C	Remove & Dispose Bit. Concrete Walkway	SY	445	\$ 18.00	\$ 8,010.00		
D	Remove and Dispose Playground Structures	LS	1	\$ 15,000.00	\$ 15,000.00		
E	Remove & Dispose Mulch in Playground	LS	1	\$ 10,000.00	\$ 10,000.00		
F	Remove & Dispose old Fence	LS	1	\$ 7,500.00	\$ 7,500.00		
G	Demolish Basketball Courts	SY	835	\$ 15.00	\$ 12,525.00		
H	Tree and Stump removal	LS	1	\$ 15,000.00	\$ 15,000.00		
3	Site Preparation					\$ 30,654.75	
A	Site Clearing (12" deep) including hauling	CY	1060	\$ 20.00	\$ 21,200.00		
B	Install Construction Entrance	LS	1	\$ 5,000.00	\$ 5,000.00		
C	6-ft High Construction Fence	LF	515	\$ 8.65	\$ 4,454.75		
4	Earthwork					\$ 88,790.00	
A	Stone Base for Playground (12")	TON	900	\$ 28.00	\$ 25,200.00		
B	Prepare sub-base, shape and compact	SY	750	\$ 8.00	\$ 6,000.00		
C	Dense graded crushed stone base for Splash Pad (12")	TON	290	\$ 22.00	\$ 6,380.00		
D	Prepare sub-base, shape and compact	SY	480	\$ 8.00	\$ 3,840.00		
E	Dense graded crushed stone base for Basketball Court (12")	TON	535	\$ 22.00	\$ 11,770.00		
F	Prepare sub-base, shape and compact	SY	900	\$ 8.00	\$ 7,200.00		
G	Drainage Stone Base for synthetic areas (24")	TON	800	\$ 28.00	\$ 22,400.00		
H	Prepare sub-base, shape and compact	SY	750	\$ 8.00	\$ 6,000.00		
5	Concrete					\$ 106,500.00	
A	Concrete Walk, 3.5" thick	SY	450	\$ 66.00	\$ 29,700.00		
B	Vertical Granite Curbing	LF	260	\$ 180.00	\$ 46,800.00		
C	Cast in Place Concrete Anchor Curb Playground	LF	400	\$ 75.00	\$ 30,000.00		
6	Subsurface Drainage					\$ 40,275.00	
A	12" Solid HDPE Drain Pipe	LF	365	\$ 35.00	\$ 12,775.00		
B	Drain Manholes	EA	5	\$ 5,500.00	\$ 27,500.00		
7	Restrooms					\$ -	
A	Composting Toilet System	LS	0	\$ 60,000.00	\$ -		
8	Utilities					\$ 105,000.00	
A	Water Line	LS	1	\$ 12,000.00	\$ 12,000.00		
B	Sewer Line	LS	1	\$ 18,000.00	\$ 18,000.00		
C	Electrical Service, Enclosure and conduits	LS	1	\$ 45,000.00	\$ 45,000.00		
D	Pedestrian Lights	LS	1	\$ 30,000.00	\$ 30,000.00		
9	Fence					\$ 80,075.00	
A	4-ft Legi Fence (Black)	LF	700	\$ 55.00	\$ 38,500.00		
B	6-ft Legi Fence (Black)	LF	130	\$ 65.00	\$ 8,450.00		
C	10-ft Legi Fence (Black)	LF	325	\$ 85.00	\$ 27,625.00		
D	Gates and hardware	LS	1	\$ 5,500.00	\$ 5,500.00		
10	Equipment and site furniture					\$ 35,000.00	
A	Site Furniture	LS	1	\$ 25,000.00	\$ 25,000.00		
B	Exercise Equipment	LS	1	\$ 10,000.00	\$ 10,000.00		
11	Shade Shelter					\$ 80,000.00	
A	44 x 24 Shade Shelter	LS	1	\$ 80,000.00	\$ 80,000.00		
12	Surfacing					\$ 78,690.00	
A	Synthetic Lawn Turf with sand infill	SF	3300	\$ 7.50	\$ 24,750.00		
B	Brook Pad	SF	3300	\$ 1.50	\$ 4,950.00		
C	Stone Pavers	SF	3266	\$ 15.00	\$ 48,990.00		
13	Playground and Splash Pad					\$ 803,590.00	
A	Playground Surfacing	SF	6520	\$ 22.00	\$ 143,440.00		
B	Playground Structures and Installation	LS	1	\$ 425,000.00	\$ 425,000.00		
C	Splash pad Surfacing	SF	4335	\$ 10.00	\$ 43,350.00		
D	Splash Pad Bit. Concrete Base	SY	480	\$ 35.00	\$ 16,800.00		
E	Splash Pad Structures and Installation	LS	1	\$ 175,000.00	\$ 175,000.00		
14	Basketball Court					\$ 85,000.00	
A	New paved basketball court with surfacing, striping and fencing	LS	1	\$ 55,000.00	\$ 55,000.00		
B	Basketball court equipment and foundations	LS	4	\$ 7,500.00	\$ 30,000.00		
15	Landscaping Improvements					\$ 25,000.00	
A	Plantings and streetscape	LS	1	\$ 25,000.00	\$ 25,000.00		
B	Signage	EA	0	\$ 10,000.00	\$ -		
Subtotal:						\$ 1,682,284.75	
5% Contingency						\$ 84,114.24	
TOTAL						\$ 1,766,398.99	

Unofficial Property Record Card - Waltham, MA

General Property Data

Parcel ID **R059 021 0007**
 Prior Parcel ID **--**
 Property Owner **CITY OF WALTHAM**

Mailing Address **610 MAIN ST.**

City **WALTHAM**
 Mailing State **MA** Zip **02452**
 ParcelZoning

Account Number **21176**

Property Location **99 CHARLES ST**
 Property Use **MUNICPL**
 Most Recent Sale Date
 Legal Reference
 Grantor
 Sale Price **0**
 Land Area **0.402 acres**

Current Property Assessment

Card 1 Value Building Value **0** Xtra Features Value **10,200** Land Value **350,800** Total Value **361,000**

Building Description

Building Style **N/A**
 # of Living Units **N/A**
 Year Built **N/A**
 Building Grade **N/A**
 Building Condition **Average**
 Finished Area (SF) **N/A**
 Number Rooms **0**
 # of 3/4 Baths **0**

Foundation Type **N/A**
 Frame Type **N/A**
 Roof Structure **N/A**
 Roof Cover **N/A**
 Siding **N/A**
 Interior Walls **N/A**
 # of Bedrooms **0**
 # of 1/2 Baths **0**

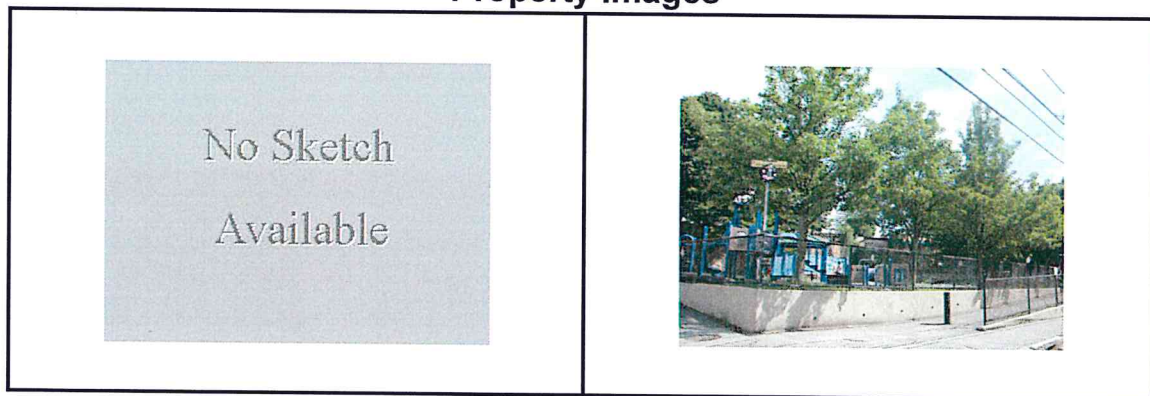
Flooring Type **N/A**
 Basement Floor **N/A**
 Heating Type **N/A**
 Heating Fuel **N/A**
 Air Conditioning **0%**
 # of Bsmt Garages **0**
 # of Full Baths **0**
 # of Other Fixtures **0**

Legal Description

Narrative Description of Property

This property contains 0.402 acres of land mainly classified as MUNICPL with a(n) N/A style building, built about N/A , having N/A exterior and N/A roof cover, with N/A unit(s), 0 room(s), 0 bedroom(s), 0 bath(s), 0 half bath(s).

Property Images

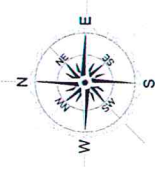


Disclaimer: This information is believed to be correct but is subject to change and is not warranted.



Thompson Playground

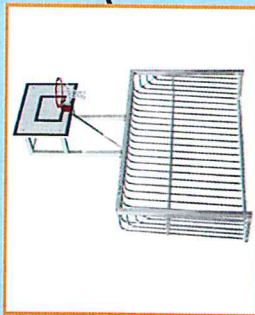
Conceptual Site Improvements



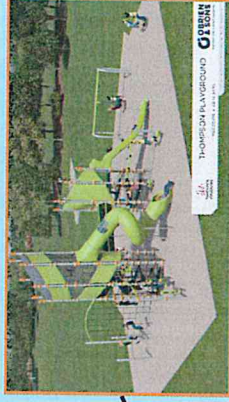
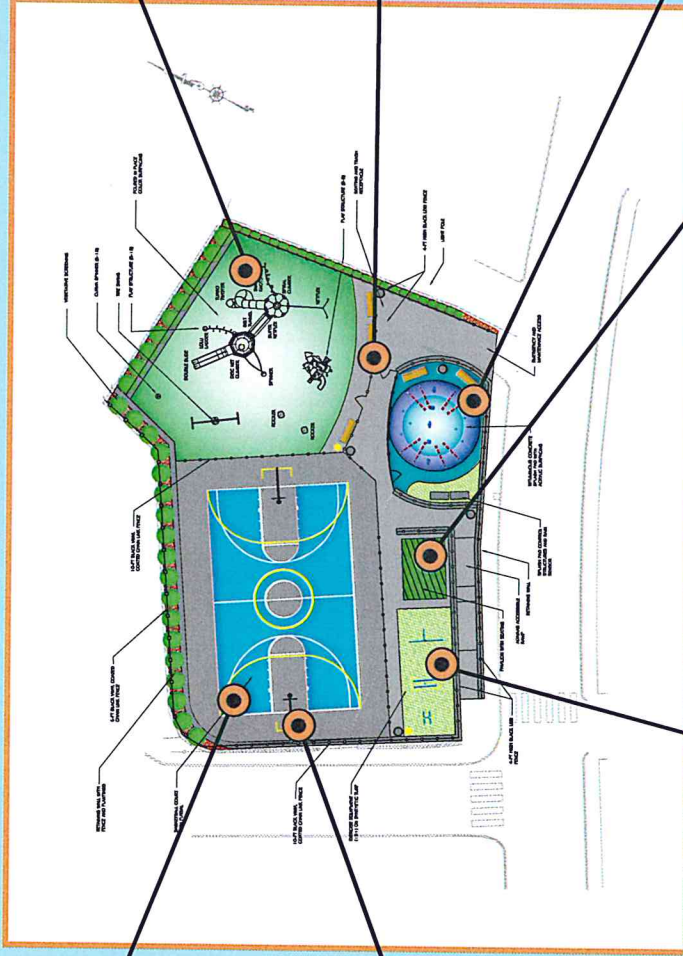
NESRA ENGINEERING
CIVIL ENGINEERING



Basketball & Futsal Court



Futsal Goal



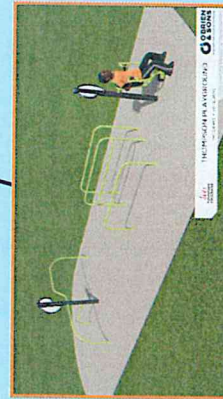
New Playground (various ages)



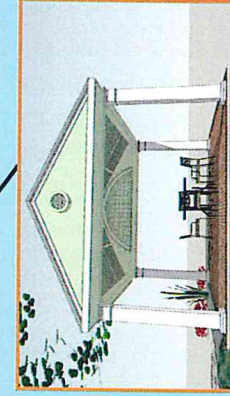
New Benches



New Splash Pad



New Exercise Equipment



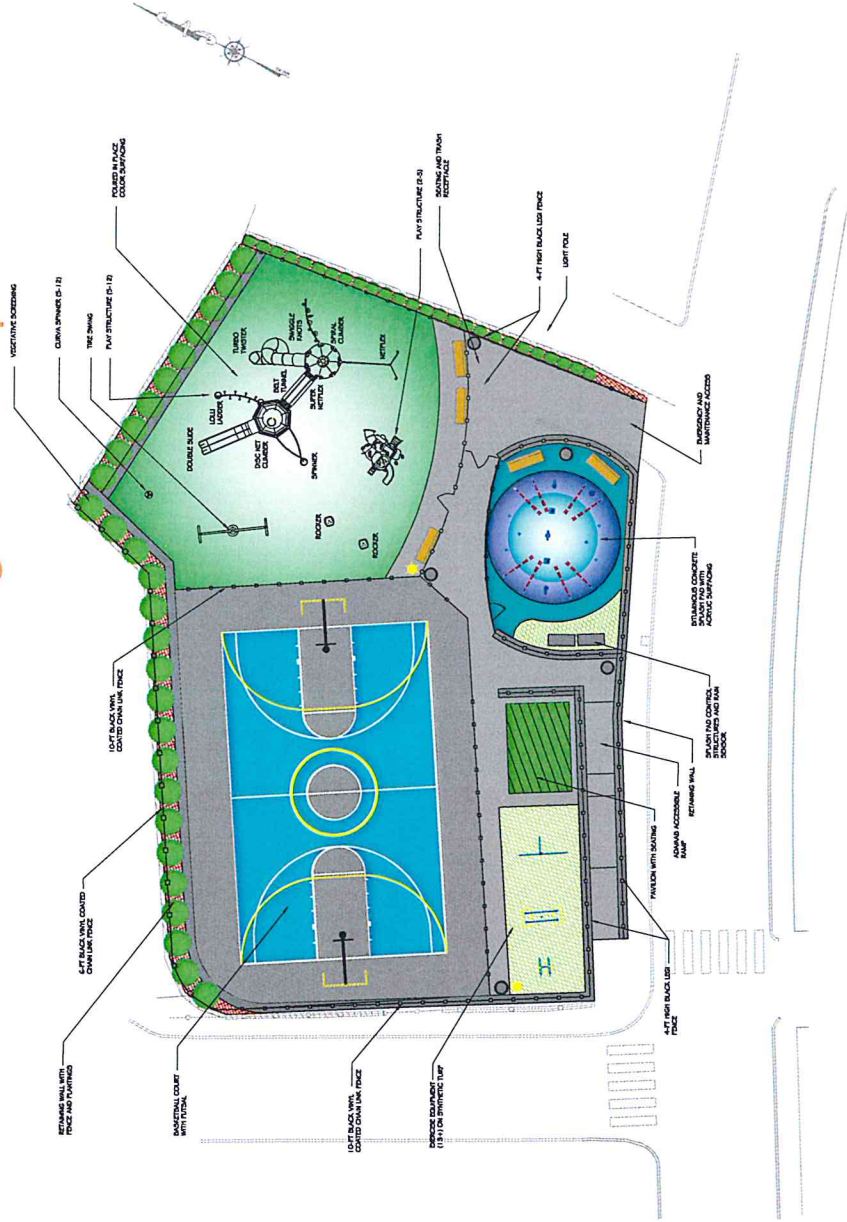
New Pavilion & Seating


Park Features

- New Playground Ages: 2-5
- New Playground Ages: 5-12
- New Fitness Area
- New Splash Pad
- New Basketball Court & Futsal
- New Pavilion & Seating
- New Benches & Walkways



Schematic Design of Thompson Park

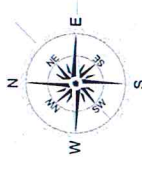


NESRA ENGINEERING, LLC		P. O. BOX 533 EAST TAUNTON, MA 02718 (617) 506-3772 WWW.NESRAENG.COM	Project	Thompson Playground Waltham, Ma
			Client	Waltham Parks and Recreation Department 510 Moody Street Waltham, MA 02453
No	Revision	Date		
Scale: 1"=10'-0" Date: 10-1-18 Professional Seal				
SCHEMATIC DESIGN ALT.				
1B				
C-1				



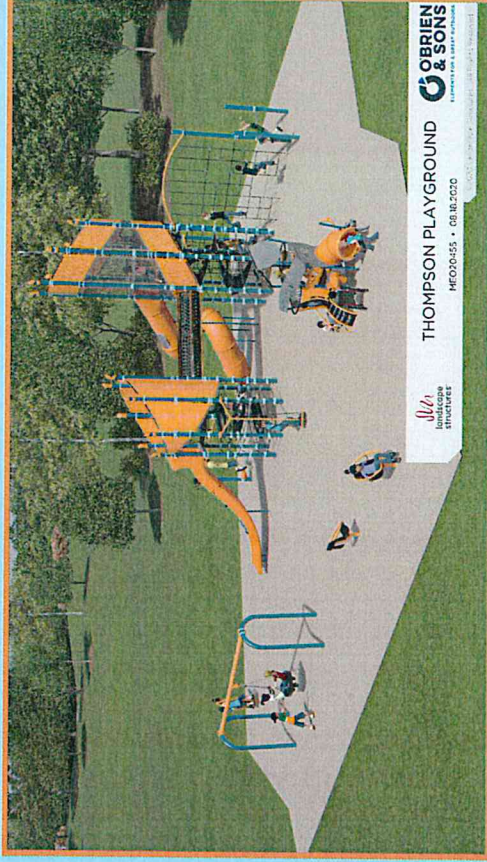
Thompson Playground

Conceptual Site Improvements



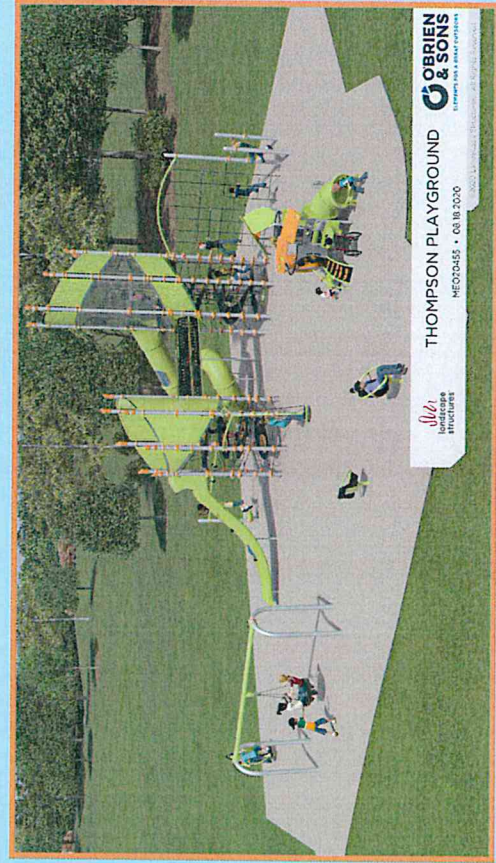
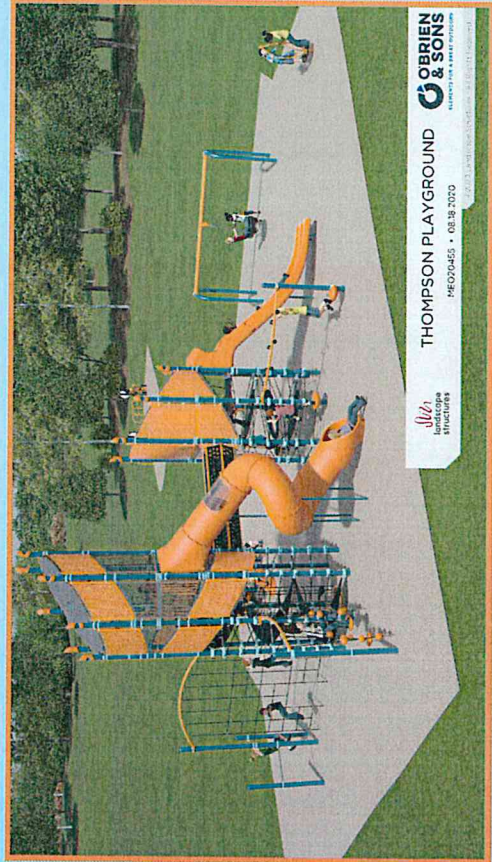
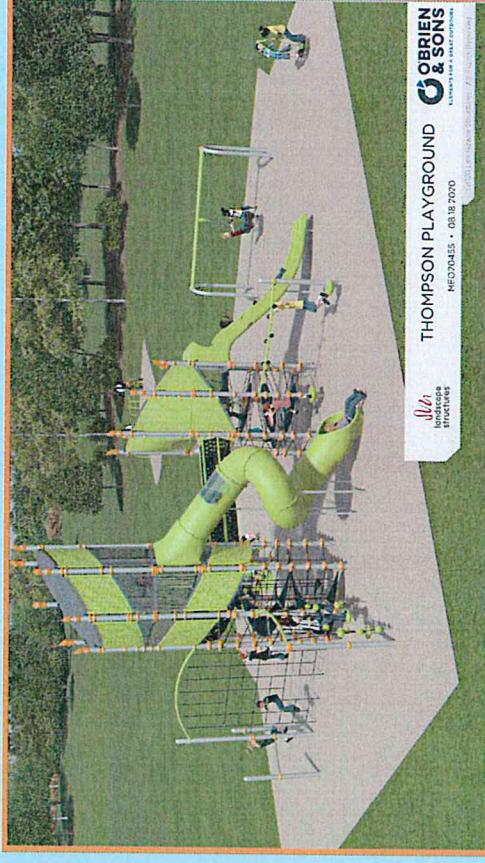
NESRA ENGINEERING
CIVIL ENGINEERING

Playground (orange & gray)



3D Play Components

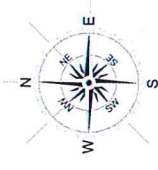
Playground (orange & green)





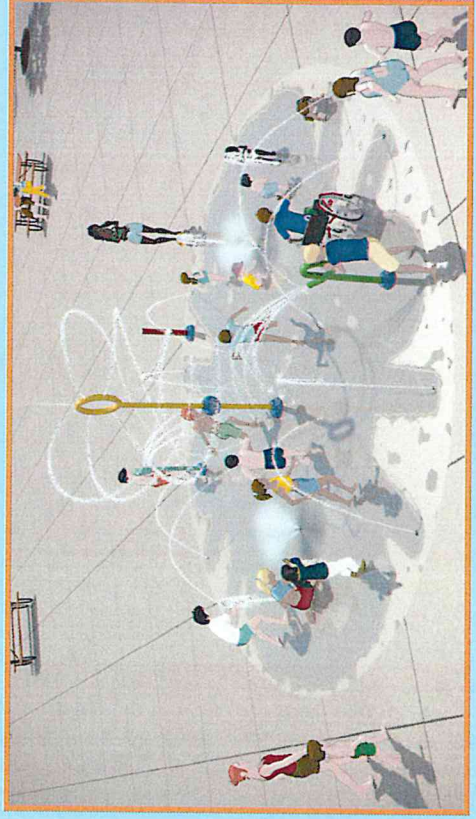
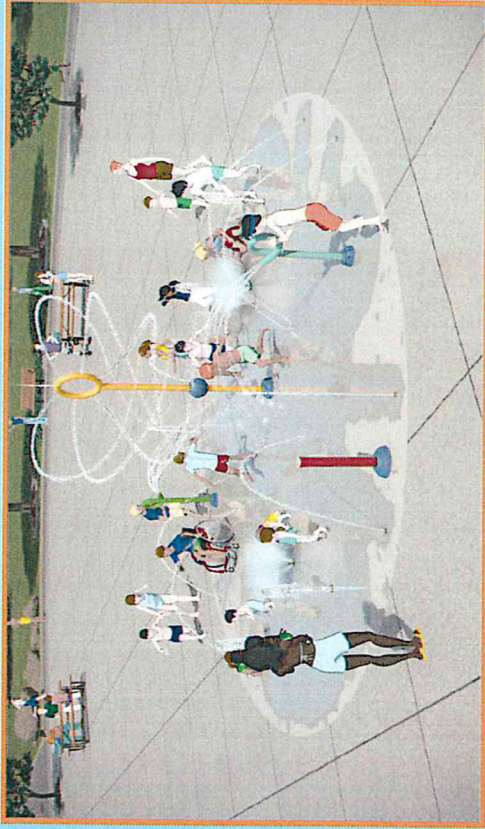
Thompson Playground

Conceptual Site Improvements



NESRA ENGINEERING
CIVIL ENGINEERING

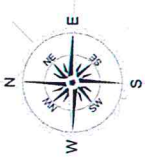
3D Splash Pad Components





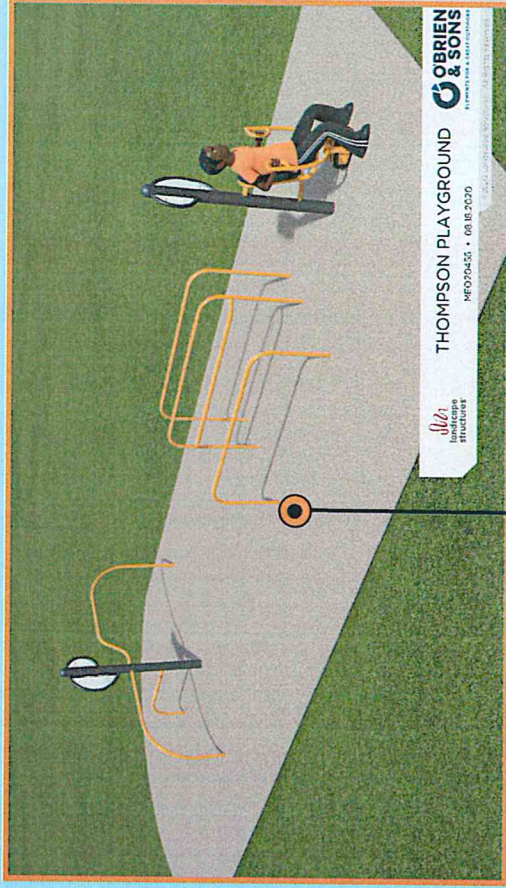
Thompson Playground

Conceptual Site Improvements

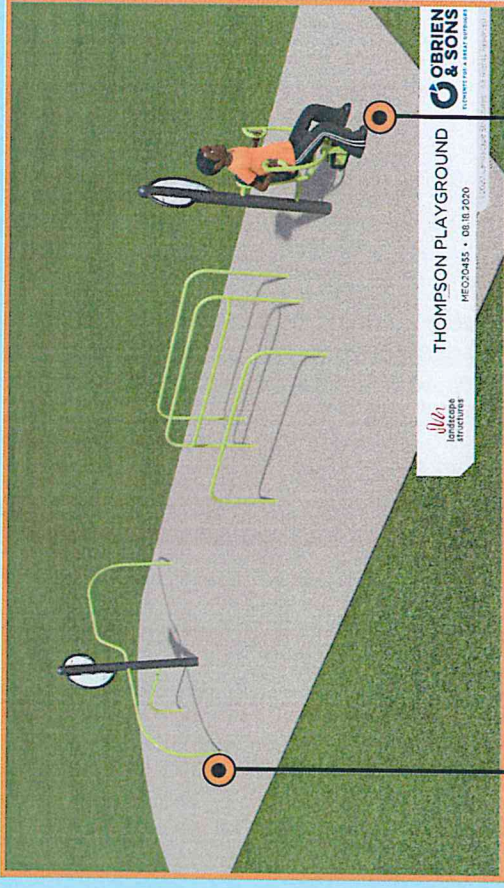


NESRA ENGINEERING
CIVIL ENGINEERING

Exercise Equipment Components



Parallel Bars
Designed For Ages
13 Years and Older



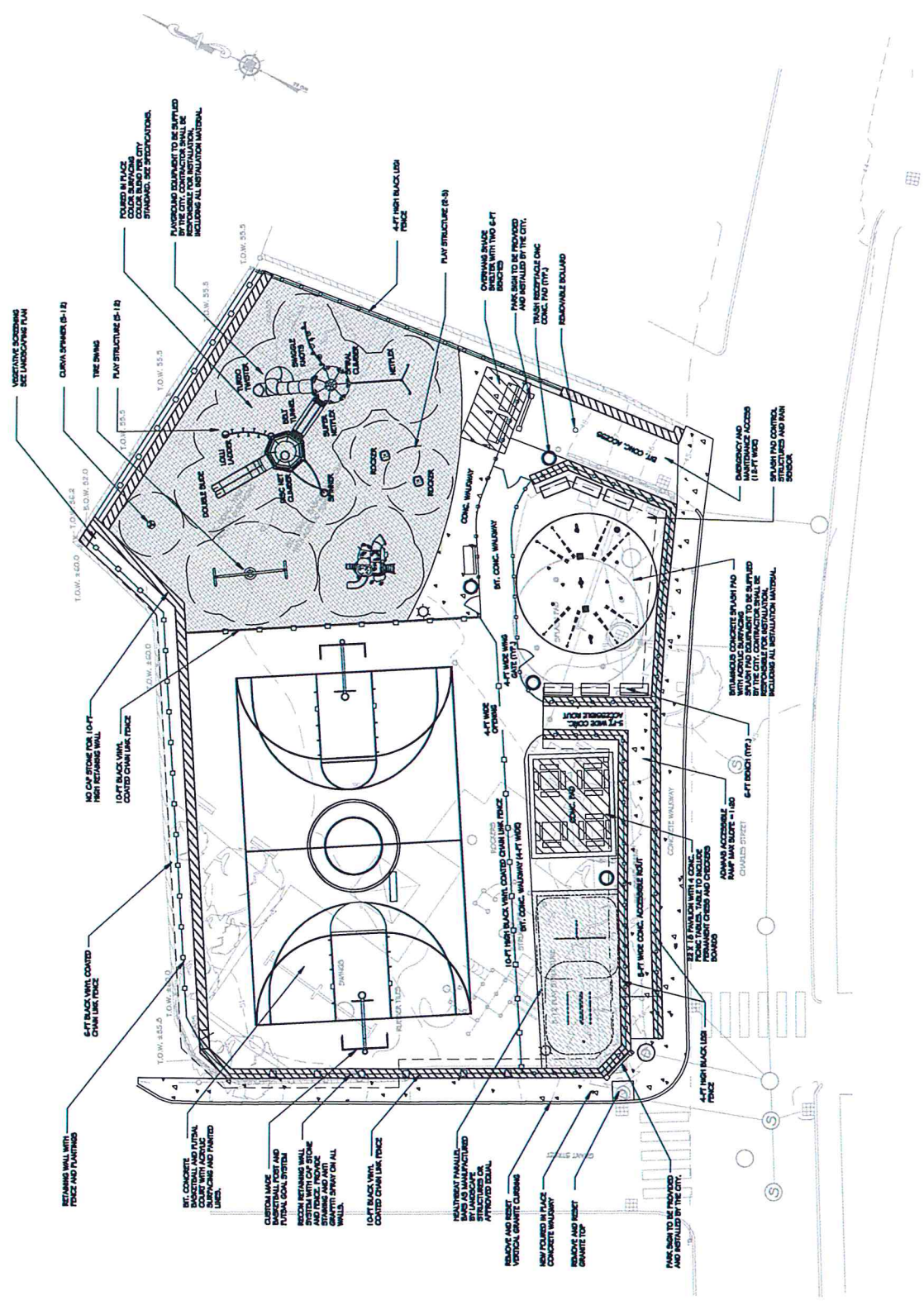
Chest / Back Press
Designed for Ages
13 Years and Older



Project			Thompson Playground Waltham, MA		
Client			Waltham Parks and Recreation Department 510 Moody Street Waltham, MA 02453		
No.	Revision	Date	Scale: 1/4"=10'-0" Date: 9/1/20 Professional Seal		
LAYOUT AND MATERIALS PLAN					

LAYOUT AND
MATERIALS
PLAN

C-4



**NESRA
ENGINEERING, LLC**
170 BUNGAY ROAD
N. ATTLEBORO, MA 02760
(617) 506-3772
WWW.NESRAENG.COM



Project

Thompson Playground
Waltham, MA

Client

Waltham Parks and
Recreation Department
510 Moody Street
Waltham, MA 02453

No.

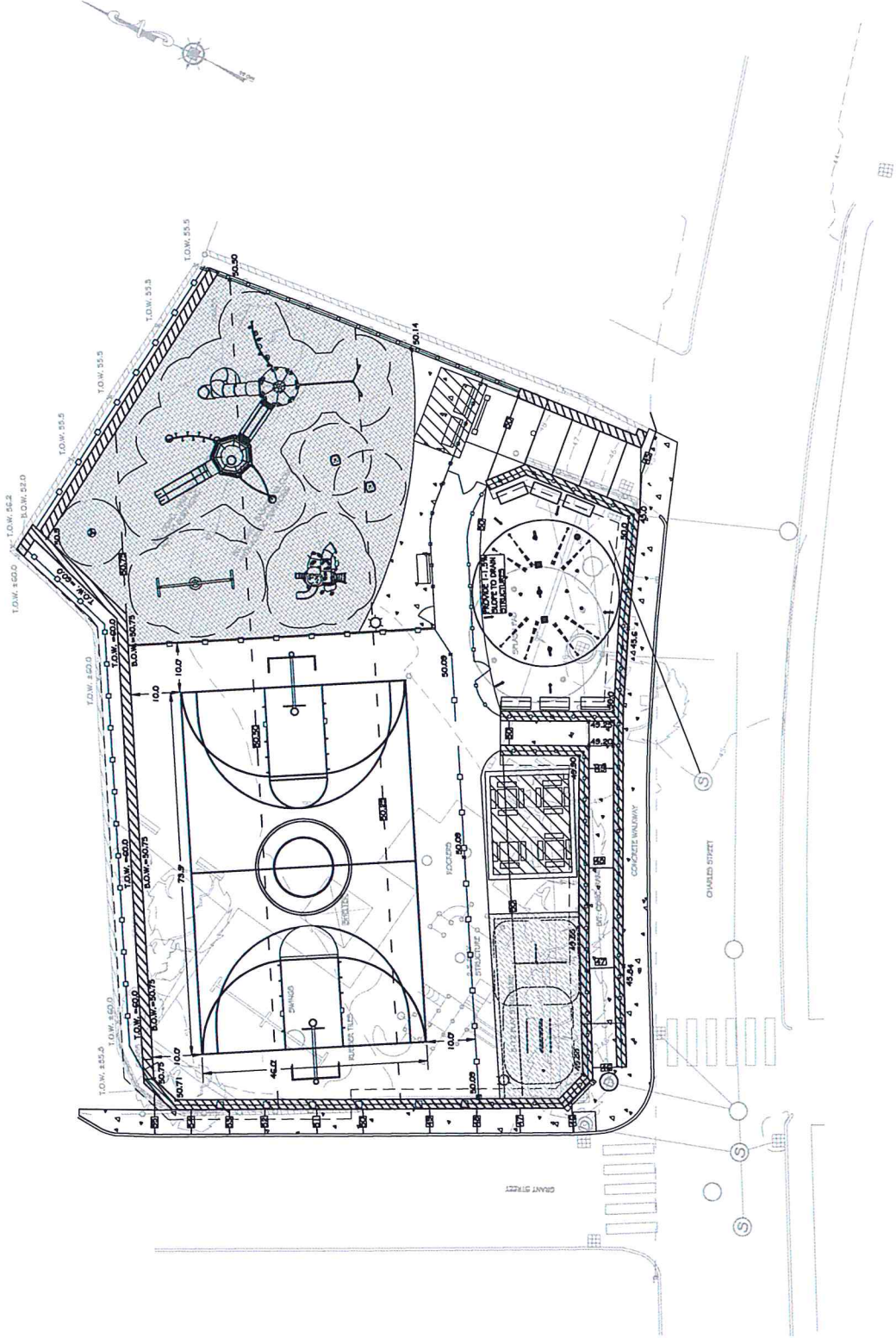
Revision

Date

Scale: 1"=10'-0"
Date: 9/1/20
Professional Seal

**GRADING
PLAN**

C-5



THOMPSON PLAYGROUND RENOVATION PROJECT
75% DESIGN ESTIMATE

ITEM	DESCRIPTION	UNIT	QUANTITY	UNIT COST	COST	TOTAL COST	REMARKS
1	General Conditions					\$ 75,000.00	
A	Bond	LS	1	\$ 30,000.00	\$ 30,000.00		
B	Site Mobilization	LS	1	\$ 15,000.00	\$ 15,000.00		
C	General Conditions	LS	1	\$ 30,000.00	\$ 30,000.00		
2	Demolition					\$ 58,800.00	
A	Remove & Dispose Site Furniture	LS	1	\$ 1,500.00	\$ 1,500.00		
B	Remove & Dispose Splash Pad	LS	1	\$ 2,500.00	\$ 2,500.00		
C	Remove & Dispose Bit. Concrete Surfaces	SY	1350	\$ 8.00	\$ 10,800.00		
D	Remove and Dispose Playground Structures	LS	1	\$ 7,500.00	\$ 7,500.00		
E	Remove & Dispose rubber tiles in Playground	LS	1	\$ 3,500.00	\$ 3,500.00		
F	Remove & Dispose old Fence	LS	1	\$ 3,500.00	\$ 3,500.00		
G	Remove and Dispose Retaining walls at road	LS	1	\$ 25,000.00	\$ 25,000.00		
H	Tree and Stump removal	LS	1	\$ 4,500.00	\$ 4,500.00		
3	Site Preparation					\$ 18,625.00	
A	Push up and stockpile base stone, test for reuse	CY	600	\$ 18.00	\$ 10,800.00		
B	Install Construction Entrance	LS	1	\$ 3,500.00	\$ 3,500.00		
C	6-ft High Construction Fence	LF	500	\$ 8.65	\$ 4,325.00		
4	Earthwork					\$ 46,776.00	
A	Stone Base for Playground (24")	TON	550	\$ 28.00	\$ 15,400.00		
B	Prepare sub-base, shape and compact	SY	450	\$ 8.00	\$ 3,600.00		
C	Dense graded crushed stone base for Splash Pad (12")	TON	50	\$ 22.00	\$ 1,100.00		
D	Prepare sub-base, shape and compact	SY	80	\$ 8.00	\$ 640.00		
E	Dense graded crushed stone base for Basketball Court & walkways (12")	TON	630	\$ 22.00	\$ 13,860.00		
F	Prepare sub-base, shape and compact	SY	1,050	\$ 8.00	\$ 8,400.00		
G	Stone Base for green space (12") (Synthetic Turf)	TON	110	\$ 28.00	\$ 3,080.00		
H	Prepare sub-base, shape and compact	SY	87	\$ 8.00	\$ 696.00		
5	Concrete					\$ 54,025.00	
A	Bit. Conc. walkways and emergency access	SY	200	\$ 35.00	\$ 7,000.00		
B	Conc. walkways and pads within park	SY	200	\$ 66.00	\$ 13,200.00		
C	Remove and Reset Granite Curbing at roadways	LF	250	\$ 60.00	\$ 15,000.00		
D	New concrete walkways at perimeter of park	SY	200	\$ 66.00	\$ 13,200.00		
E	Poured in place concrete curbing	LF	75	\$ 75.00	\$ 5,625.00		
6	Subsurface Drainage					\$ 48,125.00	
A	12" Solid HDPE Drain Pipe	LF	75	\$ 35.00	\$ 2,625.00		
B	12" Perf HDPE Drain Pipe	LF	300	\$ 35.00	\$ 10,500.00		
C	Trench Drain	LF	60	\$ 125.00	\$ 7,500.00		
D	Catch Basins and Drain Manholes	EA	4	\$ 5,000.00	\$ 20,000.00		
E	Tie In To Existing Structures	LS	1	\$ 7,500.00	\$ 7,500.00		
7	Retaining Wall					\$ 271,050.00	
A	ReCon Big Block Retaining Wall	FSF	4170	\$ 65.00	\$ 271,050.00		
8	Utilities					\$ 78,500.00	
A	Water Line	LS	1	\$ 7,500.00	\$ 7,500.00		
B	Sewer Line	LS	1	\$ 12,000.00	\$ 12,000.00		
C	Electrical Service, Enclosure and conduits	LS	1	\$ 35,000.00	\$ 35,000.00		
D	Pedestrian Lights	LS	1	\$ 24,000.00	\$ 24,000.00		
9	Fence					\$ 56,690.00	
A	4-ft Legi Fence (Black)	LF	526	\$ 65.00	\$ 34,190.00		
B	10-ft Legi Fence (Black)	LF	200	\$ 85.00	\$ 17,000.00		
C	Gates and hardware	LS	1	\$ 5,500.00	\$ 5,500.00		
10	Equipment and site furniture					\$ 25,000.00	
A	Site Furniture	LS	1	\$ 15,000.00	\$ 15,000.00		
B	Exercise Equipment	LS	1	\$ 10,000.00	\$ 10,000.00		
11	Shade Shelter					\$ 100,000.00	
A	Shade Shelter	LS	1	\$ 75,000.00	\$ 75,000.00		
B	Shade Shelter 2	LS	1	\$ 25,000.00	\$ 25,000.00		
12	Surfacing					\$ 7,065.00	
A	Synthetic Lawn Turf with sand infill	SF	785	\$ 7.50	\$ 5,887.50		
B	Brock Pad	SF	785	\$ 1.50	\$ 1,177.50		
13	Playground and Splash Pad					\$ 474,580.00	
A	Playground Surfacing	SF	4065	\$ 22.00	\$ 89,430.00		
B	Playground Structures and Installation	LS	1	\$ 275,000.00	\$ 275,000.00		
C	Splash pad Surfacing	SF	1455	\$ 10.00	\$ 14,550.00		
D	Splash pad bid conc. Base	SY	160	\$ 35.00	\$ 5,600.00		
E	Splash Pad Structures and Installation	LS	1	\$ 90,000.00	\$ 90,000.00		
14	Basketball Court					\$ 85,000.00	
A	New paved basketball court with surfacing, striping and fencing	LS	1	\$ 55,000.00	\$ 55,000.00		
B	Basketball court equipment and foundations	LS	4	\$ 7,500.00	\$ 30,000.00		
15	Landscaping Improvements					\$ 10,000.00	
A	Plantings	LS	1	\$ 10,000.00	\$ 10,000.00		
Subtotal:						\$ 1,409,236.00	
5% Contingency						\$ 70,461.80	
TOTAL						\$ 1,479,697.80	