

WAREHAM, MASSACHUSETTS
ANNUAL TOWN MEETING WARRANT
SPECIAL TOWN MEETING WARRANT
AND
FINANCE COMMITTEE REPORT
APRIL 24, 2023



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This location is referred to as Sunset Cove or Shell Point Bay. In the foreground is a 14' Compac Yachts Picnic Cat, affectionately known as Catnip.

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Finance Committee Members Comments:

Finance Committee Gerald (Jerry) Stefanski:

Town Meeting tends to focus on warrant articles, which are the proposed expenditures for the coming fiscal year. A budget is also presented which, combined with revenue, provides for a balance between the revenue and expenses. The Balance Sheet of the Town, which is overlooked, deserves mention. The town's 12 month fiscal year ends on June 30th and is audited and certified by independent auditors every year. The Town of Wareham has a "AA+" bond rating for its general obligation debt which is an excellent rating recognizing the Town's judicious financial management.

I would like to provide a comparison of Wareham financial numbers to the following :

Category(in millions add 6 zeros)	Wareham	Massachusetts	US Treasury	Federal Reserve
Assets	295	61,956	4,962,000	8,760,400
Liabilities	217	135,815	150,318,000	8,700,300
Net Position	78	(73,859)	(145,356,000)	60,100
Yearly Revenue	113	94,326	4,896,000	47,250

As shown above, Wareham has a better net position than both the state of Massachusetts and the Federal Government.

Below is a years to pay off current liabilities ratio using gross revenue without reduction for ongoing expenses:

Years	1.92	1.43	30.7	184.4
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As indicated, Wareham also has a very low gross revenue to liability coverage ratio. I would like to think the preceding information helps to understand that Balance Sheet items are an important consideration in the daily management of the town.

Finance Committee Member Joseph (Jody) Smith Jr.:

The finance committee in Wareham is made up of nine appointed members. Our current members bring different ideas and viewpoints of articles which include the town budget. The task of the FinComm is to bring recommendations to town meeting, but town meeting has the final vote on how money is spent. We look at articles differently than other boards. It may look good for the town, but does it make financial sense. The finance committee meetings are open to the public and always appreciate the public's constructive opinions.

Finance Committee Member Thomas Hannon:

This committee invests hundreds of hours in uncovering and understanding each warrant article's financial impact and benefits to the town short and long term. I have been learning about the town's significant needs during my short time on the Finance Committee. So many areas need financial support; without it, the impact will be dramatic: education, water treatment, and necessary equipment and personnel our departments need.

Despite the needs and crossroads ahead, what encourages me is the commitment of so many department heads, town employees, boards & committee members to invest so much time and step up to find a way through.

I applaud every one of you for showing up tonight, but we need more of the citizens of this town to show up, not just tonight. We need your talents, experience, and desire to help develop innovative ideas that lead to solutions to help Wareham overcome challenging times.

X
Y

Finance Committee Member Dominic Cammarano Jr.:

Being on the finance committee has been a pleasure for me. I have a great love for this town and enjoy being fully invested and involved. The main problem that bothers me the most is when C.P.C. puts funds towards private enterprises, which in turn make a personal profit. This is my money, your money and the towns' money that is being used as a profit instead of being truly put towards the community. I do truly feel that C.P.C. does great things for the town and most of the time the money is used well for our community. However, I feel that this is a great misuse of money, and frankly I consider it an injustice. I believe it should be used for better resources that truly impact the community such as playgrounds, historical preservations, etc.

Finance Committee Member Norma Scogin;

As a part time resident of Wareham from 2001 to 2022, I enjoyed the water front, the beaches, and the hiking trails. This is where my family chose to make a significant investment in our "forever" home. We have spent hours exploring marshes by kayak and more open waters by sailboat or power boat. The fireworks, the festivals and concerts in Onset, the restaurants, the YMCA, Nessralla's corn and tomatoes in summer, the town decorations at Christmas, Marc Anthony's and so much more are all a big part of the appeal of this area for me and many others.

It was only after we retired and moved here full time that my spouse and I had an opportunity to get involved on a deeper level. We, like many others, jumped in with both feet. We now realize how complicated the governing of a small town really is, especially when resources are limited and so much depends on volunteers. Wareham is grappling with many important issues right now: preserving open space and history, providing an affordable place for people to live and work, encouraging a vibrant downtown, creating appropriate infrastructure, and maintaining a peaceful, safe, and pleasant community where people want to live are among our challenges.

This community is our asset and our responsibility. Town Meeting is each voter's opportunity to participate in making Wareham all that it can be and the people who show up clearly care. I encourage you to think about where your skills and experiences might be put to good use for the common good.

Finance Committee Member Matthew Rose:

The Town of Wareham continues its struggle for another year. Many of our town departments are short staffed and overworked. Costs of materials and labor drive our spending with key parts of our infrastructure that need attention. Despite these hardships this town always finds a way to move forward. This is one of the biggest reasons I love this town. I know no matter what problems we face as a community we always find a way. Let us never forget we are truly in this together.

Finance Committee Member Julie Moran;

I am a new resident of Wareham and had never considered serving in town government. Upon learning that we struggle, like many towns, to recruit members for even our most vital town committees, I decided to get involved. This past August I was appointed to the Finance Committee. I am pleased to report that I am thoroughly enjoying my service and have seen firsthand the commitment of our town staff, board members and other volunteers to providing a vibrant and exciting place for us to live, work and play. Wareham deserves this future, but we need your help. Please, please consider getting involved. No experience required!

Finance Committee Member Bernard Pigeon:

This is my last year serving on the Finance Committee. Our Charter limits us to 9 consecutive years and then we must wait one before we may apply for reappointment. With my 'retirement' I will have served on the FinComm in three different communities for a total of 20 years. And I am doubly honored that 15 of those years I was chosen as Chairman.

I will miss you... the banter back and forth, the deep discussion of the issues, and the constant concern for the betterment of our community. We didn't always agree but we were always confident as to the honesty and sincerity of the opposite point of view.

I'd like to think that my presence had a constructive impact on the Finance Committee and our community but I'm not necessarily leaving... I anticipate, after this election, I'll be moving to the Sewer Commission as an elected Sewer Commissioner. So, I'll be working perhaps a little further behind the scene than usual.

I wish you all well and advise to keep in mind... "it's only money".

TOWN MEETING RULES of ORDER

Page Reference	Rank	Table of Basic Points of Motions	Seconded Required	Debateable	Amendable	Vote Required	May Reconsider	May Interrupt
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PRIVILEGED MOTIONS

131	1	Dissolve or adjourn sine die	Yes	No	No	Maj.	No	No
128	2	Adjourn to a fixed time or recess	Yes	Yes	Yes	Maj.	No	No
127	3	Point of no Quorum	No	No	No	None	No	No
125	4	Fix the time to (or at) which to adjourn	Yes	Yes	Yes	Maj.	Yes	No
123	5	Question of privilege	No	No	No	None	No	Yes

SUBSIDIARY MOTIONS

104	6	Lay on the table	Yes	No	No	2/3	Yes	No
102	7	The previous question	Yes	No	No	2/3	No	No
101	8	Limit or extend debate	Yes	No	No	2/3	Yes	No
99	9	Postpone to a time certain	Yes	Yes	Yes	Maj.	Yes	No
96	10	Commit or refer	Yes	Yes	Yes	Maj.	Yes	No
93	11	Amend (or substitute)	Yes	Yes	Yes	Maj.	Yes	No
91	12	Postpone indefinitely	Yes	Yes	No	Maj.	Yes	No

INCIDENTAL MOTIONS

109	Same rank as motion out of which they arise	Point of order	No	No	No	None	No	Yes
110		Appeal	Yes	Yes	No	Maj	Yes	No
113		Decision of a question	Yes	Yes	Yes	Maj	No	No
114		Separate consideration	Yes	Yes	Yes	Maj	No	No
115		Fix the method of voting	Yes	Yes	Yes	Maj	Yes	No
116		Nominations to committees	No	No	No	Plur	No	No
118		Withdraw or modify a motion	No	No	No	Maj	No	No
120		Suspension of rules	Yes	No	No	2/3 †	No	No

MAIN MOTIONS

66	None	Main motion	Yes	Yes	Yes	Var.	Yes	No
77	•	Reconsider or rescind	Yes	•	No	Maj	No	No
105	None	Take from the table	Yes	No	No	Maj	No	No
52	None	Advance an article	Yes	Yes	Yes	Maj	Yes	No

- Same rank and debatable to same extent as motion being reconsidered
- † Unanimous if rule protects minorities; out of order if rule protects absentees

EXPLANATION OF FREE CASH & STABILIZATION FUND

Free Cash - Remaining, unrestricted funds from operations of the previous fiscal year including unexpended free cash from the previous year, actual receipts in excess of revenue estimates shown on the tax recapitulation sheet, and unspent amounts in budget line-items. Unpaid property taxes and certain deficits reduce the amount that can be certified as free cash. The calculation of free cash is based on the balance sheet as of June 30, which is submitted by the community's auditor, accountant, or comptroller. Important: free cash is not available for appropriation until certified by the Director of Accounts. (Additional from MA Department of Revenue) DOR recommends that communities understand the role free cash plays in sustaining a strong credit rating and encourages the adoption of policies on its use. Under sound financial policies, a community would strive to generate free cash in an amount equal to 3-to-5 percent of its annual budget. Free cash would not be depleted in any year, so that the following year's calculation would begin with a positive balance. Conservative revenue projections and departmental appropriations would be orchestrated to produce excess income and departmental turn backs. As a non-recurring revenue source, a prudent use of free cash would be to fund one-time expenditures, a capital purpose or to replenish other reserves. If projected as a revenue source to support the ensuing year's operations, the amount used would be restricted to a percentage of total free cash. However, DOR also recommends that free cash not be available to supplement current year departmental operations. By eliminating the expectation of additional resources later in the fiscal year to back-fill budgets, department heads will produce more accurate and realistic annual appropriation requests. <http://www.mass.gov/dor/docs/dls/mdmstuf/technical-assistance/best-practices/>

Stabilization Fund - A special account created to provide a reserve for municipal purposes. It is typically considered as a town's savings account or a "rainy day fund", to be used to balance budget shortfalls in years when local revenues or state aid is low, or when unique or unexpected expenses arise, or for any other purpose that Town Meeting authorizes. To deposit or withdraw money from the Stabilization Fund, Town Meeting must approve the amount by a 2/3 vote.

ANTICIPATED AND PROJECTED REVENUES

	ACTUAL FISCAL 2020	ACTUAL FISCAL 2021	ACTUAL FISCAL 2022	FY2023 ANTICIPATED	FY2024 PROJECTED
REAL ESTATE TAX:					
Levy Limit	40,402,466	42,000,357	43,623,594	45,183,810	46,864,293
(Previous Fiscal Yr. + 2.5% Growth)	1,010,062	1,050,009	1,090,590	1,129,596	1,171,608
Debt Exclusion	660,387	1,447,222	1,447,222	1,633,363	1,662,281
Estimated New Growth	587,829	567,991	469,626	550,887	450,000
PROPERTY TAXES & OTHER REAL	42,660,744	45,065,579	46,631,032	48,497,656	50,148,182
INTER-GOVERNMENTAL TRANSFERS					
School Chapter 70	13,381,730	13,381,730	13,449,800	13,689,648	16,227,456
Charter School Reimbursement	293,780	391,355	326,828	1,313,361	762,468
School Choice Receiving Tuition	319,213				
McKinney-Vento Act					
Subtotal School	13,994,723	13,773,085	13,776,628	15,003,009	16,989,924
Unrestricted Government aid	2,100,976	2,100,976	2,174,510	2,291,934	2,928,982
Veterns Benefits	239,072	253,015	271,230	261,580	239,659
Exemptions - Veterns, Blind, Elderly	140,345	148,204	126,843	121,841	131,942
State Owned Land	106,632	109,405	123,753	158,850	185,229
Subtotal General Government	2,587,025	2,611,600	2,696,336	2,834,205	3,485,812
TOTAL CHEERY SHEET AID	16,581,748	16,384,685	16,472,964	17,837,214	20,475,736
ESTIMATED LOCAL RECEIPTS:					
Motor Vehicle Excise	3,055,295	3,319,625	3,497,594	3,000,000	3,125,000
Local Meals Excise	568,012	551,053	689,866	510,000	600,000
Local Room Occupancy Excise	267,582	381,502	509,807	340,000	450,000
Short Term Rental Tax					
Boat Excise	58,494	37,730	51,280	40,000	45,000
Cannabis	555,046	453,664	470,070	150,000	150,000
Penalties & Interest	217,022	413,766	367,351	300,000	325,000
Fees	658,253	853,194	855,529	650,000	750,000
Rentals	103,991	101,520	55,925	50,000	40,000
License & Permits	1,624,322	1,463,324	1,204,482	1,200,000	1,050,000
Fines & Fofeits	69,544	101,734	100,109	50,000	100,000
Investment Income	216,954	80,934	18,052	100,000	150,000
Medicaid	289,649	215,389	308,628	240,000	275,000
Misc. Recurring	287,418	142,305	249,666	250,000	220,000
Misc.Non-Recurring					
ESTIMATED LOCAL RECEIPTS	4,916,287	4,796,115	8,378,359	6,880,000	7,280,000
AVAILABLE FUNDS					
Stabilzation Fund		600,000			
Free Cash					
Overlay Reserve					
RRFA - Onset Pier					
Harbor Service Permit Fees	85,000	90,000			53,750
Community Preservation Fund					272,950
Waterways Improvement	30,000	25,000		25,000	50,000
Wetlands Protection	25,000	25,000		15,000	25,000
TOTAL AVAILABLE FUNDS	140,000	740,000	0	40,000	401,700

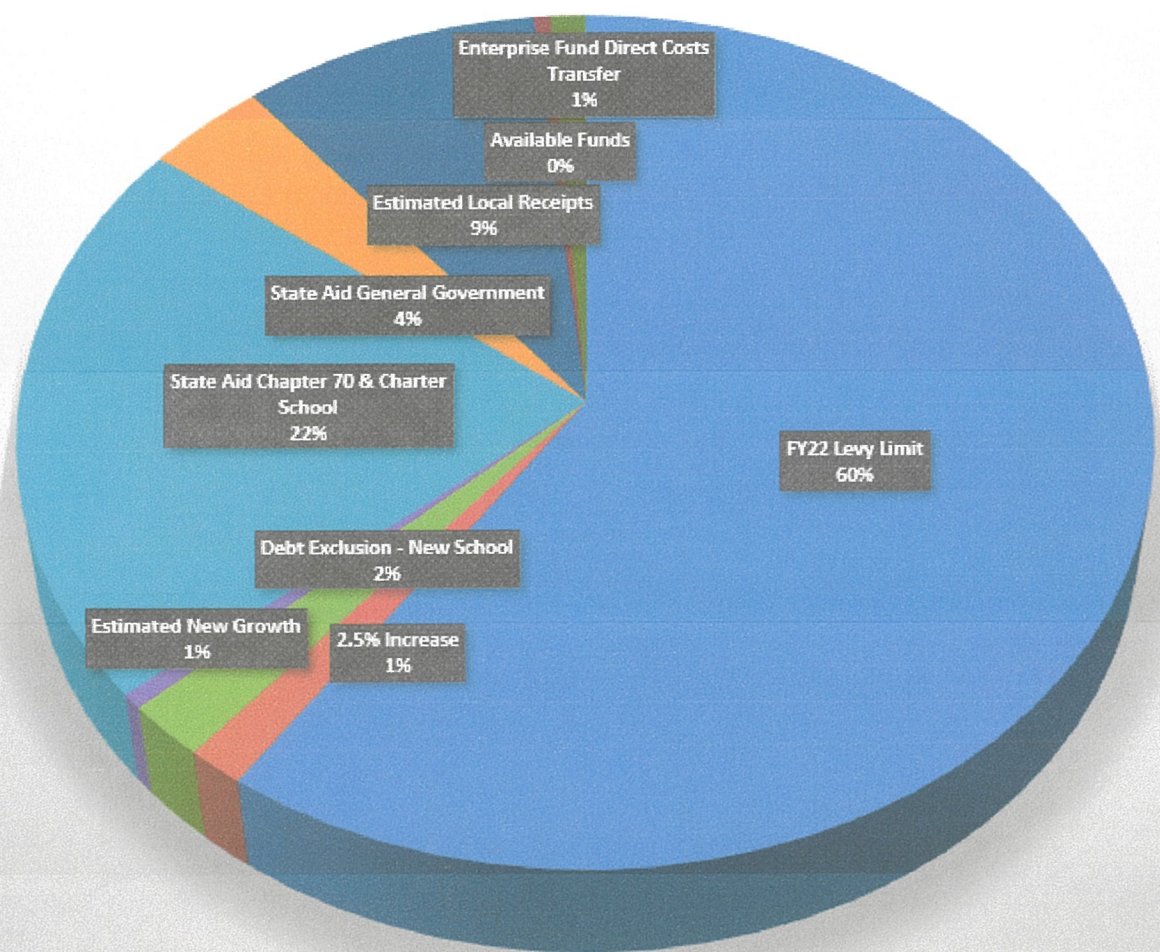
ANTICIPATED AND PROJECTED REVENUES

SEWER ENTERPRISE:

Direct Cost Transfer	\$918,168	\$897,773	\$875,000	\$863,766	\$858,401
TOTAL AVAILABLE REVENUE	\$67,953,029	\$71,203,776	\$72,357,355	\$74,118,636	\$78,607,189
LESS OFFSETS					
ASSESSORS OVERLAY	325,000	325,000	325,000	225,000	225,000
COUNTY & STATE ASSESSMENTS	5,174,375	4,845,030	5,096,844	5,869,925	6,500,000
VETERANS ASSESSMENTS		370,000	405,000	405,000	405,000
LESS SNOW REMOVAL OVERDRAFT					
TOTAL OFFSETS	5,499,375	5,540,030	5,826,844	6,499,925	7,130,000
TOTAL AVAILABLE	\$62,433,259	\$64,564,007	\$64,978,247	\$67,618,711	\$72,034,019

REVENUES				
FY24 TAX LEVY	FY23	FY24	Delta	% Increase
FY23 Levy Limit	45,183,810	46,864,293	1,680,483	3.72%
2.5% Increase	1,129,596	1,171,608	42,012	3.72%
Debt Exclusion - New School	1,633,363	1,662,281	28,918	1.77%
Estimated New Growth	550,887	450,000	(100,887)	-18.31%
State Aid Chapter 70 & Charter School	15,003,009	16,989,924	1,986,915	13.24%
State Aid General Government	2,834,205	2,928,982	94,777	3.34%
Estimated Local Receipts	6,880,000	7,280,000	400,000	5.81%
Available Funds	40,000	401,700	361,700	904.25%
Enterprise Fund Direct Costs Transfer	863,766	858,401	(5,365)	-0.62%
	74,118,636	78,607,189	4,488,553	6.06%

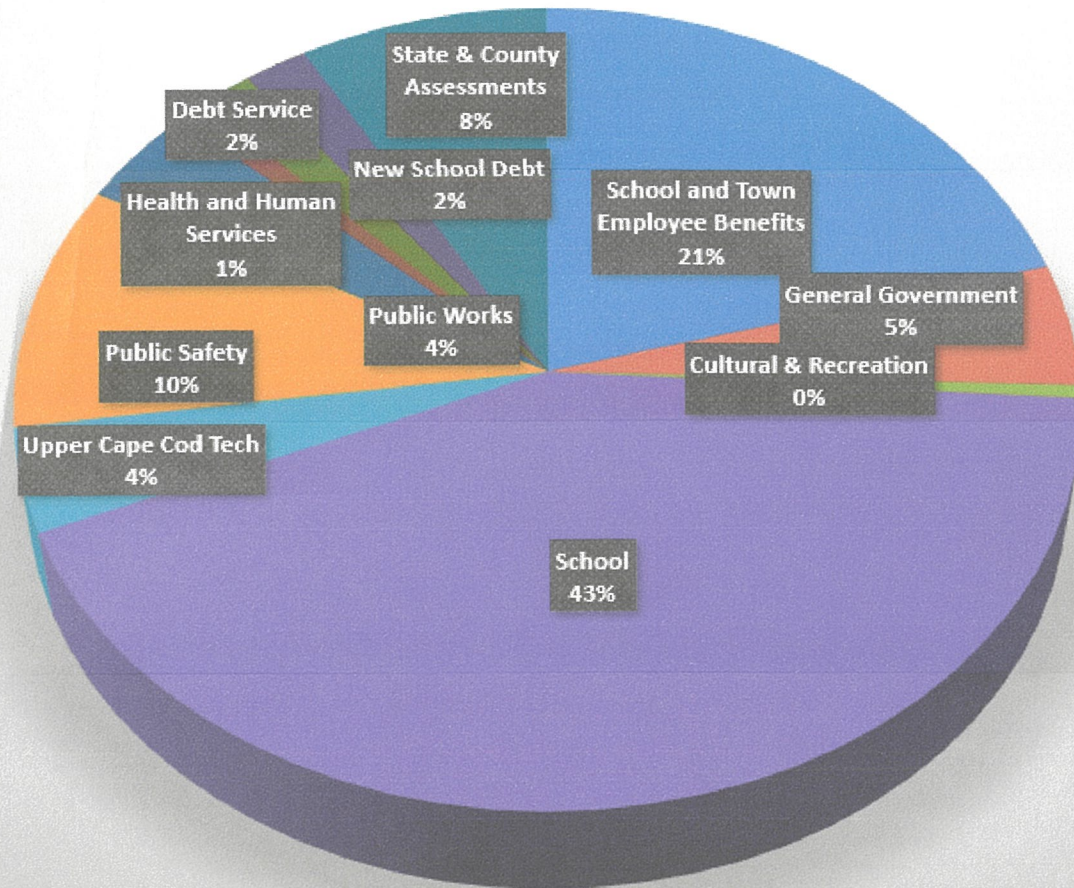
FY24 Revenue Chart



EXPENSES

RECAP SHEET ITEMS	FY23	FY24	Delta	% Increase
School and Town Employee Benefits	15,079,163	16,223,549	1,144,386	7.59%
General Government	3,560,681	3,854,973	294,292	8.27%
Cultural & Recreation	375,715	401,516	25,801	6.87%
School	32,015,490	33,510,309	1,494,819	4.67%
Upper Cape Cod Tech	3,209,689	3,304,624	94,935	2.96%
Public Safety	7,416,030	7,785,664	369,634	4.98%
Public Works	2,934,887	3,221,961	287,074	9.78%
Health and Human Services	712,792	774,130	61,338	8.61%
Debt Service	265,000	1,391,025	1,126,025	424.92%
New School Debt	1,633,363	1,662,281	28,918	1.77%
State & County Assessments	6,340,859	6,477,157	136,298	2.15%
Total Estimated Expenses	73,543,669	78,607,189	5,063,520	6.89%

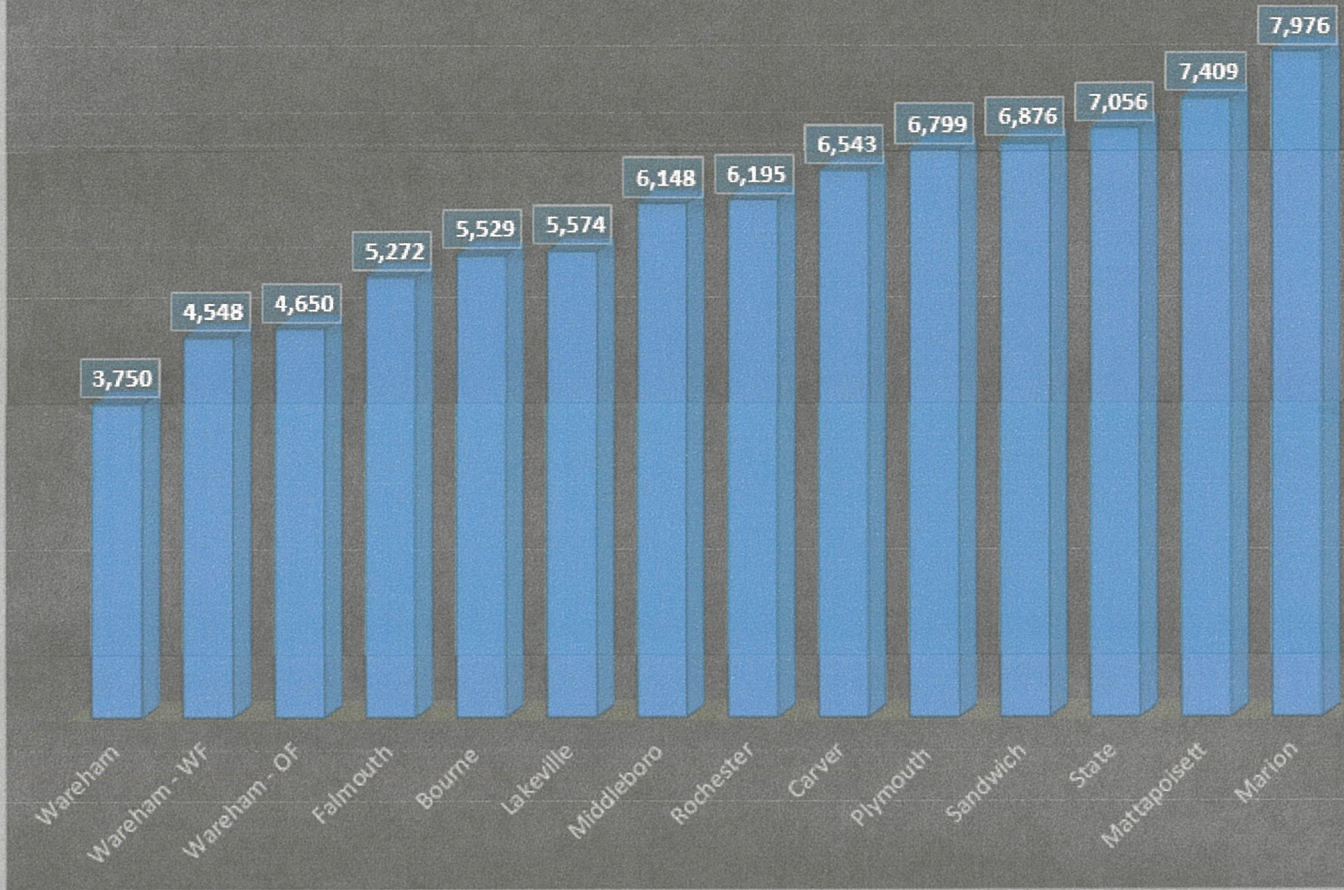
FY24 EXPENSE CHART



WHERE DOES THE MONEY GO?



FY23 AVG. SINGLE FAM TAX BILL



Why Does the Average Single-Family Tax Bill Matter

	Bourne	Carver	Falmouth	Lakeville	Mattapoisett	Middleboro	Plymouth	Rochester
Avg. SF Tax Bill	5,529	6,799	5,272	5,574	7,409	6,148	6,799	6,195
Wareham w/ Onset Fire	4,650	4,650	4,650	4,650	4,650	4,650	4,650	4,650
Delta	879	2,149	622	924	2,759	1,498	2,149	1,545
Wareham SF Parcels - 9489	9,489	9,489	9,489	9,489	9,489	9,489	9,489	9,489
Additional revenue if Wareham had the same Avg SF Tax Bill								
	8,342,323	20,393,353	5,903,650	8,769,328	26,181,643	14,216,014	20,393,353	14,661,997

W A R R A N T

ANNUAL SPRING TOWN MEETING
TOWN OF WAREHAM

APRIL 24, 2023
(GENERAL BUSINESS PORTION)

WAREHAM ELEMENTARY SCHOOL
63 MINOT AVENUE
WAREHAM, MA 02571

7:00 O'CLOCK P.M.

MAY 2, 2023
(ELECTION)

DESIGNATED POLL LOCATIONS 8:00 O'CLOCK A.M. to 8:00 O'CLOCK P.M.

COMMONWEALTH OF MASSACHUSETTS

PLYMOUTH, S.S.

TO EITHER OF THE CONSTABLES OF THE TOWN OF WAREHAM

GREETINGS:

In the name of the Commonwealth of Massachusetts, you are hereby directed to notify and warn the legal voters of the Town qualified to vote in Town affairs Town Meeting shall commence on April 24, 2023 at 7:00 o'clock p.m. at the Wareham Elementary School Cafetorium, 63 Minot Avenue, Wareham, MA at which time the general business of the Town shall be transacted to meet and act upon the articles below; following the conclusion of which the meeting shall be adjourned until the commencement of the Annual Town Election for Town Officers designated in the official ballot on May 3, 2022 at 8:00 o'clock a.m., said Election to take place in: **Precinct 1:** Wareham Town Hall, 54 Marion Road, Wareham; **Precinct 2 and Precinct 3:** Ethel E. Hammond Elementary School, 13 Highland Avenue, Onset; **Precinct 4 and Precinct 5:** Redmen Hall, 745 Main Street, West Wareham; **Precinct 6:** Wareham Town Hall, 54 Marion Road, Wareham on Tuesday, with dissolution of Town Meeting taking place at the end of the Election on May 3, 2023 at 8:00 o'clock p.m.

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

ARTICLE 1 - ELECTION OF OFFICERS

To choose the following officers: two Select Board members for a term of three (3) years, two Assessors for a term of three (3) years, two School Committee members for a term of three (3) years, one Housing Authority member for a term of five (5) years, one Constable for a term of three (3) years, one Sewer User Commissioner for a term of three (3) years, one Non-Sewer Commissioner for a term of three (3) years, or to do or act in any manner relative thereto.

Inserted by the Select Board

Explanation:

This is a routine, but important article for the Town's Annual Town Meeting. It has no financial impact on the proposed budget, but in the long term, the Town's elected and appointed officials can have a great influence on the Town's financial condition.

The Board of Selectmen recommends approval of this article: 4-0-0

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

The successful candidates for these positions, as well as most of our appointed or elected positions, serve with no compensation or benefits. They all serve one objective, making our community a better place. We encourage all registered voters to vote.

ARTICLE 2 - RECURRING BUSINESS

- A. To see if the town will vote to authorize the Select Board and/or the Town Administrator to apply for, accept and enter contracts from time to time for the expenditure of any funds allotted or otherwise available to Wareham by the Commonwealth of Massachusetts or the U.S. Government under any State or Federal Grant program or activity, or to do or act in any manner relative thereto.

Inserted by the Select Board

- B. To see if the Town will authorize its Town Treasurer/Collector to enter into compensating balance agreements for fiscal year 2024 pursuant to Chapter 44, Section 53F of the General Laws, or to do or act in any manner relative thereto.

Inserted by the Select Board

- C. To see if the Town will vote to expend interest earned from loan repayments made between the Town of Wareham and Wareham residential property owners as authorized under Chapter 111, Section 127B1/2 and/or Chapter 29C of the General Laws for use for

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

the administration of the Septic Loan Program and for additional so-called betterment loan projects, or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Director of Planning and Community Development.

Explanation Item A:

This is a housekeeping article which authorizes the Select Board and/or the Town Administrator to accomplish the legal and administrative details necessary to enter into agreements and contracts involving State and Federal funds.

Explanation Item B:

This is a housekeeping article which authorizes the Town Treasurer/Collector to maintain sufficient balances in the Town accounts to avoid bank service charges.

Explanation Item C:

This is a routine, but important item because it complies with a state law requirement that these public bodies report annually to their constituents and the Town.

Explanation Item D:

This is a housekeeping item to ensure the Town conforms to the Massachusetts Department of Environmental Protection's regulations under the Massachusetts Water Pollution Abatement Trust's Title V Septic Loan Program. This authorizes interest earned on loans made to individual homeowners be used for the administration of the program and to make additional loans.

The Select Board recommends approval of this article:

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

The Finance Committee recommends approval of this article. Article 2 authorizes the Town to continue to conduct normal operations.

ARTICLE 3 - COMPENSATION OF CERTAIN APPOINTED OFFICIALS

To see if the Town will vote pursuant to G.L. c. 41, Section 108 to set the compensation of appointed officials, and further, to set the compensation of certain appointed officials, or to do or act in any manner relative thereto.

Inserted by the Select Board

Explanation:

This article authorizes the establishment of salary levels for the Moderator provided by Section 108, Chapter 41 of the Massachusetts General Law.

The elected officials' salaries are as follows:

Town Moderator: \$120.00 per diem

X
X
X

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

The Select Board recommends approval of this article: 4-0-0
The Finance Committee recommends approval of this article: 9-0-0

X
X

Finance Committee Recommendation:

Article 3 is an annual article that authorizes the Town to compensate certain elected or appointed officials, in this case, only the Moderator. This compensation must be authorized by Town Meeting.

X

ARTICLE 4 – FY24 REVOLVING FUNDS

To see if the Town will vote to approve all of the following G.L. c. 44, Section 53½ revolving funds, or to do or act in any manner relative thereto:

<u>Revolving Fund</u>	<u>Authorizing to Spend Fund</u>	<u>Revenue Source</u>	<u>Use of Fund</u>	<u>FY24 (current) Spending Limit</u>	<u>Disposition of FY 23(prior) Fund Balance</u>
COA/Transportation	COA/Transportation	User Fees/	Transportation	200,000	Unencumbered balance from FY23 funds transferred to FY24 revolving fund
Library	Library	Fines/fees/ Fund Raising	Supplies, books	20,000	Unencumbered balance from FY23 funds transferred to FY24 revolving fund
COA/Social Programs/ Daycare	COA/Social Programs	User Fees/ Fund Raising	Programs, supplies, equipment, contracted instructors and any other related expenses	50,000	Unencumbered balance from FY23 funds transferred to FY24 revolving fund
COA/Activities	COA/Activities	User Fees/ Fund Raising	Programs, supplies, equipment, contracted instructors and any other related expenses	50,000	Unencumbered balance from FY23 funds transferred to FY24 revolving fund
Hammond Rental	Director of Municipal Maintenance	Rent from former Hammond School	Operating costs of buildings and grounds	50,000	Unencumbered balance from FY23 funds transferred to FY24 revolving fund
Recycling	Chair of Recycling	User Fees/ Fund Raising	Programs, supplies,	50,000	Unencumbered balance from FY23 funds transferred to FY24

APRIL 24, 2023
 SPRING TOWN MEETING WARRANT (CONT'D.)

	Committee with approval of Town Administrator		equipment, contracted instructors and any other related expenses		revolving fund
Shellfish Propagation	Shellfish Constable and Town Administrator	Shellfish permits fees + 20% of all fees derived from shellfish permits	Shellfish Propagation and enhancement of shellfish resources	30,000	Unencumbered balance from FY23 funds transferred to FY24 revolving fund
Board of Health	Health Department	Fees from Rental Inspection program	Fund Rental Inspection Program	75,000	Unencumbered balance from FY23 funds transferred to FY24 revolving fund
Treasurer	Director of Finance	Tax Title Collections	Necessary and related Tax Title Fees	150,000	Unencumbered balance from FY32 funds transferred to FY24 revolving fund
Code Enforcement	Building Commissioner	Fines, Fees and Funds from Enforcement	Fund Code Enforcement	100,000	Unencumbered balance from FY23 funds transferred to FY24 revolving fund
Solid Waste and Recycling	Town Administrator, Municipal Maintenance Director	Beginning 7/1/2019 all revenue from solid waste and recycling programs including sticker fees and any other revenue associated with solid waste, recycling, bulky items and white goods	Pay for all operational and disposal costs of solid waste, recycling, bulky items white goods and associated costs, including assessments for transfer station	2,500,000	Unencumbered balance from FY23 funds transferred to FY24 revolving fund
Tremont Nail Factory	Director of Municipal Maintenance	Rent, Fees, Charges, Fund Raising	Operating costs of buildings and grounds	500,000	Unencumbered balance from FY23 funds transferred to FY24 revolving fund

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

Buildings & Grounds					
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Inserted by the Select Board at the request of the Town Administrator

Explanation:

This is a housekeeping article that authorizes the continuance of several revolving funds.

The Select Board recommends approval of this article:

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

This housekeeping article allows the ongoing use of authorized monies for specific activities within the Town. A fund is typically established through a one-time infusion of cash and is then replenished through user fees or fundraising, thus ensuring an ongoing source of funding for the activity. Each of the revolving funds has a spending limit and requires that any unspent funds be rolled over to the following year.

There are two more Revolving Funds that were adopted at our Annual Town Meeting of April 25, 2022. They were 'Little Harbor Golf Course' and 'Decas Facility'. When this Warrant was prepared they were inadvertently left off this list. They will appear on the Special Within The Annual Meeting, April 24, 2023, as Article S5.

ARTICLE 5 - OCCASIONAL REPORTS

To receive and hear reports regarding the Redevelopment Authority, Select Board, School Committee and the Capital Planning Committee and any other reports from committees who deem it necessary, or to do or act in any other manner relative thereto.

Inserted by the Select Board

Explanation:

If passed, this article would authorize Town Meeting to hear any reports from Town boards, committees and/or commissions.

The Select Board recommends approval of this article: 4-0-0

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

This is a routine article which formally allows Town Meeting to hear reports from various committees and organizations. Often, these reports were specifically requested by earlier Town Meetings. This article has no impact on the budget.

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

ARTICLE 6 – FY24 CAPITAL PLAN

To see if the Town of Wareham will vote to raise and appropriate and/or transfer a sum of money from available funds and authorize borrowing subject to MGL Chapter 44, Sections 7 or 8 or any other enabling authority, for the purpose of capital improvement projects including replacement of vehicles and equipment and repairs to and improvements to town buildings, facilities and waterways, or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Town Administrator

Explanation:

The purpose of this article is to fund capital improvement projects, including replacement of vehicles and equipment, as well as repairs and improvements to Town buildings, facilities, and waterways.

The Capital Planning Committee recommends approval of this article:

The Board of Selectmen recommends approval of this article:

The Finance Committee recommends approval of this article: (Refer to STM)

Finance Committee Recommendation:

The Capital Planning Committee is responsible for continuously updating the Capital Improvement Program which is a five-year plan of potential capital expenditures with supporting information as to the need of each expenditure. It does not portend to project the potential revenues for any Fiscal Year. This request represents the current needs of Wareham based on priority and available funds.

Capital expenditure typically includes equipment, building repairs and asset maintenance costing greater than \$25,000 that are needed to run the Town safely and efficiently. Health and safety are given priority. Capital needs are identified by department heads and reviewed by the capital Planning Committee prior to approval for acceptance on the 5-year Capital Plan. The final list of items to be funded under the Capital Plan is made by the Town Administrator based upon Town-wide priorities and available free cash as well as outside funding sources.

There are no Capital requests for this Annual Town Meeting (FY2024). All current requests have been placed on the FY2023 Special Town Meeting.

See appendices for complete 5 Year Capita Plan.

ARTICLE 7 – FY24 BUDGET

To see if the Town will vote to raise and appropriate, transfer from available funds, or borrow such sums of money as are necessary to fund the annual operating budget of the Town for Fiscal Year 2024, or take any other action relative thereto.

Inserted by the Select Board at the request of the Town Administrator

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

Explanation:

This Article presents the entire operational budget, with salary and expense detail, for review by the taxpayers of Wareham.

The Select Board recommends approval of this article:

The Finance Committee recommends approval of this article: 7-0-0

Finance Committee Recommendation:

The Finance Committee recommends approval of this article. We have met with Heads of all Departments and reviewed their budget requests for FY2022. They all would have preferred to have additional manpower but, understanding the limited revenues available and the impact Covid-19 impact, came in with requests that will allow each department meet its principal requirements but leave little room for unplanned events.

		FY2019 ACTUAL	FY2020 ACTUAL	FY2021 ACTUAL	FY2022 ACTUAL	FY2023 TOWN MEETING	FY2024 DEPT REQUEST	FY2024 ADMIN RECOMMEN D
GENERAL GOVERNMENT								
<u>TOWN MEETING</u>								
SALARIES	Part-time	3,440	1,165		1,160	2,190		
	Overtime					0		
TOTAL SALARIES		3,440	1,165	0	1,160	2,190	2,190	2,190
EXPENSES	Other Professiona	3,540	3,535	2,879				
	Advertising	4,000	4,000					
	Other Purchased S	100	120					
TOTAL EXPENSES		7,640	7,290	2,879	8,240	5,740	5,740	5,740
1 TOWN MEETING TOTAL		\$11,080	\$8,431	\$2,879	\$9,400	\$7,930	\$7,930	\$7,930
<u>SELECT BOARD</u>								
TOTAL SALARIES	Regular	63,320	52,907	58,568	61,773	65,358	68,732	68,732
	Dues & Membersl	4,000	4,000	4,000	4,000	4,000	4,500	
	Printing & Mailin	900	1,000	1,000	1,000	1,000	1,000	
	All Office Supplie	1,400	1,500	1,500	1,500	1,750	1,750	
	Travel Reimburse	3,000	3,000	3,000	3,000	3,000	3,500	
	Conferences							
TOTAL EXPENSES		9,300	9,090	9,283	9,500	9,750	10,750	10,750
2 SELECT BOARD TOTAL		\$72,620	\$61,997	\$66,797	\$71,273	\$75,108	\$79,482	\$79,482
<u>ADMINISTRATION</u>								
SALARIES	Regular	248,891	255,088	245,938	256,343	279,607	283,259	
	Longevity						2,100	
	Stipend			8,000	8,000	8,000	8,160	
TOTAL SALARIES		248,891	255,088	252,692	264,343	287,607	293,519	291,191
EXPENSES	Dues & Membersl	3,050	3,050	3,050	3,050	3,100	3,100	
	Rental/Leased Equip					1,420	2,600	
	Advertising	1,000	1,000	1,000	1,000	1,000	2,000	
	Cellular					300	300	
	Telephone							
	Other Purchased Services							
	All Office Supplie	1,051	1,051	1,051	1,051	1,100	500	
	Other Supplies							
	Travel Reimbursement							
	Conferences	3,000	3,000	2,000	2,000	2,100	1,000	
TOTAL EXPENSES		8,101	8,101	8,927	7,101	9,020	9,500	10,500
3 ADMINISTRATION TOTAL		\$256,992	\$263,189	\$261,619	\$271,444	\$296,627	\$303,019	\$301,691
<u>FINANCE COMMITTEE</u>								
EXPENSES	Other Professiona	3,000	3,000	2,460	6,000	7,500	10,000	10,000
TOTAL EXPENSES		3,000	3,000	2,460	6,000	7,500	10,000	10,000
FINANCE COMMITTEE RESERVI		70,000	50,000	50,000	50,000	50,000	75,000	75,000
4 FINANCE COMMITTEE TOTAL		\$73,000	\$53,000	\$52,460	\$56,000	\$57,500	\$85,000	\$85,000
<u>ACCOUNTING DEPARTMENT</u>								
SALARIES	Regular	203,406	202,285	212,712	215,884	224,034	229,706	
	Longevity	321		877			2,000	
	Intern						8,992	
TOTAL SALARIES		203,727	202,285	209,070	215,884	224,034	240,698	240,748
EXPENSES	Repairs & Mainte	200	200	200	200	200	200	
	Rental/Leased Equ	0						
	Other Professiona	9,000	9,000	10,500	10,500	10,500	10,500	
	All Office Supplie	1,050	1,050	1,050	1,050	1,050	1,050	

	Longevity	253	290	305	305		
TOTAL SALARIES		151,406	150,895	153,954	187,345	205,320	214,101
EXPENSES							
	Drug/Alcohol Tes	3,000	3,000	1,750	1,750	1,750	3,500
	Physicals	7,500	7,500	7,500	7,500	7,500	5,750
	Tuition/Conferen	2,000	5,500	2,500	2,000	2,000	5,000
	Printing & Mailin	500	500	500	500	500	500
	Office Supplies	1,000	1,750	1,750	1,750	1,750	1,750
	Advertising	3,000	1,000	1,000	500	500	500
	Professional Services				1,000	1,000	
	Confrences	2,000		2,000	2,000	2,000	
TOTAL EXPENSES		19,000	15,845	14,816	17,000	17,000	17,000
11 TOTAL HUMAN RESOURCES I		\$170,406	\$166,740	\$168,770	\$204,345	\$222,320	\$231,101
INFORMATION TECHNOLOGY DEPARTMENT							
	Regular	231,430	236,296	246,866	262,309	274,451	287,630
	Longevity	829	859	903	940	5,000	5,100
	Overtime					5,000	7,000
TOTAL SALARIES		232,259	237,155	241,483	263,249	285,435	299,730
	Repairs & Mainte	86,905	108,200	98,128	107,742	107,352	139,370
	Other Professiona	8,000	26,800	8,000	15,200	15,400	15,600
	Tuition Other	400	1,928	22,000	9,700	9,700	6,600
	Other Purchased S	85,734	127,300	127,300	134,812	138,931	152,262
	Software	82,475	101,040	109,840	127,936	132,636	147,100
	All Office Supplie	200	200	200	200	200	200
	Other Supplies	1,000	1,000	1,000	1,000	1,000	1,000
	Gas Diesel & Oil	1,000	1,000	1,000	1,000	1,000	1,000
TOTAL EXPENSES		315,314	324,180	342,291	397,200	406,219	509,682
12 INFORMATION TECHNOLOGY		\$547,573	\$561,335	\$583,774	\$660,449	\$691,654	\$762,862
COMMUNICATIONS DEPARTMENT							
EXPENSE	Repairs & Mainte	17,000	15,000	15,000	15,000	15,000	15,000
	Telephone	27,000	28,500	28,500	28,500	28,500	28,500
	Cellular	2,500	3,000	3,000	3,000	3,000	4,000
	Internet Access	45,000	45,000	45,000	46,100	46,100	54,400
TOTAL EXPENSES		91,500	91,500	90,845	92,600	92,600	101,900
13 COMMUNICATIONS DEPARTM		\$91,500	\$84,259	\$90,845	\$92,600	\$92,600	\$101,900
TOWN CLERK DEPARTMENT							
SALARIES	Regular	178,318	155,543	158,576	176,633	192,153	203,700
TOTAL SALARIES		178,318	155,543	158,576	176,633	192,153	207,097
EXPENSE	Repairs & Mainte	2,100	2,100	2,538	2,538	2,772	3,000
	Printing & Mailin	6,844	7,526	7,000	8,100	10,400	12,600
	Other Purchased S	2,139	2,749	3,055	3,255	3,650	3,650
	All Office Supplie	2,600	2,600	2,600	3,000	2,600	3,000
	Conferences	1,110	1,135	800	800	675	675
TOTAL EXPENSES		14,793	12,667	14,972	17,693	20,097	22,925
14 TOWN CLERK DEPARTMENT		\$193,111	\$168,210	\$173,548	\$194,326	\$212,250	\$226,625
ELECTIONS & REGISTRATIONS							
SALARIES	Part-time	41,506	19,087	44,664	13,672	48,666	46,658
	Overtime	801	500	1,108	375	1,162	1,180
TOTAL SALARIES		42,307	19,587	45,772	14,047	49,828	47,838
EXPENSES	Repairs & Maintenance						
	Printing & Mailin	3,919	3,944	4,225	7,385	5,805	7,385
	Other Purchased S	10,334	6,297	8,950	6,550	14,100	10,700
	Food Services	1,950	1,950	1,950	1,950	2,100	2,400
TOTAL EXPENSES		16,278	7,834	8,908	15,885	22,005	20,485
15 ELECTIONS TC		\$58,585	\$27,421	\$54,680	\$29,932	\$71,833	\$68,323

	Books & Subscrip	4,000	5,000	5,000	6,000	10,000	13,000	
	Ammunition/Arm	20,000	22,500	22,500	22,000	22,000	23,000	
	Travel Reimburse	3,500	4,000	4,000	3,500	3,500	3,500	
TOTAL EXPENSES		369,984	380,037	358,583	390,624	473,250	538,750	538,750
	Police Cruisers	150,000	146,731	149,997	150,000	150,000	150,000	150,000
18 POLICE DEPARTMENT TOTAL		\$5,437,729	\$5,607,189	\$5,695,878	\$6,080,609	\$6,500,133	\$6,779,110	\$6,827,099

INSPECTIONS DEPARTMENT								
SALARIES	Regular	288,289	270,545	272,306	329,632	220,743	215,680	
	Part-time					106,697	108,915	
	Overtime					4,000	6,000	
	Longevity	400	200	200	200			
TOTAL SALARIES		288,689	270,745	272,506	329,832	331,440	330,595	343,959
EXPENSES	Repairs & Mainte	780	2,188	2,100	2,100	2,100	2,200	
	Other Professiona	7,647	7,647	7,000	7,000	7,500	4,500	
	Dues & Membersl	1,000	1,000	500	500	500	750	
	Printing & Mailin	2,000	2,000	1,000	600	600	600	
	Cellular	2,600	2,600	2,800	2,800	2,800	2,800	
	Other Purchased S	7,000	7,000	3,000	6,000	3,000	3,000	
	All Office Supplie	4,500	5,300	4,500	4,500	4,500	2,500	
	Gas Diesel & Oil	3,000	3,000	3,000	3,000	4,000	3,000	
	Other Supplies	4,000	2,000	2,000	2,000	2,000	0	
	Travel Reimburse	2,000	2,000	1,500	1,500	1,000	1,500	
	Conferences	2,000	2,000	1,000	1,000	750	1,000	
TOTAL EXPENSES		36,527	19,636	17,271	31,000	28,750	21,850	26,250
19 INSPECTIONS DEPARTMENT T		\$325,216	\$290,381	\$289,777	\$360,832	\$360,190	\$352,445	\$370,209

DEPARTMENT OF NATURAL RESOURCES								
SALARIES	Regular	358,430	371,515	359,245	367,272	389,839	415,988	
	Part-time	53,319	53,319	50,385	57,385	58,796	58,796	
	Overtime	10,000	14,000	14,000	14,000	14,000	18,000	
	Longevity	459	482	507	533	3,000	3,000	
TOTAL SALARIES		422,208	390,345	400,150	439,190	465,635	495,784	495,784
EXPENSES	Electricity	3,600	3,600	3,600	3,600	3,600	3,600	
	Water	1,322	1,322	1,322	1,322	1,322	1,322	
	Sewer	600	626	626	626	750	750	
	Repairs & Mainte	20,961	20,211	19,000	19,000	19,000	21,000	
	Other Professiona	9,150	9,000	9,000	14,000	14,000	12,000	
	Printing & Mailin	1,890	1,890	1,890	6,000	6,000	6,000	
	Cellular	2,277	2,677	2,780	3,400	4,000	4,000	
	Rental/Lease	1,080	1,280	1,280	1,280	1,500	1,500	
	All Office Supplie	2,000	2,000	2,000	2,000	2,000	2,000	
	Bldg. & Equip Su	2,700	2,700	2,600	2,600	2,600	2,600	
	Custodial Supplie	1,620	1,620	1,600	1,600	2,000	2,000	
	Gas Diesel & Oil	17,600	17,000	16,500	16,500	18,500	18,500	
	Propane	3,000	3,000	2,500	2,500	3,500	3,500	
	Uniforms	4,300	4,500	4,000	4,500	4,500	4,500	
	Dues & Membersl	600	600	500	1,900	1,900	1,900	
	Conferences	630	630	900	900	900	900	
	Licenses	560	3,000	4,000	4,000	4,000	4,000	
TOTAL EXPENSES		73,890	87,194	69,081	85,728	90,072	90,072	92,572
20 DEPARTMENT OF NATURAL R		\$496,098	\$477,539	\$469,231	\$524,918	\$555,707	\$585,856	\$588,356

HUMAN SERVICES

BOARD OF HEALTH DEPARTMENT									
SALARIES	Regular	194,760	206,189	192,730	186,872	188,592	193,196		
	Overtime		7,500	7,500	7,500	7,500	7,500		
	Longevity	459	458	459	500	0	0		
TOTAL SALARIES		195,219	185,702	194,970	194,872	195,592	200,696	200,696	
EXPENSES	Repairs & Mainte	1,000	1,500	1,000	1,000	1,000	1,000		
	Other Professiona	8,500	8,620	8,098	8,098	12,500	12,500		
	Outside Contractors						2,000		
	Printing & Mailin	350	300	300	300	300	300		
	Advertising	500	500	500	500	500	500		
	All Office Supplie	2,000	2,000	1,500	1,500	1,500	1,500		
	Vehicular Supplie	1,500	1,500	1,500	1,500	1,500	1,500		
	Other Supplies	2,000	3,000	2,500	2,500	2,500	3,000		
	TOTAL EXPENSES		15,850	10,504	15,398	15,398	19,800	22,300	22,300
24 BOARD OF HEALTH DEPARTM		\$211,069	\$196,206	\$210,368	\$210,270	\$215,392	\$222,996	\$222,996	
COUNCIL ON AGING									
SALARIES					40,000	90,000	141,734	141,734	
EXPENSES						1,000	8,000	8,000	
25 TOTAL COUNCIL ON AGING			\$20,423	\$0	\$40,000	\$91,000	\$149,734	\$149,734	
26 COMMISSION ON DISABILITIE		\$400	\$400	\$400	\$400	\$400	\$400	\$400	
27 TOTAL VETERANS COUNCIL		\$1,000	\$689	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	
TOTAL HUMAN SERVICES		\$212,469	\$217,718	\$211,768	\$251,670	\$307,792	\$374,130	\$374,130	
CULTURAL AND RECREATION									
LIBRARY									
SALARIES	Regular	239,615	257,664	242,969	256,542	281,890	287,665		
	Part-time			22,372	15,067	15,621	17,870		
TOTAL SALARIES		239,615	257,664	258,410	271,609	297,511	305,535	310,416	
EXPENSES	Electricity	30,000	30,000	29,014	31,000	31,500	39,000		
	Fuel Oil	11,000							
	Propane Gas		10,062	12,000	10,000	12,150	15,000		
	Water	1,500	1,000	1,400	1,400	1,500	1,500		
	Sewer	1,200	1,252	1,200	1,200	1,486	1,300		
	Repairs & Mainte	1,582							
	Alarms	600	1,700	1,700	1,700	1,700	1,700		
	Data Processing S	17,500	16,500	16,500	16,000	17,000	17,000		
	All Office Supplie	500	500	500	1,000	1,000	1,000		
	Books/Subscriptic	0	6,000	6,000	8,768	8,768	9,000		
	Travel Reimburse	500	500	500	246	200	200		
	Rental/Leased Equ	0	3,800	2,500	2,500	2,500	2,500		
	TOTAL EXPENSES		64,382	70,170	66,235	73,814	77,804	88,200	90,700
	28 LIBRARY TOTAL		\$303,997	\$327,834	\$324,645	\$345,423	\$375,315	\$393,735	\$401,116
29 HISTORICAL DITRICTB COM		\$200	\$200	\$200	\$200	\$200	\$200	\$200	
30 HISTORICAL COMMITTEE		\$200	\$200	\$200	\$200	\$200	\$200	\$200	
TOTAL CULTURAL & RECREATION		\$304,397	\$328,234	\$325,045	\$345,823	\$375,715	\$394,135	\$401,516	

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

ARTICLE 8 - EMERGENCY MEDICAL SERVICES BUDGET

To see if the Town will vote to appropriate a sum of money to the Emergency Medical Services salaries and wages account, the Emergency Medical Services general expense account, and further, to authorize a sum of money in estimated receipts of the Emergency Medical Services to be used to offset said appropriation in accordance with M.G.L. Chapter 44, Section 53E, or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Town Administrator

Explanation:

This article authorizes the Town to pay a sum of money from the general account for salary and other expenditures for the operation of the Emergency Medical Services. This article further authorizes that anticipated revenues received from Emergency Medical Services be used to offset salary and other expenses.

The Select Board recommends approval of this article:

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

The Finance Committee recommends approval of this article after reviewing the budget request of the Emergency Medical Services Department. This department provides a necessary and valuable service to our local community and has demonstrated both efficiency and effectiveness in budget management and public service. By having two ambulances, EMS can respond to the majority of emergency requests by our citizens. After billing various government and insurance entities, the Emergency Medical Services Department covers its cost of operations and returns unexpended funds to the Town.

Emergency Medical Services Department provides EMERGENCY transportation only, and such transportation shall be to Tobey Hospital.

The Town of Wareham offers to all residents an opportunity to subscribe to the Burgess Plan for an annual fee of \$50.00. As a subscriber of the Burgess Plan, any household member who uses the emergency ambulance service (within Town limits) will not be billed.

EMS Call volume by calendar year:

2015	4437
2016	4581
2017	4381
2018	4710
2019	4846
2020	4557
2021	5371
2022	5723
2023	1026 YTD, Jan & Feb are slower months.

EMERGENCY MEDICAL SERVICES (EMS) - RETAINED EARNINGS

	FY2020 ACTUAL	FY2021 ACTUAL	FY2022 ACTUAL	FY2023 ADMIN	FY2024 DEPT REQUEST	ADMIN RECOMMENDS
SALARIES						
Regular	969,032	1,002,016	1,036,180	1,005,000	1,097,371	
Part-time	10,000	10,000	10,000	10,000	10,000	
Overtime	300,000	300,000	300,000	275,000	280,000	
Holiday	60,000	55,000	55,000	55,000	55,000	
Longevity	1,000	1,000	1,000	3,000	3,000	
TOTAL SALARIES	\$1,340,032	\$1,368,016	\$1,402,180	\$1,348,000	\$1,445,371	\$1,531,610
EXPENSES						
Electricity	6,000	6,000	6,000	6,000	10,000	
Water	500	500	550	575	575	
Sewer	675	675	675	743	675	
Gas for Heat	5,500	5,500	5,500	5,500	10,000	
Vehicles	30,000	25,000	25,000	25,000	30,000	
CIEMSS	16,000	16,000	16,000	16,000	9,000	
Billing Service	75,000	65,000	65,000	55,000	55,000	
Tuition Other	500	500	500	500	500	
Training	4,000	4,000	4,000	4,000	4,000	
Cellular	5,500	5,500	5,500	5,500	5,000	
Other Purchas	35,000	36,000	37,000	40,000	40,000	
Licenses & Fe	12,000	12,000	13,000	15,000	17,000	
All Office Sup	2,500	2,500	2,500	2,500	3,000	
Bldg. & Equip	9,000	9,000	9,000	9,000	9,000	
Custodial Supp	1,000	1,000	1,000	1,000	1,000	
Vehicular Sup	1,000	1,000	1,000	1,000	1,500	
Gasoline/Diese	23,000	23,000	23,000	25,000	40,000	
Medical Suppl	33,000	33,000	33,000	40,000	40,000	
Educational Su	750	750	750	750	750	
Other Supplies	250	250	250	250	250	
Travel Reimbu	1,500	1,500	1,500	1,500	1,500	
Maintenance						
Rental/Leased	2,600	2,600	2,600	2,600	2,600	
Equipment Re	26,000	26,000	26,000	26,000	26,000	
Capital	107,814	107,814	107,800		130,000	
TOTAL EXPENSES	\$399,089	\$385,089	\$387,125	\$283,418	\$437,350	307,350
EMERGENCY MEDICAL SERVICES TOTAL						
	\$1,739,121	\$1,753,105	\$1,789,305	\$1,631,418	\$1,882,721	\$1,838,960

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

ARTICLE 9 - UPPER CAPE COD REGIONAL TECHNICAL SCHOOL BUDGET

To see if the Town will vote to raise and appropriate or transfer from available funds a sum of money as its share of the operating and capital costs of the Upper Cape Cod Regional Technical High School District for the Fiscal Year July 1, 2023 through June 30, 2024, or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Upper Cape Cod Regional Technical School District.

Explanation:

Wareham's FY2022 proportional assessment from the Upper Cape Cod Regional Vocational-Technical School District is based on the number of students from Wareham attending the school. The school's budget is formulated by its administration and Regional School Committee and submitted to its member towns: Bourne, Falmouth, Marion, Sandwich and Wareham for their approval. The budget must be approved by four of the member towns.

The Select Board recommends approval of this article: 4-0-0

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

Upper Cape Cod Regional Technical School has been a viable option for Wareham students in grades nine through twelve since 1969. As the demand for skilled tradespeople continues to rise, enrollment at the technical school has been climbing steadily for the past several years. Students may choose from 15 vocational programs including Automotive Collision Repair, Automotive Technology, Carpentry, Cosmetology, Culinary Arts, Electrical, Engineering Technology, Environmental Technology, Health Technology, Horticulture, Heating, Ventilation & Air Conditioning, Information Technology, Marine Technology, Plumbing & Heating and Veterinary Science. Students are trained on state-of-the-art equipment and leave Upper Cape Tech fully prepared to enter the workforce or to continue their education at a post-secondary institution.

Currently, there are 238 students from Wareham attending Upper Cape Tech, which is up from 229 students in the 2021-2022 school year. The total foundation budget for FY24 is \$17,880,068 and the net foundation budget is \$12,888,826 which is a 3.95% increase from the FY23 net foundation budget. This puts Wareham's assessment at \$3,304,624, an increase of \$94,935 from FY23.

See appendices for additional information.

Upper Cape Cod Regional Technical School

220 SANDWICH ROAD, BOURNE, MASSACHUSETTS 02532

www.uppercapetech.com

Roger D. Forget
Superintendent

Telephone: 508-759-7711
FAX: 508-759-7208

March 14, 2023

Mr. Derek Sullivan
Town Administrator
Wareham Town Hall
54 Marion Road
Wareham, MA 02571

Dear Mr. Sullivan:

In accordance with Section V(C) of the Regional District Agreement among the towns with respect to the establishment of the Upper Cape Cod Regional Vocational-Technical School District, please be advised that the School Committee has established an Operating Budget of \$20,135,088 and a Capital Budget of \$305,000 for the fiscal year ending June 30, 2024. The impact of this budget on the individual towns is reduced by State Aid, tuition and other receipts in the amount of \$6,653,413 Total Net Operating Costs assessed to the communities, therefore, becomes \$13,786,675 in accordance with budget detail attached. In accordance with the Education Reform Act and the Regional District Agreement formula, the assessment for the Town of Wareham is as follows:

Operating	\$3,243,486.00
Capital	<u>61,138.00</u>
Total Assessment	<u>\$3,304,624.00</u>

We are available to meet with the Finance Committee and other concerned town officials to discuss this budget and to share with you the school's accomplishments, and the challenges associated with providing our students with quality educational opportunities in today's fiscal environment. If you have any questions, please feel free to contact me.

Very truly yours,


Roger D. Forget
Superintendent


Michael Degan
Treasurer, School Committee

cc: Town Clerk
Town Treasurer
Finance Committee
Board of Selectmen



BOURNE - FALMOUTH - MARION - SANDWICH - WAREHAM

UPPER CAPE COD REGIONAL TECHNICAL SCHOOL

BUDGET FUNCTION	Approved FY22	Approved FY23	Approved FY24
1000 Administration			
Subtotal	29,438	29,524	32,103
1200 Superintendent's Office			
Subtotal	278,517	285,540	291,776
1400 Business & Finance			
Subtotal	540,779	508,545	514,033
ADMINISTRATION FUNCTION TOTAL	848,734	823,609	837,912
2000 Instruction			
2210 School Leadership			
Subtotal	434,603	440,900	454,156
2220 Curriculum/Department Leaders			
Subtotal	423,317	438,869	452,675
2300 Teaching Services			
Subtotal	7,059,795	7,321,220	8,022,429
2350 Professional Development			
Subtotal	148,227	150,152	150,705
2400 Instruction Materials & Equipment			
Subtotal	650,099	668,900	703,900
2450 Instructional Technology			
Subtotal	204,593	204,593	205,400
2700 Guidance, Counseling			
Subtotal	752,353	765,569	720,327
2800 Psychological Services			
Subtotal	99,435	109,950	204,797
INSTRUCTION FUNCTION TOTAL	9,772,422	10,100,153	10,914,389
3000 Student Services			
3200 Medical/Health Service			
Subtotal	81,171	85,544	125,238
3510 Athletic			
Subtotal	326,133	334,079	363,094
3520 Student Body Activities			
Subtotal	149,688	153,822	153,822
3600 School Security			
Subtotal	83,581	84,921	109,563
STUDENT SERVICES FUNCTION TOTAL	640,573	658,366	751,717

UPPER CAPE COD REGIONAL TECHNICAL SCHOOL

BUDGET FUNCTION	Approved FY22	Approved FY23	Approved FY24
4000 Operations & Maintenance			
<u>4110 Custodial Service</u>			
Subtotal	551,164	561,269	573,167
<u>4120-4130 Heating & Utilities</u>			
Subtotal	540,000	540,000	540,000
<u>4210 Maintenance of Grounds</u>			
Subtotal	162,909	167,472	168,832
<u>4220 Maintenance of Buildings</u>			
Subtotal	326,074	332,018	340,702
<u>4230 Maintenance of Equipment</u>			
Subtotal	164,000	165,500	169,000
OPERATION & MAINT. FUNCTION TOTAL	1,744,147	1,766,259	1,791,701
5000 Fixed Charges			
<u>5100 Employee Benefits</u>			
Subtotal	2,729,657	2,906,433	3,360,738
<u>5200 Insurance Program</u>			
Subtotal	183,000	198,500	203,500
<u>9000 Programs with Other School Districts</u>			
Subtotal	35,000	39,000	20,111
FIXED CHARGES FUNCTION TOTAL	2,947,657	3,143,933	3,584,349
TOTAL FOUNDATION BUDGET	15,953,533	16,492,320	17,880,068

UPPER CAPE COD REGIONAL TECHNICAL SCHOOL

BUDGET FUNCTION	Approved FY22	Approved FY23	Approved FY24
TOTAL FOUNDATION BUDGET	15,953,533	16,492,320	17,880,068
Reductions to Foundation Budget:			
FY23 Anticipated Chapter 70 Aid	3,285,088	3,912,348	4,451,242
FY23 Anticipated Interest Revenues	20,000	20,000	30,000
FY23 Anticipated Tuition Revenues	-	-	-
FY23 Anticipated Mun. Medicaid	10,000	10,000	10,000
E&D Applied	250,000	170,000	500,000
Subtotal	3,565,088	4,112,348	4,991,242
Net Foundation Budget	12,388,445	12,379,972	12,888,826
Transportation			
Total Transportation	1,091,961	1,128,504	1,489,624
Anticipated Transportation Aid	762,038	844,652	879,921
Net Transportation	329,923	283,852	609,703
LPN Program			
Total LPN Program	572,392	572,756	765,396
Anticipated LPN Tuitions	573,000	573,000	782,250
Net LPN Program	(608)	(244)	(16,854)
Combined Net Transportation and LPN	329,315	283,608	592,849
Capital			
50.7300.C Capital Budget	130,000	130,000	130,000
50.5450.C Bond Issue - Principal	80,000		
50.5450.C Stabilization Fund	120,000	175,000	175,000
50.5450.C Bond Issue - Interest	7,000		
	337,000	305,000	305,000

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

ARTICLE 10 - WPCF ENTERPRISE FUND

To see if the Town will vote to appropriate a sum of money from the Water Pollution Control Enterprise Fund: Salary and Wages; Expenditures (includes debt), in accordance with Chapter 44, Section 53F-1/2 of Massachusetts General Laws to defray the operating and capital expenses of the Water Pollution Control Enterprise Fund for the fiscal year beginning July 1, 2023, and ending June 30, 2024, or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Sewer Commission

Explanation:

This article seeks to appropriate a sum of monies from the Water Pollution Control Facility Enterprise Fund to defray the operating costs (salaries, wages and expenditures) and capital expenses for the Water Pollution Control Facility for the fiscal year beginning July 1, 2023 and ending June 30, 2024.

The Select Board recommends approval of this article: 4-0-1

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

The Water Pollution Control Facility is funded through user fees and is overseen by a Board of Sewer Commissioners and a Sewer Superintendent. The Finance Committee believes the Water Pollution Facility budget is reasonable and recommends the use of the Water Pollution Control; Enterprise Fund to defray operating costs and capital expenses for FY2024.

WATER POLLUTION CONTROL FACILITY - ENTERPRISE ACCOUNT

	FY2021	FY2022	FY2023	FY2024	FY2024
	Actual	Actual	Town	Dept	Admin
			Meeting	Requests	Recommend
SALARIES					
Regular	734,000	946,590	893,724	1,003,850	
Overtime	65,000	65,000	65,000	65,000	
On-Call Wages	50,000	50,000	50,000	50,000	
Industrial Pre-Treatment			52,886		
TOTAL SALARIES	\$849,000	\$1,061,590	\$1,061,610	\$1,118,850	\$1,118,850

EXPENSES					
Electricity	550,000	600,000	650,000	975,000	
Water	20,000	20,000	23,000	23,000	
Buildings Maintenance	40,000	80,000	40,000	40,000	
Repair & Maint Vehicles	20,000	40,000	40,000	40,000	
Repair & Maint Building			-		
Outside Contractors	552,000	299,451	350,000	750,000	
Data Processing	30,000	40,000	40,000	40,000	
Legal			-		
Telephone	5,500	5,500	5,800	5,800	
Printing & Mailing	12,000	10,650	13,000	13,000	
Cellular	11,000	11,100	12,000	12,000	
All Office Supplies	8,000	9,020	9,020	9,020	
Advertising	4,000	4,500	4,800	4,800	
Chemicals	300,000	350,000	370,000	500,000	
Gasoline	20,000	30,000	30,000	30,000	
Laboratory Supplies	25,000	25,000	25,000	25,000	
Propane	1,100	1,100	1,300	1,950	
Medical Services	7,000	7,000	7,000	7,000	
Protective Clothing	9,000	9,000	9,600	9,600	
Books & Subscriptions	200	500	200	200	
Operating Supplies	50,000	50,000	70,000	70,000	
Main Plant I&I	75,000	75,000	100,000	200,000	
Travel Reimbursement	1,125		2,000	2,000	
Tuition Other	10,000	12,500	20,000	20,000	
Uniforms	13,000	1,300	16,000	16,000	
Telemetry & Alarms	26,000	26,000	28,000	28,000	
Sludge Disposal	425,000	590,121	440,000	600,000	
Grit and Screenings		4,000	-	10,000	
NPDES Testing	33,000	27,500	28,000	31,000	
Dues	2,250	2,200	2,000	2,000	
Equipment	270,000	252,000	270,000	475,000	
Natural Gas - IMA	36,300	40,000	43,000	65,000	
Reserve Account	250,000	250,000	300,000	300,000	
TOTAL EXPENSES	\$2,806,475	\$2,873,442	\$2,949,720	\$4,305,370	\$4,305,370

TOTAL SALARY & EXPENSES **\$3,655,475** **\$3,935,032** **\$4,011,330** **\$5,424,220** **\$5,424,220**

DEBT

Principle on Debt	2,332,358	2,365,442	2,704,211	2,679,638	
Long Term Interest	387,690	293,529	341,063	383,125	
Short Term Interest	75,000	75,000	75,000	75,000	
TOTAL DEBT	\$2,795,048	\$2,733,971	\$3,120,274	\$3,120,274	\$3,120,274

Capital			700,000		
Capital Reserve			367,248		
GRAND TOTAL CAPITAL			\$1,067,248		

GRAND TOTAL ALL **\$8,192,881**

WAREHAM SEWER ENTERPRISE FUND BUDGET			
REVENUE AND EXPENSE SUMMARY - FY 2024			
REVENUE			Estimated Revenue
			EDU Count 9,581.00
Rate Payer Revenue	7,118,683		\$/EDU \$ 743
			Revenue 7,118,683
Septage/Grease	675,000		
Bourne IMA - Capital	188,478		
Bourne IMA - Operating	441,525		
Betterments Committed	1,147,951		
Betterment Reserves	TBD		
Total Revenue	9,571,637		
REVENUE REDUCTION			
Direct/Indirect Costs	875,000		
Revenue Reduced by Direct/Indirect Costs	9,571,637		
Total Revenue After Internal Charges	8,696,637		
EXPENSES			
Operations and Maintenance	5,424,942		
Capital Expenses			
Betterment Debt - Principal	1,014,019		
Betterment Debt - Long Term Interest	133,932		
Non-Betterment Debt - Principal	1,665,619		
Non-Betterment Debt - Long Term Interest	383,125		
Short Term Interest	75,000		
Total Expenses	8,696,637		
Retained Earnings	-		

WPCF REIMBURSEMENT TO TOWN FOR EXPENSES AND SERVICES

	FY2023	FY2024
Indirect Costs	Salaries	Benefits H&D
Accounting 25%	32692	1,450
Adminstration 15%	38728	1,896
Assessing 15%	45710	5,393
Technolgy 15%	37924	5,184
Treasrer?Collector Fin Dir 1	51170	8,561
Human Resources 15%	24941	4,418
Subtotal Wages or Benefit	<u>231165</u>	<u>\$26,902</u>
Subtotal Wages or Benefits	231165	\$26,902
DIRECT COSTS		
Departmental Expenses		
Audit		16250 WPCF is a major part of
Ins: Liability, Prop, Public Officals, Auto		52450 Actual Town Costs
Legal Labor and General Counsel		33000 25% Labor/25% Legal C
Technology		15302 Assigned Expense includ
Communications		1377 Assigned expenses
Treasurer/Collector		1377 Harpers Payroll proporti
Subtotal of Allocated Direct Costs		119756
WPCF BENEFITS		
Health and Dental (5%)		194876 Actual Town Cost
Retirement 5%		252442 Actual Town Cost
Workers Compensation		36902 Actual Town Cost
LUNA		22200 25% of Total cost
FICA		13230 Actual Town Cost
Subtotal Direct Costs		519650
Total Internal Charge to WWPC		863766 FY2024

WAREHAM SEWER ENTERPRISE FUND REVENUE AND EXPENSE SUMMARY

REVENUE	FY2023	FY2024
Rate Payer Revenue	6,189,617	7118683
Septage/Grease	600,000	675000
Bourne IMA - Capital	188,478	188478
Bourne IMA - Operating	430,756	441525
Betterments Committed	996,382	1147951
Betterment Reserves	285,498	TBD
TOTAL REVENUE	<u>\$8,690,731</u>	<u>9571637</u>
REVENUE REDUCTION		
Direct/Indirect Costs	875,000	875000
Revenue Reduced by Direct/Indirect Costs	8,690,731	9571637
Total Revenue After Internak Charges	\$7,815,731	8696637

EXPENSES

Operations and Maintenance	4,006,446	5424942
Capital Expenses	689,011	
Betterment Debt-Principal	1,026,596	1014019
Betterment Debt - Long Term Interest	156,813	133932
Non-Betterment Debt - Principal	1,677,615	1665619
Non-Beterment Debt - Long Term Interest	184,250	383125
Short Term Interest	75,000	75000
 Total Expenses	 \$7,815,731	 \$8,696,637

9,524
 \$646.00
 #####
 \$331,915
 \$379,295

Estimated R	FY 2023	FY2024
EDU Count	9581	9581
\$/EDU		743
Revenue	6,189,617	7118683

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

ARTICLE 11 - FY 2024 COMMUNITY PRESERVATION FUND RESERVES

To see if the Town will vote to reserve for future appropriation from Community Preservation Act Funds FY 2024 estimated annual revenues for the following amounts (1) \$80,000.00 for administrative expenses; (2) \$160,000.00 to Open Space Reserves; (3) \$160,000.00 to Historical Preservation Reserves; and (4) \$160,000.00 to Affordable Housing Reserves or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Community Preservation Committee

Explanation:

The Community Preservation Committee is required by law to reserve at least 10% of the fiscal year estimated revenue for historical preservation, affordable housing and open space grants and to allocate 5% of this estimated revenue for its administration expenses. The FY 2024 estimated revenue is \$1,600,000.00. The total amount of this article is \$560,000.00.

The Community Preservation Committee recommends approval of this article: 4-0-0

The Select Board recommends approval of this article: 5-0-0

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

This is an annual Article that allows the CPC to comply with the legislation requiring the allocation of certain percentages of available funds to specific accounts within CPC's purview.

See appendices for CPC budget report'

ARTICLE 12 - WOODLAND COVE PHASE II

To see if the Town will vote to appropriate from the Community Preservation Undesignated Funds or any other available monies in the Community Preservation Act Fund, under the category of Affordable Housing, a grant to WC2 Owner LLC, (Woodland Cove Phase II) 235 Bear Hill Road, Suite 400, Waltham, the sum of \$400,000.00, to construct 63 rental units, of which 56 are affordable units, and further to require a 50 year affordable deed restriction to be recorded in the Land Use Restriction Agreement (LURA) on the land and structures at 3102 Cranberry Highway (Assessors map 131, Parcel Q) or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Community Preservation Committee

Explanation:

This request is for Woodland Cove Phase II for 'Building A' and Building 'B' which are part of the 5 building project known as Woodland Cove being built along Red Brook Road.

Phase II includes 63 rental units, of which 9 will be leased to families earning 30% of

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

AMI (area median income) or less, and 47 to families earning 60% of AMI or less. The cost of this Phase II project is approximately \$24,000,000 and this CPA request is for \$400,000.

The Community Preservation Committee recommends approval of this article: 4-0-0

The Select Board recommends approval of this article: 0-5-0

The Finance Committee recommends approval of this article: 1-8-0

Finance Committee Recommendation:

The arguments against the expenditure are that public money should not go for private profit and that the children these projects bring in will burden our schools. This is different from the Littleton Drive project because that is a partnership with the Town and will provide benefits to all the citizens.

ARTICLE 13 - SAWYER CONSERVATION AREA

To see if the Town will vote to appropriate from the Community Preservation Open Space Reserve Fund or any other available monies in the Community Preservation Fund, under the category of Open Space/Recreation, for a grant to the Wareham Land Trust, the sum of \$48,000 to purchase the property shown on the Assessor's Map 128/lot 1006, and further to obtain a permanent conservation restriction on the land to be known as Sawyer Conservation Area or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Community Preservation Committee

Explanation:

This parcel is 12.1 +/- acres of prime Coastal Pine Barrens habitat along the banks of Red Brook. It has a high conservation value, as it contains both uplands and wetlands, serves as an important riparian buffer to Red Brook, contains BioMap Core Habitat and Critical Natural Landscape Areas, and is within a DEP Approved zone II Wellhead Protection Area. This Parcel falls entirely within the Plymouth/Carver Sole Source Aquifer and is entirely within Natural Heritage and Endangered Species Program (NHESP) Estimated and Priority Habitats, in addition to being contiguous with other protected conservation land. A conservation restriction is required to be held by a yet to be determined conservation organization approved by CPC.

The Community Preservation Committee recommends approval of this article: 6-0-0

The Select Board recommends approval of this article: 5-0-0

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

The Finance Committee recommends approval of this Article which funds a grant to the Wareham Land Trust to acquire this valuable addition to its inventory. This land will provide critical protection for local habitat, wildlife and water resources and provide opportunities for Wareham residents and visitors to enjoy its natural beauty and scenic vistas.

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

See appendices for additional information.

ARTICLE 14 - DEPOT ONSET TRAIN STATION

To see if the Town will vote to appropriate from the Community Preservation Undesignated Funds or any other available monies in the Community Preservation Act Fund, under the category of Historic Preservation, for a grant to Depot Auto LLC 447 Onset Avenue, Wareham in the amount of \$400,000 for the restoration of the Onset Train Station at 447 Onset Avenue (Map 14/lot 1000) and further to require a historic preservation restriction on the building or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Community Preservation Committee

Explanation:

The Onset Junction Station was moved from Main Avenue to the current Depot Street location when the New Bedford and Onset trolley provided easier access to Onset. The structure is over 120 years old and a historic link to Onset's beginning. The estimated cost for the restoration of the train station is \$1,200,000 of which \$400,000 of CPC funds are requested. CPC funds would be used for the restoration of the exterior, including roof, siding, windows and foundation. A historic preservation restriction is required to be held by a yet to be determined organization that is acceptable to CPC.

The Community Preservation Committee recommends approval of this article: 6-0-0

The Select Board recommends approval of this article: 4-0-1

The Finance Committee recommends approval of this article: 3-6-0

Finance Committee Recommendation:

We have been advised that the petitioner has notified CPC that they are withdrawing their request.

See appendices for additional information.

ARTICLE 15 - TREMONT NAIL FACTORY OFFICE BUILDING

To see if the Town will vote to transfer from Community Preservation Undesignated Funds or any other available monies in the Community Preservation Act Fund, under the category of Historical Preservation, the sum of \$200,000.00, for a grant to the Town of Wareham's Selectboard for restoration of the exterior clapboards, windows and sign on the Tremont Nail Factory Office Building at 8 Elm Street, Wareham MA and to require a historic preservation restriction on the building, or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Community Preservation Committee

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

Explanation:

The paint on the facade of the building contains lead and is peeling from the building. The lead paint removal will be done using a high-power wash and all flaked paint will be removed and disposed of per the lead paint federal laws. The facade will be repainted. The 25+ windows are in a varying level of disrepair, requiring rebuilding and re-glazing to restore the windows. The company store sign will be restored. A historic preservation restriction is required to be held by a yet to be determined organization that is acceptable by CPC.

The Community Preservation Committee recommends approval of this article: 4-2-0

The Select Board recommends approval of this article:

The Finance Committee recommends approval of this article: 5-3-0

Finance Committee Recommendation:

We have been advised that the petitioner (CPC) will be withdrawing this article.

See appendices for additional information.

ARTICLE 16 - HARBOR SERVICES PERMIT RECEIPTS RESERVED FOR APPROPRIATIONS ACCOUNT

To see if the Town will vote to transfer the sum of \$8,750.00 from the Harbor Services Permits Receipts Reserved for Appropriations Account, to be transferred to the Harbormaster's Maintenance and Improvements account or take any other action relative thereto.

Inserted by the Select Board at the request of the Harbormaster.

Explanation:

Vessel Dockage - \$4,750.00

Patrol Boat Dockage Costs - Dockage must be provided by a private facility for one of our patrol boats located in the Wareham River. The town does not have a secure waterfront dockage facility in the Wareham River.

Supplies to build public kayak and dinghy rack storage - \$4,000.00.

WDNR seeks to create shoreline kayak and dinghy seasonal storage areas in various public locations. Funding will purchase building materials and hardware to create seasonal storage options for permitted kayaks and dinghies used to access moorings. All costs will be for material and constructing will take place in house to save on labor costs.

The Select Board recommends approval of this article: 4-0-0

The Finance Committee recommends approval of this article: 9-0-0

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

Finance Committee Recommendation:

We have been advised this Article will be withdrawn by the petitioner and resubmitted, with additional detail, on the Special Town Meeting Warrant.

ARTICLE 17 – AMEND ZONING BYLAW/PARKING

To see if Town Meeting will vote to amend the zoning bylaws: Article 921 Table of Parking Regulations; by changing the number 2 to 5, so that the table reads: "Motor Vehicle Repair 5 parking spaces per lift or bay", or take any other action relative thereto.
Copies of the proposed amended bylaw are on file with the Town Clerk and the Planning Office.

Inserted by the Select Board at the request of the Direct of Planning

Explanation:

With the current limit of allowing only 2 vehicles, per bay, or lift, parked outside it is difficult to retain a repair customers vehicle overnight while awaiting parts. With current supply chain issues this could cause a delay in completing the necessary repair.

The Select Board recommends approval of this article:

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

Although increasing the number of vehicles allowed on the lot, it will allow for a more efficient repair process and benefit the customer.

ARTICLE 18 - WAREHAM MIDDLE SCHOOL ROOF REPLACEMENT PROJECT

To see if the Town of Wareham (the "Town") will vote to appropriate, borrow or transfer from available funds, an amount of money to be expended under the direction of the School Building Committee for the Roof replacement project at Wareham Middle School, 4 Viking Dr, Wareham, MA 02571, which proposed repair project would materially extend the useful life of the school and preserve an asset that otherwise is capable of supporting the required educational program and for which the Town has applied for a school construction grant from the Massachusetts School Building Authority ("MSBA"). The Town acknowledges that the MSBA's grant program is a non-entitlement, discretionary program based on need, as determined by the MSBA, and if the MSBA's Board of Directors votes to invite the Town to collaborate with the MSBA on this proposed repair project, any project costs the Town incurs in excess of any grant that may be approved by and received from the MSBA shall be the sole responsibility of the Town, or to take any other action relative thereto.

Inserted by the Select Board at the request of the Wareham School Committee

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

Explanation:

The MSBA Roof Replacement project has a grand total of eight million nine hundred ninety-one thousand three hundred seventy-seven dollars (\$8,991,377). One million five hundred thousand dollars (\$1,500,000) has been approved during the 2022 Fall Town Meeting to replace a portion of the Middle School roof over the summer of year 2023.

The School District is requesting the Town to approve the remaining total of seven million four hundred ninety-one thousand three hundred seventy-seven dollars (\$7,491,377) to complete the entire roof over the summer of year 2024.

The Select Board recommends approval of this article:

The Finance Committee recommends approval of this article: 7-0-0`

Finance Committee Recommendation:

In April of 2023 we approved \$1,500,000 to replace portions (sections F, J and K) of the Middle School roof. None of those sections of roof qualified for any MSBA reimbursement. MSBA has definite guidelines, age being one of them, for qualifying for reimbursement.

This article is requesting funds to complete the remaining sections of the Middle School roof. Each section was added at a different time so they are not all eligible for MSBA reimbursement. Total cost to complete all the sections of roof is \$8,991,377, less the amount we have already appropriated (October 2022 Annual Town Meeting), This request is for \$7,491,337, not all of which is eligible for MSBA reimbursement.

See appendices for additional information.

ARTICLE 19 - TRANSFER OF MCKINNEY-VENTO FUNDS TO TRANSPORTATION REVOLVING ACCOUNT

To see if the Town will vote to approve the transfer of McKinney-Vento revenue received in FY22 into the School Transportation Revolving Account.

Inserted by the Select Board at the request of the Wareham School Committee

Explanation:

The amount requested for transfer is \$35,711.00. The Town receives reimbursement for the transportation of homeless students to and from school where their temporary housing is outside of the district. This is part of the McKinney-Vento Homeless Education Assistance Act. As this funding is a direct reimbursement of transportation costs, we are asking that it be made available for expenditure on school transportation costs - particularly for the maintenance of the existing fleet.

The Select Board recommends approval of this article: 4-0-1

The Finance Committee recommends approval of this article: 9-0-0

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

Finance Committee Recommendation:

These funds come from the McKinney-Vento Act which partially reimburses the School Department for the cost of transporting a homeless student to and from the students school of origin that is located outside of the boundaries of the school district in which the student temporarily resides.

CITIZENS PETITIONS

ARTICLE 20 - TERMINATE CONTRACT 2022-001/SEWER (SWIFTS BEACH)

To see if the Town will exercise its right under Section 1.51 of Contract 2022-001 to terminate the contract titled Low Pressure Sewer Force Main and further that Town consider all options to repair the gravity sewer lines on Wankinquoah Avenue, Murphy Street, Barnes Street, Pleasant Street, and Bayview Avenue, or to do or act in any manner relative thereto.

Inserted by Jean Welch et al.

Explanation:

In Article 15 of the Spring 2022 Town Meeting Sewer Director, Mr. Guy Carnpina, clearly stated that the Grinder Pump project installation casts, ownership of pumps, as well as costs of grinder pump service and repairs would be covered by the Town of Wareham public sewer funds and be at no cost to the homeowner. To quote, when Sewer Director Guy Campina was asked "Will there be an increased cost per household to cover this moving Into the future?" Mr. Campina stated "Presently we will pay for this project out of our budget and we will pay for the next project out of our budget. Regarding the future I can't make any promises, we do have a 50% increase that you will see next year." Mr. Campina also stated "And we are hoping to continue this as a model for the entire town ... "

The Town of Wareham Sewer Director and commissioners have now stated several times at Sewer Commissioners meetings that the cost of upgrading homeowners electrical panels, excavation cost to hook up to the grinder pumps and repairs to grinder pumps are to be borne by the homeowner. They is now saying that each homeowner will have to own the pump installed by the town. This is not what was voted for in Article 15 of Spring 2022 Town meeting that funded Contract 2022-001, and this Is not what the undersigned taxpayers of the town wanted. The taxpayers would like tile town to repair gravity fed sewer lines.

The Select Board recommends approval of this article: No Action

The Finance Committee recommends approval of this article: Refer to Town Meeting

Finance Committee Recommendation:

We make no comment and allow the petitioner to present their request directly to Town Meeting.

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

ARTICLE 21 - TOWN OF WAREHAM PLAYGROUND REVOLVING FUND

To see if the Town will vote to amend the Town By-law Division I, Article VI, Section 4 Revolving Funds by inserting the following table to establish a Town of Wareham Playground Revolving Fund, pursuant to MA GL Chapter 44, Section 53E ½ to be administered under the direction of the Director of Municipal Maintenance, who shall be authorized to expend from such fund; and further, to transfer the annual sum of \$100,000 from the Unencumbered Balance of the prior FY to the current FY revolving fund; and that fees from grants and/or fundraising be credited to the revolving fund; such funds are to be used solely for the purpose of maintenance and necessary repair of existing Town owned playgrounds or to do or act in any manner thereto.

Inserted by Claire Smith et al.

Explanation:

Many of our playgrounds have been renovated and upgraded recently as they had deteriorated to a point that in some cases, they had become unsafe. In addition, many were not ADA accessible. These improvements, for the most part, are a result of groups of volunteer citizens living in the areas of those playgrounds who worked to fundraise, request Community Preservation Funds, and do the physical work to improve the playgrounds.

Playgrounds, such as Lukey Community Park and Playground, Oakdale Playground, Leonard C. Lopes Memorial Park, Shangri-La Playground, and Swifts Beach Joseph W. Conway Sr. Memorial Playground are among those refurbished with both private and taxpayer dollars. While it is admirable that our citizens stepped forward to improve the quality of our playgrounds, and will no doubt continue to keep them clean and watch over them, we should not depend on volunteers to maintain them. According to the Open Space and Recreation Plan 2017-2024, one of Wareham's High Priority Objectives is to "upgrade and maintain existing recreational facilities including playgrounds." (p. 92}

Since the dissolution of the Recreation Department, there has not been regular, sustained maintenance of our playgrounds. Providing a revolving fund allows the Municipal Maintenance Department monies to carry out repairs as needed rather than allowingg the playgrounds to fall into disrepair, costing the citizens more for eventual repairs. We would also like to suggest routine evaluations of each park and playground with an annual report of the conditions as part of the Municipal Maintenance Department's Annual Report to the Town.

The Select Board recommends approval of this article: 4-1-0

The Finance Committee recommends approval of this article: 8-0-0

APRIL 24, 2023
SPRING TOWN MEETING WARRANT (CONT'D.)

Finance Committee Recommendation:

Many of our Town playgrounds have been renovated and upgraded recently as they had deteriorated to a point that in some cases, they had become unsafe. In addition, many were not ADA accessible. These improvements, for the most part, are a result of groups of volunteer citizens living in the areas of those playgrounds who worked to fundraise, request Community Preservation Funds, and do the physical work to improve the playgrounds. Playgrounds, such as Lukey Community Park and Playground, Oakdale Playground, Leonard C. Lopes Memorial Park, Shangri-La Playground, and Swifts Beach Joseph W. Conway Sr. Playground are among those refurbished with private and Community Preservation funds.

According to the Open Space and Recreation Plan 2017-2024, one of Wareham's -Priority-Objectives is to "**upgrade and maintain existing recreational facilities including playgrounds.**" (p. 92) Community Preservation Funds cannot be used for maintenance; therefore, in order to meet the objective of the Open Space and Recreation Plan, there must be a proposal going forward to provide maintenance to these playgrounds so that they do not deteriorate and become unsafe as has happened in the past, requiring hundreds of thousands of dollars to rebuild.

Providing a revolving fund allows the Municipal Maintenance Department monies to carry out repairs as needed rather than allowing the playgrounds to fall into disrepair.

ARTICLE 22 – PETITION/PARKER MILLS DAM

To see if the Town will vote to urge the Select Board to use its authority to direct Town Counsel and such other professionals as may be necessary to immediately employ all legal and equitable means to determine what portion of the Parker Mills Dam, if any, is owned by the AD Makepeace Company so that the removal of the Dam can proceed to protect the health, safety, and welfare of Wareham citizens, particularly the infants and children at the daycare center abutting the Dam, or to take any other action relative thereto.

Inserted by Barry Cosgrove et al.

Explanation:

The Select Board recommends approval of this article: 1-0-4

The Finance Committee recommends approval of this article: 9-0-0 Refer to Town Meeting

Finance Committee Recommendation:

We make no comment and allow the petitioner to present their request directly to Town Meeting.

W A R R A N T
TOWN OF WAREHAM
SPECIAL TOWN MEETING
APRIL 24, 2023

WAREHAM ELEMENTARY SCHOOL CAFETORIUM
63 MINOT AVENUE
WAREHAM, MA 02571

7:30 O'CLOCK P.M.

COMMONWEALTH OF MASSACHUSETTS
PLYMOUTH, S.S.

TO EITHER OF THE CONSTABLES OF THE TOWN OF WAREHAM

GREETINGS:

In the name of the Commonwealth of Massachusetts, you are hereby directed to notify and warn the legal voters of the Town qualified to vote in Town affairs to meet in the Wareham Elementary School Cafetorium, 63 Minot Avenue, Wareham, MA on Monday, April 24, 2023 at 7:30 o'clock p.m. to act on the following articles:

ARTICLE S1 - BUDGET TRANSFERS

To see if the Town will vote to transfer sums of money within the budget lines as voted in Article 7 of the 2021 Spring Annual Town Meeting and further transfer from available funds to said budget lines, or to take any other action relative thereto.

Inserted by the Select Board at the request of the Town Administrator

Explanation:

From Police Salaries	\$80,000	to G. T. Insurance
From Accounting	\$14,600	to Planning Salaries
From MIS	\$ 2,400	to Assessing
From MIS	\$ 7,000	to MIS Expenses
From Health	\$15,000	to FICA

The Select Board recommends approval of this article:

The Finance Committee recommends approval of this article: 7-0-0

Finance Committee Recommendation:

This has been an unusual year for everyone. These transfers, and they are small, will allow these departments to reasonably complete their tasks.

ARTICLE S2 - FUND PARKING PROGRAM

To see if the Town will vote to transfer \$79,070.00 from the Receipts Reserved for Appropriation Parking at Onset Pier Account to Fund the Parking Programs and Onset projects, with such funds to be distributed by the Town Administrator or to take any action relative thereto.

Inserted by the Select Board the request of the Town Administrator

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

Explanation:

These monies do not go into the General Fund but to a separate account and can only be transferred out by vote of Town Meeting. The source of these funds are parking stickers and parking Kiosks. A certain percentage supports the Community Events Committee and funds a portion of our Fourth of July Fireworks show when held.

The Select Board recommends approval of this article: 5-0-0

The Finance Committee recommends approval of this article: 7-0-0

Finance Committee Recommendation:

This is a traditional booking procedure transferring the revenues from the parking in Onset to the Parking meter fund. With these funds we can support the general maintenance of the area and the many activities that take place. In addition, this year an additional \$25,000 has been added for the benefit of the Village of Onset.

ARTICLE S3 - SPRING 2023 CAPITAL

To see if the Town of Wareham will vote to raise and appropriate and/or transfer a sum of money from available funds and authorize borrowing subject to MGL Chapter 44, Sections 7 or 8 or any other enabling authority, for the purpose of capital improvement. projects including replacement of vehicles and equipment and repairs to and improvements to town buildings, facilities and waterways, or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Town Administrator

Explanation:

Wareham Public Schools is requesting the replacement of 2 Special Education Buses and 1 77 Passenger Bus which range in age from 11 to 16 years old.

The boiler replacement was authorized Warrant Article #26 at the 2002 Fall Town Meeting.

The Municipal Maintenance Department is requesting 2 replacement vehicles for marginally functioning vehicles as well as replacement for a non-repairable leaf vacuum. The MMD is also requesting funds for the exterior rehabilitation on the Wareham Free Library.

Inspectional Services is requesting 3 Toyota RAV 3 fuel efficient vehicles to replace 3 Chevy Colorado trucks which are questionable to pass state vehicle inspection.

The Information Management Department is requesting a 3-year cyber security monitoring contract to help protect Wareham 24 hours daily 365 days yearly from criminal cyber-attacks.

Additionally, there is a need to update and or replace desktop hardware and software on a scheduled maintenance program.

Wareham Police Department is requesting 12 Tasers with supporting equipment for a 60-month term. Also requested are 8 body cams and 2 vehicle cams which will provide transparency and accountability in policing while safeguarding the rights of citizens.

Wareham EMS department is requesting four Life Pac cardiac monitor defibrillators to replace four units which are 10 to 11 years old in their 8-year life expectancy. Also requested is the final

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

2/3 payment for an ambulance approved at the 2001 Fall Town Meeting.

Wareham Municipal Maintenance is requesting approval of a HVAC system for the Wareham Free Library. Approval will allow the Town to apply for potential grant funding through ARPA (American Rescue Plan Act of 3/11/21).

The Department of Natural Resources has a request to purchase and equip a replacement Patrol Boat. The debt would be paid through waterways funds which are generated each year. In addition, a grant request to the Port Security Grant Program will be submitted.

The Capital Planning Committee recommends approval: 6-0-0

The Select Board recommends approval of this article:

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

The Finance Committee recommends approval of this article. All of the requests have been reviewed by both the Capital Planning Committee and the Finance Committee and found to be appropriate.

ARTICLE S4 - TRANSFER OF AVAILABLE FUNDS

To see if the town will vote to transfer one million, one hundred and fifty thousand dollars (\$1,150,000.00) from Certified Free Cash to:

A. Stabilization Fund	\$325,000.00
B. OPEB Trust Fund	\$300,000.00
C. Collective Bargaining Reserve	\$100,000.00
D. Benefits Reserve	\$100,000.00
E. Emergency Management	\$100,000.00
F. Code Enforcement	\$100,000.00
G. Grant Funding	\$100,000.00
H. Conservation Bylaw Rewrite	\$ 25,000.00

or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Town Administrator

Explanation:

Wareham has maintained a policy of yearly contributions to the Stabilization Fund with the goal of maintaining a financial reserve of 3-5% of the fiscal year operation budget. In addition, the Town is working to reduce the deficit in the Plymouth County Other Post Employment Benefits Trust Fund (OPEB). The Emergency Management Fund and Derelict/Tax Title Properties Fund are new funds which will be responsible for items currently expensed in various departments' operating budgets. The General Insurance budget line is an unanticipated increase for school building insurance. This Town Policy has been revised and now each Town Meeting should vote to transfer at least \$100,000 from Free Cash to the Stabilization Fund. Also, Town Meeting should

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

vote to transfer at least \$300,000 to the OPEB trust fund. Only Town Meeting can transfer monies in or out of these funds.

The Select Board recommends approval of this article: 5-0-0

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

These transfers are in keeping with policies approved by previous Town Meetings and also to accomplish objectives that are beneficial to our community.

ARTICLE S5 – FY24 REVOLVING FUNDS

To see if the Town will vote to approve all of the following G.L. c. 44, Section 53E½ revolving funds, or to do or act in any manner relative thereto:

<u>Revolving Fund</u>	<u>Authorizing to Spend Fund</u>	<u>Revenue Source</u>	<u>Use of Fund</u>	<u>FY24 (current) Spending Limit</u>	<u>Disposition of FY 23(prior) Fund Balance</u>
Little Harbor Golf Course	Town Administrator, Municipal Maintenance Director	Beginning 5/1/22 all revenues including contractor fees generated from the Little Harbor Golf Course and facility.	Pay for all costs associated with operating the golf course, facility and costs as may be required by a conservation restriction.	1,000.000	Unencumbered balance from FY23 funds transferred to FY24 revolving fund
Decas Facility	Town Administrator, Municipal Maintenance Director	Beginning 7/1/22 all rental, fees and any other revenue generated from the facility formally known as the Decas School	Pay for all operational, employee and capital costs associated the facility formally known as the Decas School	750,000	Unencumbered balance from FY23 funds transferred to FY24 revolving fund

Inserted by the Select Board at the request of the Town Administrator

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

Explanation:

This is a housekeeping article that authorizes the continuance of several revolving funds.

The Select Board recommends approval of this article: 5-0-0

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

This housekeeping article allows the ongoing use of authorized monies for specific activities within the Town. A fund is typically established through a one-time infusion of cash and is then replenished through user fees or fundraising, thus ensuring an ongoing source of funding for the activity. Each of the revolving funds has a spending limit and requires that any unspent funds be rolled over to the following year.

These are the two revolving funds referred to in the Annual Town Meeting, Article 4, explanation, which had been inadvertently omitted from that Article.

ARTICLE S6 - PEG ACCESS RECEIPTS TO WAREHAM COMMUNITY TV

To see if the Town will vote to transfer a sum of money from the PEG Access receipts Reserved for Appropriation account to Wareham Community Television (WCTV), or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Town Administrator

Explanation:

This is one of those 'housekeeping' articles. The Cable companies deposit their licensing fees with the Town and twice a year Town Meeting approves the transfer of those monies (\$247,645.71) to WCTV to maintain their operations. WCTV is an independent entity that functions to benefit the Town as outlined in legislation. Most of the equipment we see being used to present televised Town events is WCTV's.

The Select Board recommends approval of this article: 5-0-0

The Finance Committee recommends approval of this article: 8-0-0

Finance Committee Recommendation:

Legislation requires that the fees charged by the cable companies to wire and operate within our community be paid to the Town of Wareham. We, in turn, transfer those monies to WCTV for their operational costs. It should be noted that WCTV is not a part of our local government. It is a separate entity.

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

ARTICLE S7 - UNION CONTRACTS

To see if the Town will vote to approve and fund the Collective Bargaining Agreement between the Town of Wareham and:

- A. AFSCME Council 93 AFL-CIO Local 30 Wareham Library Employees;
- B. Massachusetts Labor's Public Employees Council Union 1249 of the Labor's International Union of North America Wareham Foreman's Union;
- C. Wareham Professional Firefighters EMT Association, IAFF, Local 2895;
- D. Wareham Dispatchers Union, NEPBA;
- E. Wareham Police Union, MCOP Local 423;

Or to do or act in any manner thereto.

Inserted by the Select Board at the request of the Town Administrator

Explanation:

These contracts represent our municipal employees, School Department employee contract are handled by the School Committee and are accounted for within the School Department budget.

The Select Board recommends approval of this article:

The Finance Committee recommends approval of this article:

Finance Committee Recommendation:

Not all contracts may have reached a satisfactory resolution and negotiations are ongoing.

ARTICLE S8 – OPIOID STABILIZATION FUND

To see if the Town will dedicate all of the Opioid Settlement Funds to the Opioid Stabilization Fund established under Massachusetts General Laws Chapter 40, Section 5B, effective for fiscal year 2023 beginning on July 1, 2022 and further transfer the sum of \$158,979 from Certified Free Cash to the newly established Opioid Stabilization Fund or take any other action relative thereto.

Inserted by the Select Board at the request of the Town Administrator

Explanation:

The Massachusetts Opioid Stabilization Fund is financed through assessments on and settlements with pharmaceutical manufacturers that sell opioid medications in the state, as well as on certain opioid distributors. The goal of the fund is to provide financial support to a range of initiatives related to opioid addiction prevention, treatment, and recovery. The State will provide the Town of Wareham with \$158,000 over five years, with the possibility of other amounts in the future.

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

The Select Board recommends approval of this article:
The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

This article will establish a fund to receive and disburse amounts to address opioid addiction within the Town. Expenditures will be subject to approval at future Town Meetings.

ARTICLE S9 – EARTH REMOVAL ENGINEERING STUDY

To see if the Town will vote to raise and appropriate or transfer from available funds a sum of money, not to exceed \$50,000, to hire a consulting engineer to review earth removal in the Town of Wareham, or take any other action relative thereto.

Inserted by the Select Board

Explanation:

The purpose of this article is to engage a consulting engineer to undertake a review and assessment of earth removal and associated activities by private citizens and commercial enterprises in the Town of Wareham including those that may be inconsistent with active agricultural activities under MA.G.L. Ch. 61A which allows for an abatement of a portion of Town real estate taxes on land in active agricultural use as defined under this law.

The Board of Selectmen recommends approval of this article: 5-0-0
The Finance Committee recommends approval of this article: 8-0-1

Finance Committee Recommendation:

The Finance Committee recommends approval of this article to provide up to \$50,000 to engage an engineering firm to assist the Town in identifying the location and extent of past and current earth removal activities, the nature of those activities relative to the land use as well as the status of required permits and associated fees or fines owed to the Town, the latter depriving the Town of revenue it is entitled to.

ARTICLE S10 - BAYVIEW PARK

To see if the Town will vote to appropriate from the Community Preservation Undesignated Funds or any other available monies in the Community Preservation Act Fund, under the category of Open Space and Recreation, for a grant to the Town of Wareham, the sum of \$1,080,000.00, for the rehabilitation and improvements to the Bayview Park at 168 Onset Avenue (map 1/lot 1048) or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Community Preservation Committee

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

Explanation:

This project will increase universal access and safety of Bayview Park and make it more functional for its intended recreational park space. It will strengthen the connections to Onset Beach and parking and facilitate improved access and more recreational activities in the park. It will also make the gazebo an accessible location. The project also includes improvement to lighting, drainage, and landscaping. The projected cost of this project is \$1,524,400 of which \$279,400 is from a Community Development Block Grant (CDBG) and \$1,080,000 from the CPA fund grant, with the balance from municipal funding and in-kind work from Municipal Maintenance Department.

The Select Board recommends approval of this article: 5-0-0

The Finance Committee recommends approval of this article: 6-3-0

Finance Committee Recommendation:

These changes will allow the park to be ADA accessible and more enjoyable to the general public.

See appendices for further information.

ARTICLE S11 - WAREHAM LITTLETON DRIVE

To see if the Town will vote to appropriate from the Community Preservation Undesignated Funds or any other available monies in the Community Preservation Act Fund, under the category of Affordable Housing, a grant to Pennrose, LLC , 50 Milk Street, Boston, the sum of \$300,000.00, to construct 93 mixed-income housing units, and further to require a 50 year affordable deed restriction to be recorded in the Land Use Restriction Agreement (LURA) on the land and structures at 4 Littleton Drive (Assessors map 56, lot1) or to do or act in any manner relative thereto.

Inserted by the Select Board at the request of the Community Preservation Committee

Explanation:

Pennrose LLC is developing the 16 acres at 4 Littleton Drive for mixed-income housing. The project is for 49 mixed-income family units (Littleton Drive Family), 44 mixed-income senior units (Littleton Drive Senior), playground, and community building. The cost of the project is approximately \$45,000,000 and this CPA request is for \$300,000.

The Select Board recommends approval of this article: 4-0-1

The Finance Committee recommends approval of this article: 5-2-0

Finance Committee Recommendation:

Affordable housing is an increasingly pressing problem in Wareham, in Massachusetts, and across the country. The Town itself does not have the funds or staff to create significant numbers of affordable units. These types of grants can attract developers who are able to put a dent in the affordable housing need here. This project is in part a partnership with the Town of Wareham and

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

the developer of this project intends to make its walking paths and community room available to all residents of the Town and to reserve 70% of the units for current Wareham residents for the first year of leasing. The CPC funds are intended to enhance finishes and landscaping to improve the property.

This expenditure is relatively small, an appropriate use of the money, and should be approved.

See appendices for further information.

ARTICLE S12 - HARBOR SERVICES PERMIT RECEIPTS RESERVED FOR APPROPRIATIONS ACCOUNT

To see if the Town will vote to transfer the sum of \$18,750.00 from the Harbor Services Permits Receipts Reserved for Appropriations Account, to be transferred to the Harbormaster's Maintenance and Improvements account or take any other action relative thereto.

Inserted by the Select Board at the request of the Harbormaster

Explanation:

This request will allow our department to fund the following needs:

Vessel Dockage - \$4,750.00

Patrol Boat Dockage Costs - Dockage must be provided by a private facility for one of our patrol boats located in the Wareham River. The town does not have a secure waterfront dockage facility in the Wareham River.

Supplies to build public kayak and dinghy rack storage - \$4,000.00.

WDNR seeks to create shoreline kayak and dinghy seasonal storage areas in various public locations. Funding will purchase building materials and hardware to create seasonal storage options for permitted kayaks and dinghies used to access moorings. All costs will be for material and constructing will take place in house to save on labor costs.

Outboard Motor Replacement Additional Expenses - \$10,000.00

Due to delays in the production of motors previously awarded for the Patrol Boat and the factory not price protecting we are seeing an increase of \$10,000.00 for the product that was originally bid on and awarded. The motors are now in our possession and funds are needed to properly complete the purchase of the motors.

The Select Board recommends approval of this article: 5-0-0

The Finance Committee recommends approval of this article: 9-0-0

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

Finance Committee Recommendation:

The most unusual of these requests is for Outboard Motors. The Harbormaster had ordered them almost two years ago and were only delivered recently. Unfortunately, with our current economy the cost of those motors had increased more than we had originally appropriated.

ARTICLE S13 - ARTICLE 6: DENSITY AND DIMENSIONAL REGULATIONS

To see if Town Meeting will vote to amend the zoning bylaws: Article 6, Density and Dimensional Regulations, as described in the following list of amendments:

1. In the header to section 611, change 'REQUIRMENTS' to 'REQUIREMENTS'
2. In the first sentence of 611, after 'All principal and accessory buildings' add in the phrase 'except as otherwise noted'
3. Under section 614, after fifteen (15) feet, change 'distance' to 'distant'
4. Under section 615, add '(30)' between 'thirty' and 'feet'
5. In the second paragraph under section 620, make the following changes, "Each table has four use categories: (1) single 1-family dwelling (single); (2) 2-family dwelling (duplex or two attached units or duplex); (3) Other residential use (three (3) or more attached residential dwelling units) ~~multiple family, which is defined as three or four attached units, and apartments, which is defined as five or more attached units (multi/apts);~~ and (4) Non-residential use (other which includes all other non-residential uses allowed in that district (other)). Note that area requirements differ from developments on municipal sewer ~~and to those on~~ septic systems
6. In Table 621, under the R-30 district change all instances of '*1' to 'note 1'
7. In Table 621, under Building Coverage:
 - a. On the first line, change 'NR' to '-'
 - b. On the second and third lines, change 'NR' to 'NA'
 - c. On the fourth line, change 'NR' and 'N' to '-'
8. In Table 621, under Impervious Coverage, change all instances of 'NR' to '-'
9. In Table 622, Village Districts, change all instances of 'NR' to '-'
10. In Table 623, Commercial Districts, add 'note 4.' under the CS column for 'Other residential use'
11. Under Table 623, add a note 4 to read, '4. For each additional dwelling unit, beginning with the third'
12. In Table 624, Other Districts,
 - a. Change the header for the column with 'INST' to 'INS'
 - b. In the IND Column, under Side/Rear Setback, change '10' to '20' for Non-residential use
 - c. In the INS column, change 'NA' to '- ' under Height for Non-residential use
 - d. Under Building Coverage, change the two NR's to '- ' for non-residential use

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

- e. In the CR column under Impervious Coverage, change the 'NR' for 1-family dwelling to 'NA' and change the 'NR' for Non-residential use to '-'
 - f. In the 'Distance from Residential' subsection, change all instances of 'NR' to '-'
 - g. In Note 3. under the Table, change 'Ration' to 'Ratio' and add '(or 75%)' at the end of the note
- 13. In Table 625, change the header for the column with 'INST' to 'INS'
 - 14. In Table 628, following the note that reads '* Total floor area shall not be less..' change 'that' to 'than'

Or take other action relative thereto.

Explanation:

The purpose of this article is to modify and supplement existing Zoning Bylaws to direct and guide the planned redevelopment of Wareham Village. These requirements will be supplemented by detailed design and planning rules and regulations which will be finalized in the coming months. Taken together, these changes will support the transformation of the district into a vibrant, environmentally sustainable and pedestrian/family friendly village center which will take full advantage of its waterfront location, attract small businesses and developers and offer innovative housing options.

The Article inserts a new chapter, Article 4A, entitled "Redevelopment Districts" in the Zoning Bylaw and adds a new section, "Wareham Village Reinvestment Subdistrict; WV-1R" to Article 4A. The article also amends Article 3 to add a column for the new Subdistrict and amends Tables 320 and 330 to provide for the types of Uses and Allowances which will be permitted there. It also creates new dimensional standards in Table 622 in Article 6 such as sideline, setback and height of Subdistrict structures, adds new parking requirements in Table 922 in Article 9 and will insert a description of the Village Subdistrict in the Zoning Bylaw Appendix.

The Select Board recommends approval of this article: 5-0-0

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

The Finance Committee recommends approval of this Article as an important first step in the transformation of the Wareham Village subdistrict into a village center which will offer Wareham residents a vibrant place to live, work, dine, visit and explore. These proposed changes to the Zoning Bylaw along with the forthcoming rules and regulations will help attract the kind of responsible and community sensitive development to support the rebirth of our village center.

ARTICLE: S14 CHANGE OF FUNDING SOURCE FOR 2022 FALL TOWN MEETING WATER POLLUTION CONTROL FACILITY: ARTICLES 15: SECONDARY CLARIFIERS UPGRADES, ARTICLE 16: WPCF HEADWORKS, AND ARTICLE 17: SWIFT'S BEACH SMITH STREET SEWER LINES

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

To see if the Town will vote to amend the funding source for the following 2022 Fall Town Meeting articles:

- FTM 2022 ARTICLE 15 Engineering Cost of \$2,000,000 for WPCF secondary clarifiers upgrades,
- FTM 2022 ARTICLE 16 Engineering Cost of \$2,000,000 for WPCF headworks,
- FTM 2022 ARTICLE 17 Engineering Cost of \$2,000,000 for WPCF project Swift's Beach Smith Street Sewer Lines,

by rescinding the borrowing authorization contained therein, and transferring the sum of \$6,000,000 (Six Million Dollars) from WPCF Enterprise Fund FY 2023 Certified Retained Earnings to fund the articles, or to take any other action manner relative thereto.

MOTION:

I move that the Town vote to amend the funding source for 2022 Fall Town Meeting articles:

- FTM 2022 ARTICLE 15 Engineering Cost of \$2,000,000 for WPCF secondary clarifiers,
- FTM 2022 ARTICLE 16 Engineering Cost of \$2,000,000 for WPCF headworks,
- FTM 2022 ARTICLE 17 Engineering Cost of \$2,000,000 for WPCF project Swift's Beach Smith Street Sewer Lines,

by rescinding the borrowing authorization and further by transferring the sum of \$6,000,000 (Six Million Dollars) ~~borrowing~~ from WPCF Enterprise Fund Fiscal Year 2023 Certified Retained Earnings to fund the articles.

EXPLANATION:

All three engineering projects were approved at the Fall 2022 town meeting. All three articles were for engineering plans for capital improvements. Fiscal Year 2023 WPCF Retained Earnings were certified in the amount of \$11,105,574 after Fall Town Meeting and are available to fund the three engineering projects so the town does not need to borrow the \$6M that was approved as the funding source at 2022 fall town meeting.

The Select Board recommends approval of this article: 5-0-0

The Finance Committee recommends approval of this article: 9-0-0

Finance Committee Recommendation:

In Fall of 2022 the residents of Wareham approved the borrowing of 6 million dollars for 3 separate studies to be done. It has now been determined that instead of borrowing this can be paid out of WPCF Enterprise funds retained earnings. This is simply a change of funding source for studies not authorization for further work to be done. In the long run a vote to approve saves the town money.

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

ARTICLE S15 - WAREHAM VILLAGE: REINVESTMENT SUBDISTRICT, WV-1R

To see if Town Meeting will vote to amend the Zoning By-Laws to:

Create a new chapter, Article 4A: REDEVELOPMENT DISTRICTS, inserted right after Article 4, Overlay Districts, in the Zoning By-Law and

- Add a new section in Article 4A entitled, 10. WAREHAM VILLAGE REINVESTMENT SUBDISTRICT; WV-1R, and
 - Add in Article 2, a new section 211.2 5. to list the district, and
 - Add a 'WV-1R' district column and amend the list of uses and allowances in Article 3, Table 320 and Table 330, and
 - Add a new column in Table 622 for dimensional standards for WV-1R, and
 - Add new parking standards in Article 9, in a new Table 922, and
 - Include a new section for a description of the designated area of the WV-1R subdistrict in Appendix 1 of Zoning By-laws.

In order, as follows:

Amend the Wareham Zoning By-Law by creating a new ARTICLE 4A: Redevelopment Districts, and adding the following text:

10. WAREHAM VILLAGE REINVESTMENT SUBDISTRICT: WV-1R

10.1 PURPOSES

With the overall goal to improve Wareham Village as a town center where one may 'live, work and play,' the purposes of the WV-1R, Reinvestment Subdistrict are to provide the use options, density and dimensional standards that will encourage private capital to be reinvested in the village. The Subdistrict is intended to improve the market potential for market-rate, mixed-use development which may be realized in this valuable waterfront location, while ensuring a high quality public and natural environment through compliance with the Subdistrict's performance standards and design guidelines.

10.2 ALLOWED USES

The uses and any mix of these uses as allowed or required by the Performance Standards and Design Guidelines for this district, shall be as listed in the WV-1R column in Table

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

320 and Table 330 of this Zoning By-Law.

10.3 DIMENSIONAL STANDARDS

For all development in the WV-1R Subdistrict, the dimensional standards in Table 622 shall apply.

Notwithstanding the above, Building Height may be increased according to the following section 10.3.1

10.3.1 Maximum Building Height may be increased from a maximum of 50 feet, up to a maximum of 65 feet with a Special Permit issued under the following criteria:

1. The increased building height may be permitted if the project includes the following public benefits:
 1. The building has a roof design different than a plain flat roof, such as a parapet detail.
 2. Roof mounted equipment is hidden from public view.
 3. The street side includes some portion with open public access or pocket park at the street level.
 4. The increased height of the building is stepped back from the street frontage.
 5. The project improves physical access to the waterfront.
2. The Planning Board shall be the Special Permit Granting Authority in this case, and shall consider:
 1. The design of the roof and structure as a whole
 2. Whether the open public access is functional for the intended purpose
 3. The Planning Board may decide that a Maximum Building Height is appropriate and acceptable at some measurement less than 65 feet based on the Board's findings regarding the benefits and design proposed.
3. This Special Permit may be heard concurrently with the Site Plan Review.

10.4 PARKING STANDARDS

For all development in the WV-1R Subdistrict, the parking standards found in Table 922 shall apply.

10.5 SITE PLAN REVIEW

Notwithstanding the criteria for applying Site Plan Review under Section 1510 et seq. of this Zoning By-Law, development proposals for properties in the WV-1R, Reinvestment Subdistrict will be required to comply with a Site Plan Review under Article 15 of this Zoning By-Law as follows:

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

1. Any demolition, construction, redevelopment or improvement which alters or expands the existing floor area by more than 10,000 square feet, will be subject to Site Plan Review under this section.
2. The Planning Board will be the Site Plan Review Granting Authority under this section.
3. In addition to the standards for Site Plan Review within this Zoning By-Law, the Performance Standards and Design Guidelines found in Section 733 are the criteria to apply in determining compliance with Site Plan Review under this Zoning By-Law.
4. The Site Plan Review Granting Authority may use a '53G' account to hire consultants for the design review.

10.6 Performance Standards and Design Guidelines

The Performance Standards and Design Guidelines found in the Rules & Regulations of the Planning Board, on file with the Town Clerk, are included in the design criteria to apply in determining compliance with Site Plan Review under this Zoning By-Law.

10.7 SEVERABILITY

If a Court of competent jurisdiction holds any provision of this By-Law to be invalid, the remainder of the By-Law shall not be affected thereby, and this invalidity shall not affect the validity of the remainder of the Town of Wareham Zoning By-Laws.

For ARTICLE 2: Zoning Districts, under 211.2 Village Districts, add:

“5. WAREHAM VILLAGE REINVESTMENT SUBDISTRICT (WV-1R): The WV-1R district is intended to provide the use options, density and dimensional standards that will encourage private capital to be reinvested in the village.”

For ARTICLE 3: Use Regulations, Table 320, add:

“Brewery and taproom” in the list of Commercial uses, and designate as ‘SPR’ in the WV-1, and WV-1R columns and ‘N’ in all other columns in the row.

Under the WV-1 column, change the ‘N’ to ‘SPR’ on the line for ‘Apartments in mixed use building.’

Add a column for WV-1R and list the uses as follows:

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

PRINCIPAL USE	WV-1R
Agricultural and Rural Uses	
Agricultural uses upon tracts less than 5 acres	N
Agricultural uses upon tracts of 5 acres or more	N
Cider mill, ice house, temporary sawmill less 5 acres	N
Cider mill, ice house, temporary sawmill more than 5 acres	N
Horticulture on less than 5 acres	Y
Animal – Related Uses	
Animal kennels less than 5 acres	N
Animal kennels more than 5 acres	N
Riding stable less than 5 acres	N
Riding stables more than 5 acres	N
Piggeries, fur farms less than 5 acres	N
Piggeries, fur farms more than 5 acres	N
Veterinary hospital less than 5 acres	N
Veterinary hospital more than 5 acres	N
Recreational Uses	
Campgrounds	N
Golf course or golf club	N
Non-profit recreation	Y
Health or athletic facility	Y
Tennis Club	SPP
Youth camp	N
Residential uses	
1- family detached dwelling	Y
2- family dwelling	Y
3 to 4 family dwelling in existing structure	Y
3 to 4 family dwelling in new structure	Y
5 + family dwelling in existing structures	Y
5 + family dwelling in new structure	Y
Apartments in mixed use building	Y

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

Manufactured home park	N
Residential Cluster Development	N
Seasonal conversion	SPP
Educational and Institutional Uses	
Municipal use	Y
Hospital, medical related facility	Y
Nursing home, intermediate care center	Y
Day care center	Y
Educational use, non-exempt	Y
Educational use, exempt	Y
Oceanographic and engineering research	Y
Membership club	Y
Religious use	Y
Other places of assembly	SPP
Cemetery	N
Medical Marijuana Treatment Center	N
Marijuana Establishments	N
Commercial Uses	
Banks	Y
Offices	Y
Laboratory / research office	Y
Retail businesses	Y
Service establishments not involving manufacture on premise	Y
Motor vehicle service	N
Motor vehicle sales	N
Filing stations for gasoline, diesel fuel, liquid propane	SPP
Dry cleaning, drop off / pick up only	Y
Laundromat	Y
Conference Center	Y
Motel, hotel	Y
Bed & Breakfast	Y
Guest house	N
Neighborhood convenience store	Y
Wholesale business	Y
Restaurant	Y
Restaurant Drive through	N
Non-food Drive in/ Drive through establishment	N

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

Commercial recreational facilities	SPP
Other places of amusement	SPP
Brewery and tap room, Distillery	Y
Adult use	N
Marine Uses	
Marinas	Y
Retail sale of marine equipment and supplies (not including fish products or food)	Y
Utilities	
Public utility	N
Public utility structures for public utility use not including repair stations or outside storage of supplies	SPP
Wireless communication facility, not exceeding 40 feet in height	Y
Wireless communication facility, exceeding 40 feet in height	SPP
Large ground-mounted solar energy	N
Industrial Uses	
Manufacturing of products produced on premises the major portion of which are sold on premises from producer to consumer	Y
Light manufacturing	Y
Manufacturing of marine vessels	N
Industrial (except earth removal)	SPP
Gravel, loam, sand, stone, or earth removal	N
Fish processing plants	N
Storage facilities	N
Junkyards and salvage yards	N
Hazardous waste facility	N
Solid waste facility	N
Transportation Uses	
Aviation field	N
Public service or other passenger station	SPP
Trucking and transportation terminals	SPP

For ARTICLE 3: Use Regulations, Table 330, add a column for WV-1R and list the uses as

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

follows:

ACCESSORY USE	WV-1R
Agricultural and Rural Uses	
Farm stand or Roadside Stand	Y
Recreational Uses	
Food and Beverage services and accessory uses related to permitted recreational activities	Y
Food and Beverage services and accessory uses related to permitted motels, hotels, and Conference centers	Y
Residential Uses	
Accessory apartment	Y
Home occupation	Y
Home Office of profession or trade conducted by a resident of the premises	Y
Taking of boarders or lodgers	Y
Storage Container for construction	Y
Storage Container, Accessory	N
Educational and Institutional Uses	
Accessory uses for scientific research, Scientific development, or related production activities	SPP
Commercial Uses	
Outdoor advertising	N
Marine Uses	
Filling Stations for marine vessels	Y
Marine connected use	Y
Utilities	
Direct antenna 5 feet or more in diameter	SPP
Direct broadcast antenna under 5 feet in diameter	Y
Wireless communications facility enclosed	Y
Wireless communications facility attached to existing structure not exceeding 40 feet in height	Y
On-site Solar Energy	Y

For ARTICLE 6 Density and Dimensional Regulations, Table 622, Village Districts

Add the following notes below Table 622:

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

“5. As measured from the existing sidewalk surface on Main Street.”

“6. Height may be increased under Special Permit granted under the standards of Article 4A, section 10.3.1 of this bylaw.”

Add “and Mixed” to the Non-residential use options, and

Add a column for WV-1R and fill in as follows:

	WV-1R
Minimum Lot Area (square feet)	
1-family or 2-family dwelling	5,000
Other residential use:	
First dwelling unit	1,000
Each additional unit	1,000
Bed & Breakfast	
First unit	10,000 *1
Each additional unit	2,000 *2,3
Other nonresidential use	5,000
Minimum Frontage (feet)	
1 -family or 2-family dwelling	75
Other residential use	50
Nonresidential and Mixed use	50
Minimum Front Setback (feet)	
1-family or 2-family dwelling	4
Other residential use	0
Nonresidential and Mixed use	0
Minimum Side/Rear Setback (feet)	
1-family or 2-family dwelling	10
Other residential use	10

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

Nonresidential and Mixed use	0
Maximum Height (feet)	
1-family or 2-family dwelling	40
Other residential use	50 ^{5,6} .
Nonresidential and Mixed use	50 ^{5,6} .
Maximum Building Coverage (%)	
1 -family or 2-family dwelling	30
Other residential use	90
Nonresidential and Mixed use	90
Maximum Impervious Surface (%)	
1 -family or 2-family dwelling	90
Other residential use	90
Nonresidential and Mixed use	90

For ARTICLE 7 Design Standards and Guidelines, add a new subsection “733. WV-1R REINVESTMENT SUBDISTRICT” to read as follows:

733. WV-1R REINVESTMENT SUBDISTRICT

1. PREFACE

In the following section, the allowed uses and expected amenities are identified. Other standards and guidelines are included in the Planning Board Rules & Regulations for Downtown Reinvestment Subdistrict, on file with the Town Clerk.

2. USES

1. Uses of buildings and property, shall be a mix of the options for WV-1R found in Table 320 and Table 330, and may be compatible uses not listed, if such use is found by the Site Plan Review Special Permit Granting Authority to be acceptable.
2. First floor uses facing Main Street, and Main Street grade-level spaces shall be public activities and accessible uses such as retail stores, entertainment, displays, studios, galleries, lobbies, bars and restaurants.

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

3. Waterfront access shall be provided to and/or along the waterfront side of the project, if the project is on the same side of the street as the waterfront.
4. No more than 80% of the livable floor area of a building shall be committed to residential use.
5. Office uses and other uses that do not provide adequate pedestrian curb appeal that encourages public interaction and commerce, are discouraged on the first floor.

3. AMENITIES

1. Public access from Main Street to the waterfront shall be maintained where it exists between buildings or replaced in a form suitable to the Site Plan Review Special Permit Granting Authority.
2. Where possible, on the waterfront side, a contiguous, above-grade, public walkway shall be included in each development that links to and across the adjacent development parcels on either side.
3. Streetscape treatments and waterside areas should include plantings and site amenities such as street furniture.

For ARTICLE 9 Parking, add a new Table 922, as follows:

“922 Table of Parking Regulations for WAREHAM VILLAGE REINVESTMENT
 SUBDISTRICT: WV-1R

The minimum number of parking spaces is modified in the WV-1R Reinvestment Subdistrict for those uses included in the following table:

Use	Requirement
3,4, and 5+ Dwelling	
1 bedroom	1 per dwelling unit
2 or more bedrooms	1 per dwelling unit
Elderly	0.75 per dwelling unit
Bank	1 space per 300 ft.
Bowling Alley	2 per lane
Business, Retail < 1,000	1 per 300 ft.
Business, Retail > 1000	1 per 400 ft.
Personal Services	1 per 250 ft.

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

Recreations, Commercial Indoor	1 per 6 seats
Recreation, Commercial Outdoor	1 per 6 person capacity
Restaurant or Theater	1 per 6 seats
Restaurant w/o Seating	3 spaces

Notes to Table:

- a. Floor area is calculated as Gross Leasable Floor Area GFA
- b. The Site Plan Review Special Permit Granting Authority is authorized to waive these parking standards by up to 15% [fifteen percent] when shared parking and/or public parking spaces are proven to be available.

For Appendix 1 insert after WAREHAM VILLAGE 1 REINVESTMENT SUBDISTRICT, the following:

WAREHAM VILLAGE 1 REINVESTMENT SUBDISTRICT:

Parcels in the WV-1R, Reinvestment Subdistrict are those parcels, or portions of parcels shown on the Town of Wareham Assessor's maps, (as of January 1, 2019), as Map 47; Lots 1056, 1057, 1058, 1059, 1064-A, 1064-D, 1072, 1073, 1092, 1093, 1094, 1095, 1096, 1097, 1098, 1099, 1100, 1101, 1102, 1103-A, 1103-B, 1104, 1105, 1106, 1107, 1108, 1109, 1110, 1111, 1112, 1113, 1114, 1115, 1116, 1117, 1124, 1125, 1126, 1127, 1128, 1129, 1130, 1131, 1132, 1133, 1134, 1135, 1137, 1138, 1139, 1140, 1141, 1142, 1143-A, 1143-B, 1144, 1145, 1146, 1147, 1148-A, 1148-B, 1149, 1150, 1151, 1152, 1153, 1154, 1155, 1161.

And insert the following graphic:

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)



Lots included in the WV-1R district

or take any other action relative thereto.

Inserted by the Select Board at the request of the Wareham Redevelopment Authority

Explanation

The purpose of this article is to modify and supplement existing Zoning Bylaws to direct and guide the planned redevelopment of Wareham Village. These requirements will be supplemented by detailed design and planning rules and regulations which will be finalized in the coming months. Taken together, these changes will support the transformation of the district into a vibrant, environmentally sustainable and pedestrian/family friendly village center which will take full advantage of its waterfront location, attract small businesses and developers and offer innovative housing options.

The Article inserts a new chapter, Article 4A, entitled “Redevelopment Districts” in the Zoning Bylaw and adds a new section, “Wareham Village Reinvestment Subdistrict; WV-1R” to Article 4A. The article also amends Article 3 to add a column for the new Subdistrict and amends Tables 320 and 330 to provide for the types of Uses and Allowances which will be permitted there. It also creates new dimensional standards in Table 622 in Article 6 such as sideline, setback and height of Subdistrict structures, adds new parking requirements in Table 922 in Article 9 and will insert a description of the Village Subdistrict in the Zoning Bylaw Appendix.

The Select Board recommends approval of this article: 5-0-0

The Finance Committee recommends approval of this article: 9-0-0

APRIL 24, 2023
SPECIAL TOWN MEETING WARRANT (CONT'D.)

Finance Committee Recommendation:

The Finance Committee recommends approval of this Article as an important first step in the transformation of the Wareham Village subdistrict into a village center which will offer Wareham residents a vibrant place to live, work, dine, visit and explore. These proposed changes to the Zoning Bylaw along with the forthcoming rules and regulations will help attract the kind of responsible and community sensitive development to support the rebirth of our village center.

PETITIONED ARTICLES

ARTICLE S16 – COHASSET ROAD

To see if the Town will move my boundary lines so my house, 41 Cohasset Road, is inside the boundary lines and not encroaching on the road.

Inserted by Sheila McDonough et al.

Explanation:

Apparently, there are conflicting maps indicating exactly where the petitioner's home is located on her property, or possible overlapping onto Town property. She is seeking the Town's assistance in resolving this issue.

The Select Board recommends approval of this article:

The Finance Committee recommends approval of this article: 7-0-0

Finance Committee Recommendation:

The finance committee voted to approve the request of this Citizen Petition for updating the property line pending a full survey by a licensed party. This comes in front of the Town Meeting because it requires the town to transfer ownership of land from the town to a private resident. This is a very uncommon issue but has a negative effect on the property owner's ability to take any future action. This is a technical change and does not affect any town infrastructure.

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LITTLE HARBOR GOLF CLUB											
	2021 YEAR TOTALS	JAN-APR 2022	MAY	JUN	JUL	AUG	SEPT	OCT	NOV	DEC	YTD 2022
CART RENTALS	\$104,000	\$8,400	\$1,600	\$18,987	\$25,147	\$22,450	\$17,147	\$8,666	\$5,708	\$1,362	\$109,467
EVENTS	\$4,500										
FOOD & BEV	\$48,000	\$4,300	\$7,820	\$2,096	\$4,923	\$10,285	\$7,937	\$5,048	\$2,721	\$44	\$45,174
GOLF RRENTALS	\$4,000	\$282	\$530	\$1,146	\$1,548	\$1,387	\$600	\$291	\$176	\$28	\$5,988
GREEN FEES	\$449,000	\$32,816	\$56,000	\$76,433	\$95,848	\$86,125	\$71,439	\$39,385	\$21,533	\$5,512	\$485,091
MEMBERSHIP FEES	\$48,000	\$68,466	\$3,125	\$2,035				\$14,810	\$15,050	\$14,350	\$117,836
REAIL HARD GOOD	\$9,000	\$461	\$3,245	\$2,017	\$2,500	\$2,378	\$1,100	\$458	\$140	\$130	\$12,429
RETAIL SOFT GOOD	\$9,000	\$126	\$400	\$6,245	\$600	\$361		\$143	\$60	\$18	\$7,953
TOTALS YTD 2022 V	\$675,500	\$114,750	\$84,863	\$103,338	\$130,566	\$122,986	\$98,223	\$68,801	\$45,388	\$21,444	\$790,359

FY24 PRELIMINARY BUDGET

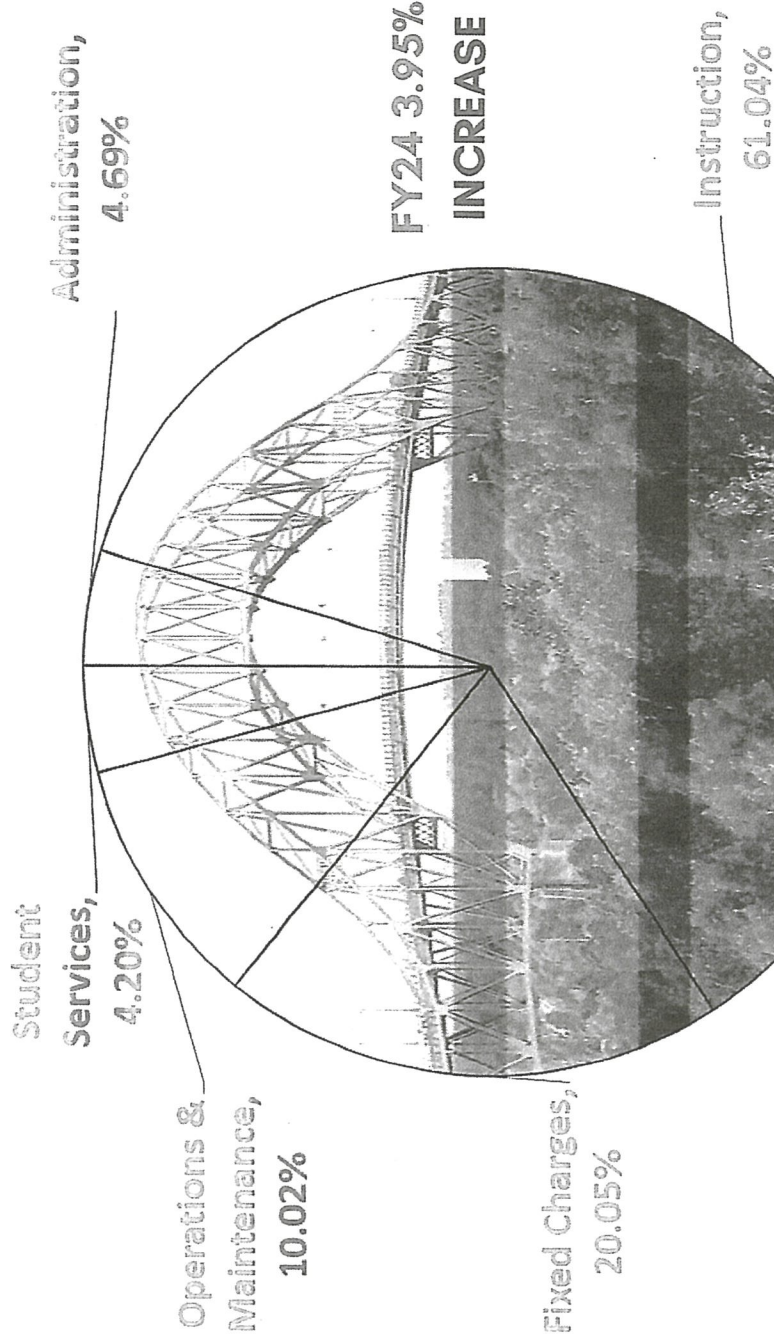
SCHOOL ENROLLMENT

FY24 ENROLLMENT / PERCENTAGES OF OPERATING BUDGET						
	Enrollment			Percentages		
	FY24 10/1/22	FY23 10/1/21	FY22 10/1/20	FY24 10/1/22	FY23 10/1/21	FY22 10/1/20
BOURNE	193	180	180	.24338	.23316	.23622
MARION	26	21	17	.03279	.02720	.02231
SANDWICH	148	147	132	.18663	.19041	.17323
WAREHAM	238	229	250	.30013	.29663	.32808
	793	772	762			

UPPER CAPE COD REGIONAL TECHNICAL SCHOOL

FY24 Gross Foundation Budget

17,880,068



FY24 PRELIMINARY BUDGET

GROSS FOUNDATION

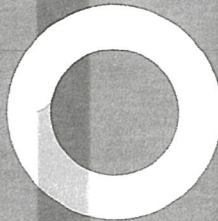
POST-SECONDARY PLANS & COLLEGE SELECTION

Post-Secondary Plans

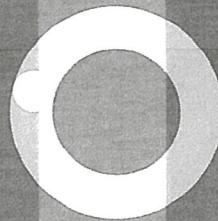
2021-2022 school year



46% of graduates attended post-secondary institutions



49% of graduates continued into the workforce



5% of graduates enlisted into the military

Colleges attended by recent UCT graduates*

- BRIDGEWATER STATE UNIVERSITY
- CAPE COD COMMUNITY COLLEGE
- CULINARY INSTITUTE OF AMERICA
- DESALES UNIVERSITY
- JOHNSON & WALES UNIVERSITY
- KEENE STATE UNIVERSITY
- MASSACHUSETTS MARITIME ACADEMY
- MA COLLEGE OF PHARMACY & HEALTH SCIENCES
- NEW ENGLAND INSTITUTE OF TECHNOLOGY
- NORTHEASTERN UNIVERSITY
- PLYMOUTH STATE UNIVERSITY
- ROGER WILLIAMS UNIVERSITY
- SALVE REGINA UNIVERSITY
- SIMMONS UNIVERSITY
- SPRINGFIELD COLLEGE
- UNIVERSITY OF MASSACHUSETTS - AMHERST, BOSTON, DARTMOUTH
- WESTFIELD STATE UNIVERSITY
- WORCESTER POLYTECHNIC INSTITUTE

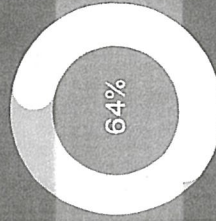
*PARTIAL LIST

TECHNICAL PROGRAMS & CO-OP EMPLOYMENT

AUTOMOTIVE COLLISION REPAIR
AUTOMOTIVE TECHNOLOGY
CARPENTRY
COSMETOLOGY
CULINARY ARTS
ELECTRICAL
ENGINEERING TECHNOLOGY
ENVIRONMENTAL TECHNOLOGY
HEALTH TECHNOLOGY
HORTICULTURE
HEATING, VENTILATION & AIR
CONDITIONING
INFORMATION TECHNOLOGY
MARINE TECHNOLOGY
PLUMBING AND HEATING
VETERINARY SCIENCE

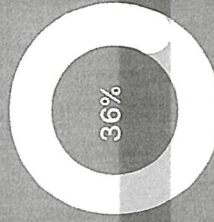
Cooperative Employment

2021-2022 school year



64% of seniors participated in cooperative employment*

*highest for tech schools in our region



36% of juniors participated in cooperative employment*

*third highest for tech schools in our region



\$1,138,555.00 -

Total Gross Earnings by students in the 21-22 school year

ENROLLMENT IN REGIONAL DISTRICT

■ FY23 ■ FY24

250

200

Change

FY24

FY23

Total

Bourne

Falmouth

Marion

Sandwich

Wareham

21

13

-7

5

1

9

793

193

188

26

148

238

772

180

195

21

147

229

150

100

50

0

Bourne

Falmouth

Marion

Sandwich

Wareham

Community Preservation Act Grant Budget Sheet

Project Name: **Sawyer Conservation Area**

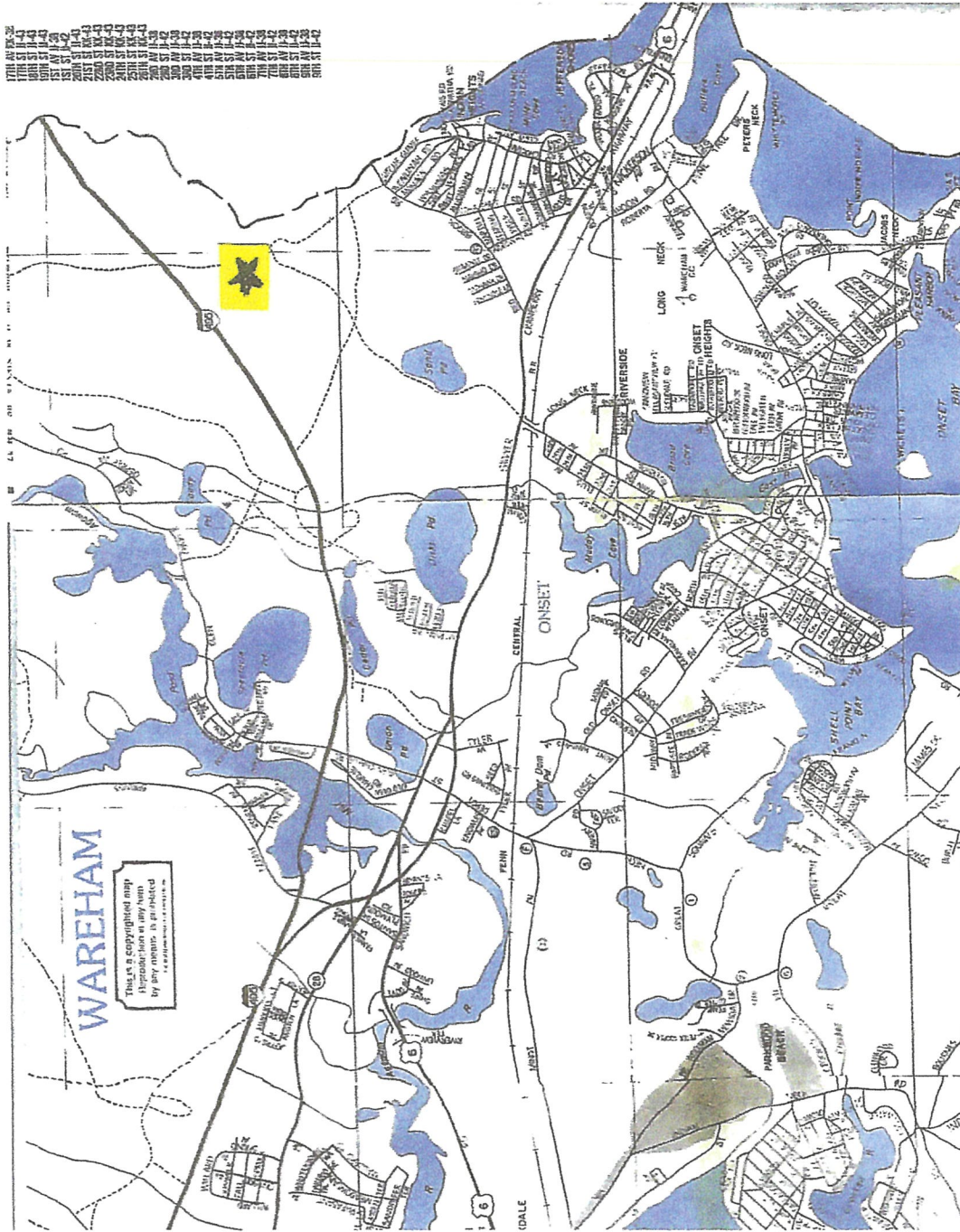
Please fill in all categories that apply to your proposal. Please ask questions of the Community Preservation Committee if you are not clear on any budget items.

Project Income	Project Expenses*
Private donations: TBD	Purchase price: \$30,000
Fundraising activities: TBD	Real estate fees: \$1,500*
Possible Grants: \$10,000 Conservation Partnership (MA) Assorted State, Local and Foundation Grants	Restoration: NA
Town budget	Conservation Restriction: \$10,000*
Amount from CPA funds: \$47,990	Labor: \$3,500 *
Amount from other sources: TBD (List all sources and amounts)	Legal fees: \$4,000*
WLT will be applying for other grants; any amount received could help reduce this CPC request.	Supplies: NA
The WLT will be responsible for the estimated \$10,000 CR holder fees.	Building permits: NA
	Consultants:
	Survey: \$5,000*
	Environmental Assessment: \$1,390*
	Appraisal: \$1,100
	Baseline: \$1,500*
Miscellaneous	Misc. (Mailing, phone, etc)
Other	Other:
TOTAL INCOME \$ \$57,990	TOTAL EXPENSES \$57,990

*Include estimates until quotes available.

(Be sure that total expenses and total income are equal.)

Attachment A: Maps: Locus (Sawyer parcel is yellow star), Assessor map & 2 conservation value maps



ONSET STATION: TODAY

BUILT OVER 122 YEARS AGO AND
IS IN NEED OF RESTORATION



ONSET STATION BUILDING RESTORED

A COMMUNITY HUB AND HOME TO A TRAIN INS
CAFE WITH OUTDOOR SEATING TO VIEW NATU

GOAL: SERVE THE COMMUNITY AS A MEETING S
AND A HOLIDAY ATTRACTION.

ATM Article 14 Depot Auto Train Station



Project
ONSET JUNCTION
 447 Onset Ave
 Onset, MA
 02539

All work on this drawing is based on field and office work for the project and is not intended to be used for any other purpose. It is the responsibility of the client to verify the accuracy of the information provided on this drawing. The client shall be responsible for obtaining all necessary permits and approvals from the appropriate authorities. The client shall be responsible for providing all necessary information and data for the design. The client shall be responsible for providing all necessary information and data for the design. The client shall be responsible for providing all necessary information and data for the design.



Issued For	REV	DATE	BY

SCHEMATIC DESIGN

PROPOSED SITE PLAN

Drawing Title:
 Drawn By: CT Checked By: GG

A0.2
 Drawing Number:
 File Name: Size:
 Date: 1/7/2013

Cost Estimate:	Tremont Nail Factory Office Building			2.23.23	
	Estimate	Contingency	Unit Cost	Number	Total Cost
Painting	\$ 99,000	\$ 11,000			\$ 110,000
Windows 12X12			\$ 6,500	7	\$ 45,500
Windows 8X8			\$ 4,500	6	\$ 27,000
Windows other			\$ 750	4	\$ 3,000
Front Steps			\$ 6,000	1	\$ 6,000
Trim			\$ 25,000	1	\$ 25,000
Door restoration			\$ 6,500	2	\$ 13,000
Sign restoration	\$ 5,500	\$ 500			\$ 6,000
Contingency				1	\$ 10,000
<u>HPR Legal and Bond</u>				1	\$ 50,000
Total					\$ 295,500

Prepared by KJB

Sources: Previous estimates by others

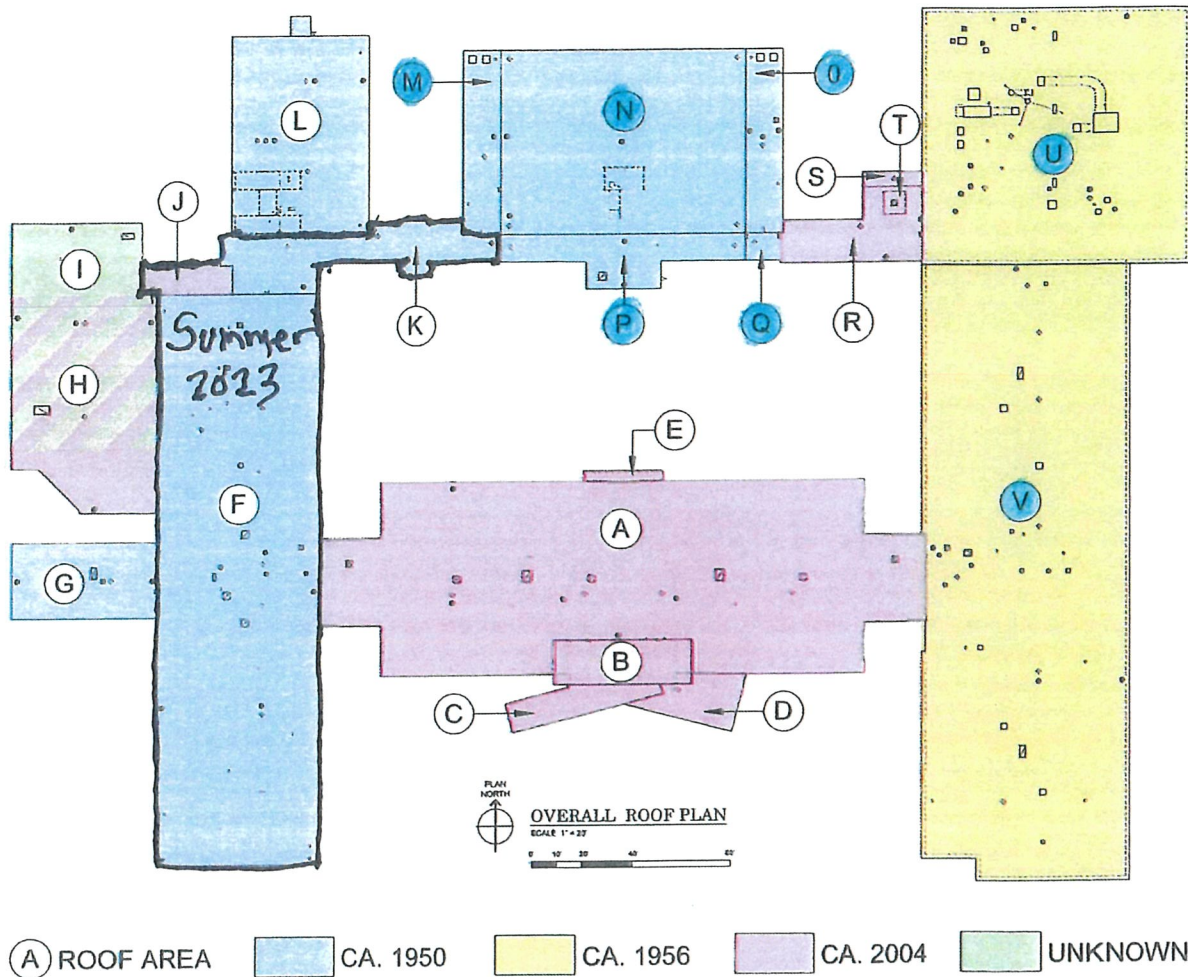


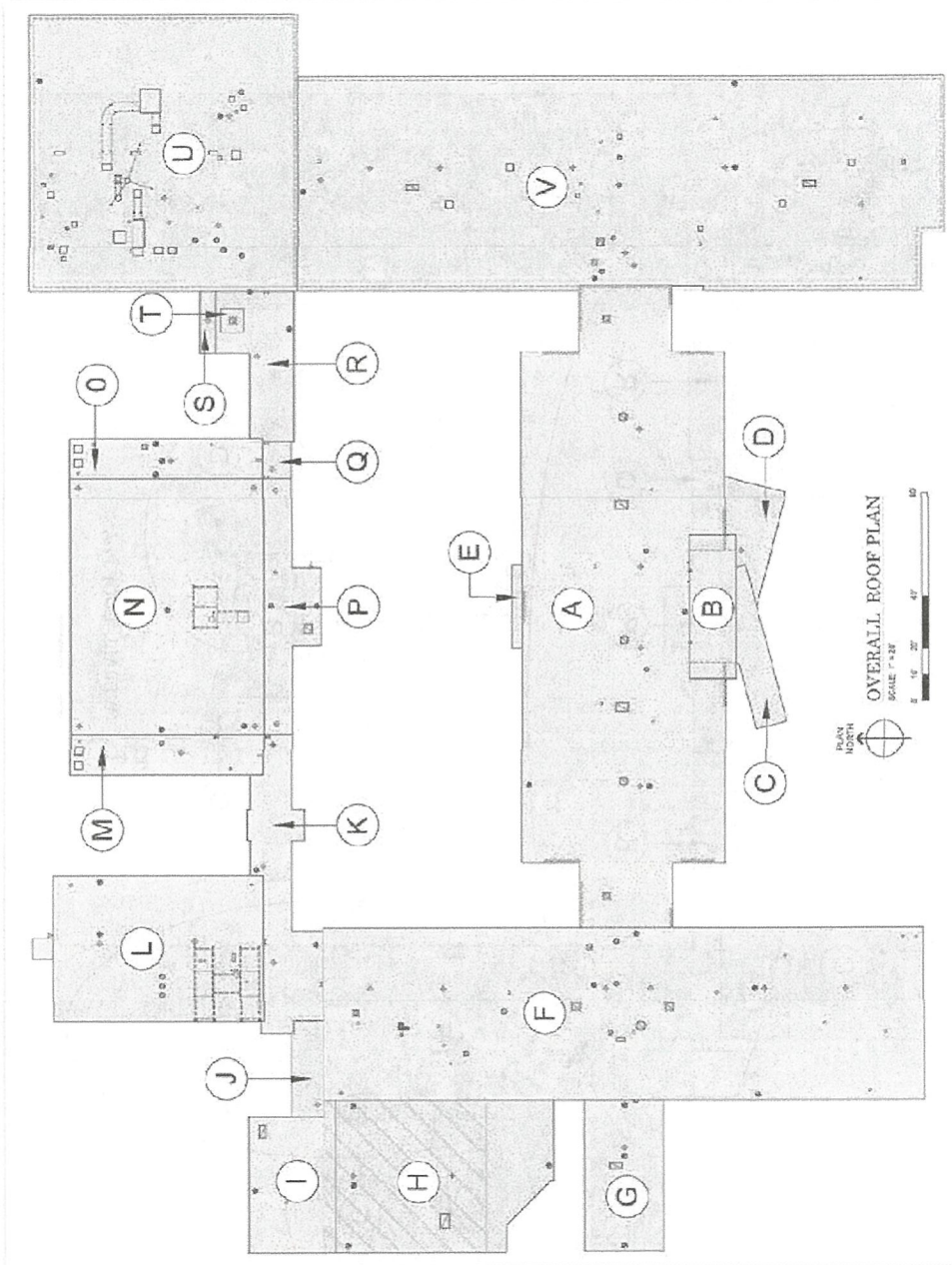
Figure II-01: Building Plan – Ages and Roof Areas.

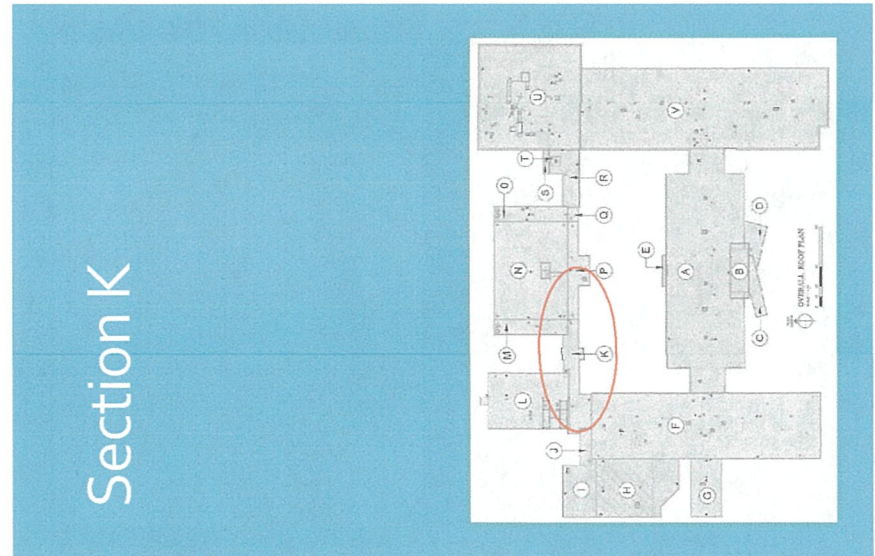
1. Structural and Architectural:

As discussed above, Wareham Middle School has evolved via a number of phases of construction and modifications since the early 1950s. CGKV has identified twenty-two distinct roof areas – roof areas separated by a difference in elevation and/or construction date (see Figure II-01). Based on our review of available documentation and onsite observations, existing structural and roof assemblies are summarized as follows:

AREA 'A' – CA. 2004 MAIN ADDITION:

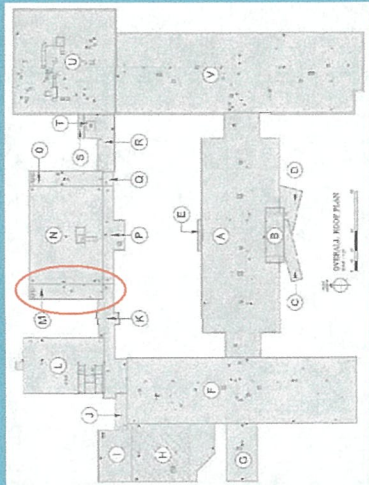
1. TUBE STEEL COLUMNS & WIDE FLANGE BEAMS PRIMARY STRUCTURE.
2. 24K5 JOISTS OVER CLASSROOMS; W10 BEAMS AT CORRIDORS & END BAYS.







Section M



MSBA Accelerated Repair Program Reimbursement Rate Certification Calendar Year 2021

Wareham

<u>MSBA Reimbursement Rate Calculation</u>	
Base Points	31.00
Income Factor	8.84
Property Wealth Factor	14.74
Poverty Factor	17
MSBA Reimbursement Rate	71.58

Certification

By signing this Reimbursement Rate Certification, I hereby certify that I have read, understand, and accept the reimbursement rate set forth above, and I hereby acknowledge and agree on behalf of the Eligible Applicant that the above-stated reimbursement rate is the rate that will be used to calculate the maximum Total Facilities Grant for the proposed project.

DocuSigned by:

Derek Sullivan
Derek Sullivan
Local Chief Executive Officer Town Administrator

9/6/2022

Date

DocuSigned by:

Kevin Brogton
Kevin Brogton
School Committee Chair

9/1/2022

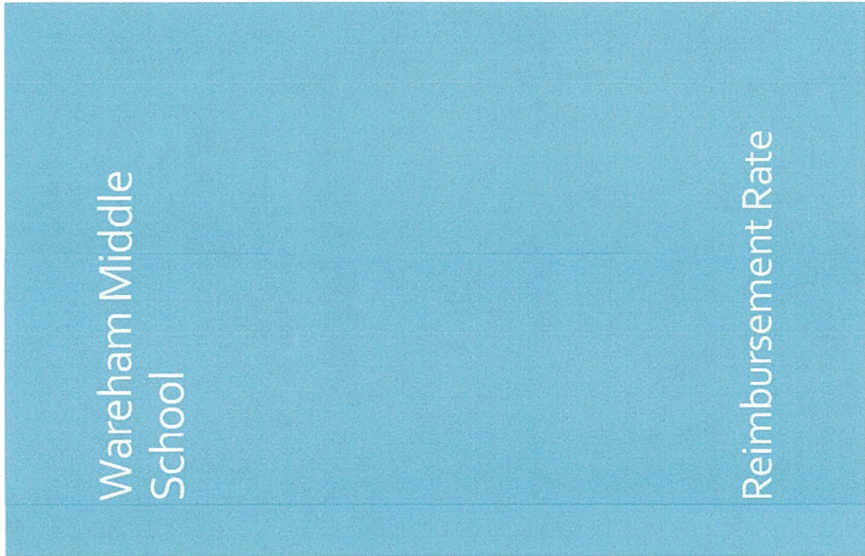
Date

DocuSigned by:

Matthew D'Andrea
Matthew D'Andrea
Superintendent of Schools

9/1/2022

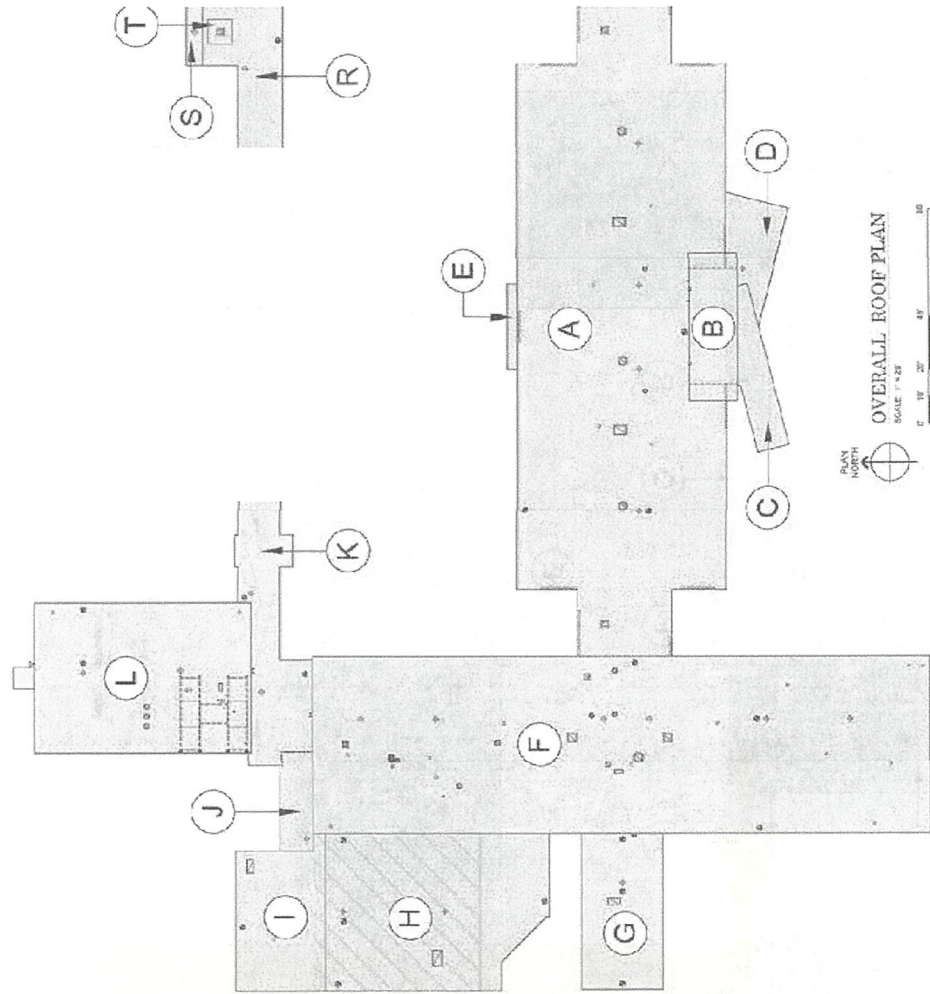
Date



Wareham Middle School

Cost Estimate

Non-reimbursable Sections



Summer 2023 Cost

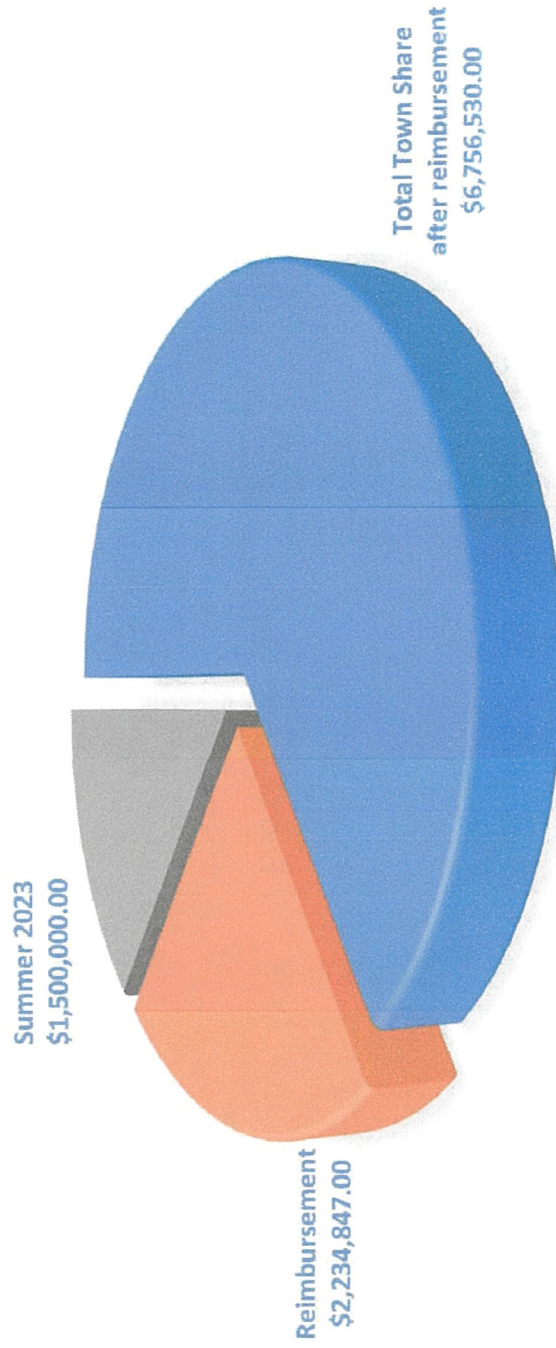
Appropriated Funding through Fall Town Meeting 2022 \$1,500,000

LEFTFIELD (Owner's Project Manager) CONTRACT: \$130,000.00
CGKV Architects CONTRACT: \$170,200.00
Awarded General Bidder CAPEWAY ROOFING: \$721,600.00

Total: \$1,021,800
Town Savings: \$478,200.00

Minor additional costs not included:
Contingency use
Advertising/Electronic Bidding
Roof Testing

**TOTAL PROJECT BUDGET:
ORIGINAL \$8,991,377**



WAREHAM 5 YEAR CAPITAL PLAN SPRING TOWN MEETING 2023

Dept & Rank	DESCRIPTION	FY2023	FY2024	FY2025	FY2026	FY2027	EXTRA ORDINARY
Board of Health							
1'23	vehicle - pickup/suv	40000					
1'25	vehicle - pickup/suv			40000			
1'27	vehicle - pickup/suv					40000	
Total BO Health		40000	0	40000	0	40000	
EMS							
F21	*New Ambulance (3 yr lease) (110k)						
1'23	4 - styker life pack defibrators	155000					
2'23	balance of f21 new ambulance	220000					
1'24	New Ambulance (3 yr lease)		110000	110000			
1'26	New Ambulance				300000		
Total EMS		375000	110000	110000	300000	0	
Natural Resources							
F17	*dog park (apply for 180k grant)(20k)						
F19	*shangri-la playground (220k)						
F19	*westfield soccer fields (40k)						
F21	*onset pier survey (188k)						
F21	*swift beach playground (250k)						
SS22	*mobility mats (60k)						
1'23	replace patrol boat	650000					
2'23	bayview park	1080000					
2'24	2 patrol vehicles 3/4 ton 4X4 w/equipment		150000				
3'24	Onset pier renovation engineering		660000	200000	200000		
4'24'	engineering Tempest Knob boat ramp		65000				
1'26	non certified harbor plan				65000		
1'27	besse park pier renovations (fy27)					495000	
2'27	work boat/motor replacement					92000	
3'27	dredging Tempest Knob boat ramp					500000	
future	renovate Onset pier						11.0M
Total Natural Resources		1730000	875000	200000	265000	1087000	11.0M
Wareham free Library							
SS22	*roof (580k)						
1'23	exterior rehabilitation	300000					
2'23	hvac	750000					
3'24	gutters		16000				
1'25	carpeting			39100			
Total Library		1050000	16000	39100	0	0	

STM Article S3 5-yr Capital Plan

WAREHAM 5 YEAR CAPITAL PLAN SPRING TOWN MEETING 2023

Dept & Rank	DESCRIPTION	FY2023	FY2024	FY2025	FY2026	FY2027	EXTRA ORDINARY
4'25	4500 service truck			80000			
1'26	1 ton truck 3500 with plow				65000		
2'26	1 ton truck 3500 with plow				65000		
3'26	park mower				45000		
4'26	6 wheeler class 8 with plow				225000		
1'27	6 wheeler class 8 with plow					225000	
2'27	2500 truck with plow					60000	
3'27	material stacker					90000	
Total Municipal Maintenance		680000	275000	460000	400000	375000	
Police							
F19	*study/design safety complex (165k)						
ongoing	Cruiser Replacement (capital lease)		170000	170000	170000	170000	
ongoing	radios&portable radios&defibrillators,computers)		38500	38500	38500	38500	
F22	*7 cruisers (450k)						
1'23	police body cameras	350000					
2'23	tasers and body camera pilot program	75000					
3'23	utility vehicle - gator	28000					
Total police		453000	208500	208500	208500	208500	
Town Bldgs							
F18	*tremont nail soil clean up (1.4m)						
F19	* replace Onset bandshell (333k)						
F21	*ms4 complience (100k)						
1'23	tremon nail office building	200000					
2'23	3 vehicle charging stations	30000					
3'23	library and hammond building evaluations	100000					
4'23	Hammond school siding	320000					
5'23	msc front hvac	250000					
5'23	police parking lot refurb	100000					
7'23	police perimeter fencing	40000					
1'24	conversion th to police station						44M
2'24	decas school conversion to town hall						2M
1'24	rebuild Center Cemetery building		90000				
2'24	resurface town hall/multi -service lots		200000				
3'24	ms4 compliance		25000				
4'24	elm st bridges		1300000				
1'25	new mmd office building			500000			
2'25	install fire alarms in town hall			80000			
3'25	replace 3 roofs at Tremont nail factory			450000			
4'25	update fire system at tremont nail factory			400000			
1'26	replace boilers at town hall				250000		
2'26	replace boilers at msc				250000		

WAREHAM 5 YEAR CAPITAL PLAN SPRING TOWN MEETING 2023

Dept & Rank	DESCRIPTION	FY2023	FY2024	FY2025	FY2026	FY2027	EXTRA ORDINARY
SS21	*2 generators(500K)						
F22	*narrows force main replacement (6m)						
S22	*ruggles install solid system (3m)						
ongoing	Generators	500000	500000	200000	200000	200000	
ongoing	rehab pump stations	550000	550000	550000	550000	550000	
ongoing	aeration tanks structure/values	500000	500000	100000	100000	100000	
ongoing	replace clarifiers	425000	425000	425000	425000	425000	
ongoing	Kettle stations pump replacements	200000	200000	200000	200000	200000	
ongoing	infra structure pipe replacement	2000000	2000000	2000000	2000000	2000000	
ongoing	repair manholes	100000	100000	100000	100000	100000	
F22	*headworks engineering (2m)						
F22	*clarifier engineering (2m)						
F22	*smith st low pressure engineering (2m)						
F23	ground water discharge evaluation	115000					
F24	scada replacement		4000000				
F24	aeration blowers - pump stations		2000000				
F24	sludge holding tanks all 8)		618000				
F24	biofilter tank 5 eq basin		300000				
F24	biofilter greaszilla building		180000				
F24	headworks - new structure		18000000				
F24	clarifiers - new structure		18000000				
F25	smith st low pressure solid system		18000000				
F25	12th street pipe replacement			1000000			
F25	3 pump stations coastal resilience (grant 1.5m wip)			2000000	2000000	2000000	
F25	replacement fire alarm system			150000			
F25	aeration blowers - pump stations			2000000			
F25	lining force mains			10000000			
F26	septage tanks				528000		
	onset beach infra structure/collection						4 M
	update plant capacity						2.5 M
Total WPCF		4390000	6.5E+07	1.9E+07	6103000	5575000	6.5M

SUMMARY							
total bo health		40000	0	40000	0	40000	
total EMS		375000	110000	110000	300000	0	0
total natural resources		1730000	875000	200000	265000	1087000	11M
total library		1050000	16000	39100	0	0	
total inspection		100000	0	0	0	0	
total it-system		344000	201200	406200	166200	0	.6M
total municipal		680000	275000	460000	400000	375000	

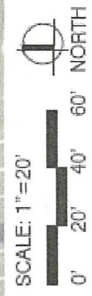


NEW GUARDRAIL
 MEMORIAL STONE WITH REFURBISHED PERIMETER FENCING
 RELOCATED MEMORIAL BOULDER
 RELOCATED FLAG POLE
 STORMWATER INFILTRATION PLANTING AREA
 NEW ADA ACCESSIBLE RAMP TO EXISTING GAZEBO
 NEW ADA ACCESSIBLE RAMP TO GAZEBO
 SECONDARY PARK ENTRANCE WITH SURROUNDING STORMWATER INFILTRATION PLANTING AREA

STAIR CONNECTION TO THE EXISTING PARKING LOT
 BEACH CONNECTION FROM HC PARKING ON PIER
 RELOCATED MEMORIAL BENCHES
 STAIR CONNECTION
 RELOCATED AQUENE STATUE
 RELOCATED MEMORIAL BOULDER

MAIN PARK ENTRANCE WITH SPECIALTY PAVING AND DECORATIVE PARK SIGN
 RELOCATED EXISTING EVERGREEN TREE IN STORMWATER INFILTRATION PLANTING AREA
 EXISTING DECIDUOUS TREE TO REMAIN
 EXISTING MEMORIAL BOULDER TO REMAIN
 NEW PATHWAYS WITH PEDESTRIAN LIGHTING
 PROPOSED DECIDUOUS TREE
 STORMWATER INFILTRATION PLANTING AREA
 NEW PEDESTRIAN LIGHTING
 ADA PARKING SPACES

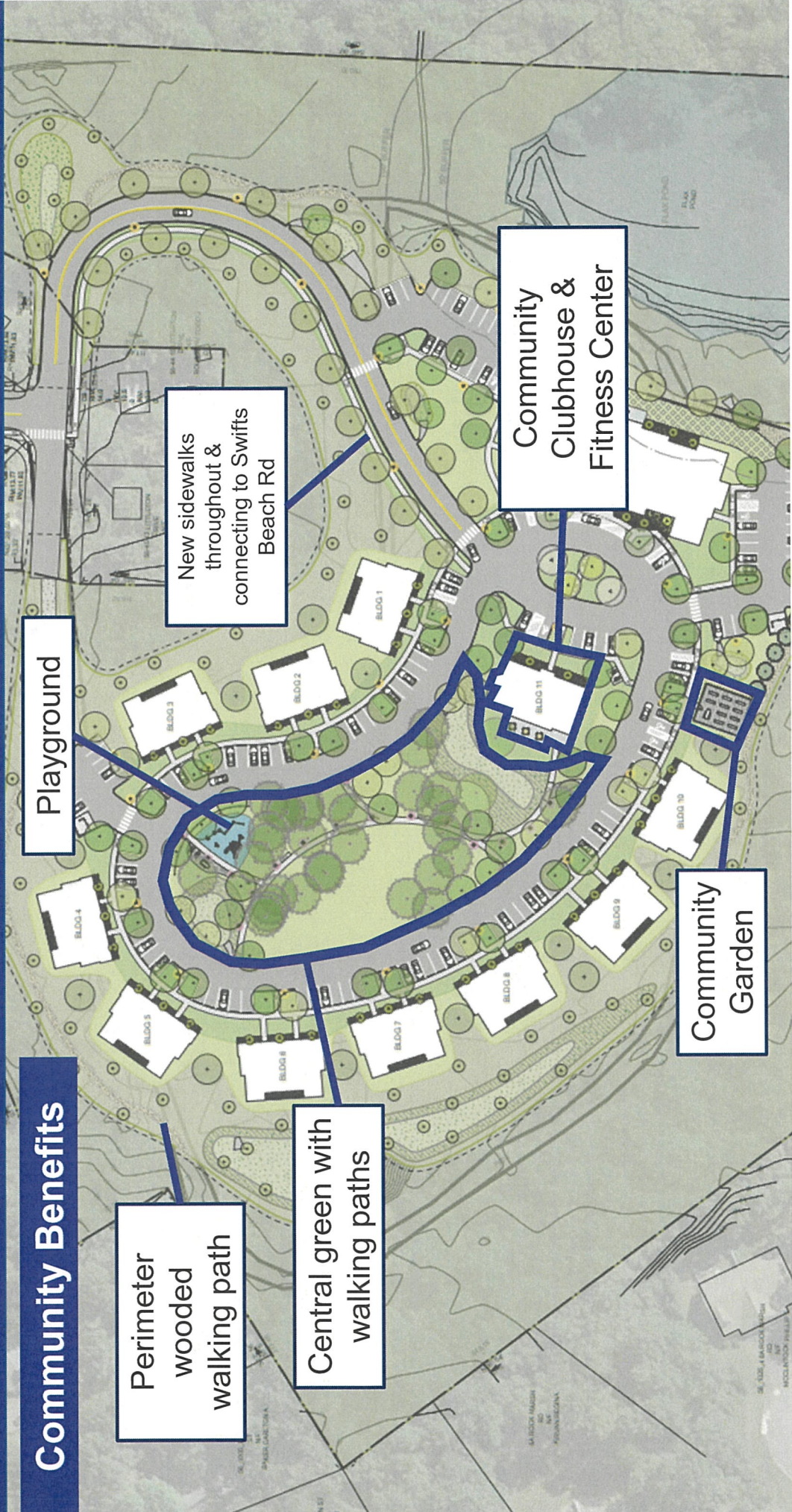
POTENTIAL SECONDARY: ADA ACCESSIBLE RAMP CONNECTION
 EXISTING LANDING PAD TO REMAIN



BAYVIEW PARK CONCEPT PLAN
 MAY 02, 2022

Weston & Sampson
 transform your environment

Community Benefits



Perimeter wooded walking path

Central green with walking paths

Playground

New sidewalks throughout & connecting to Swifts Beach Rd

Community Clubhouse & Fitness Center

Community Garden

CPA Funds for Mixed-Income & Affordable Housing

Cape Cod Five, Orleans
62 mixed-income rental units
Expected construction 2023

Total Development Cost
\$35,500,000

CPA Funds Utilized

Orleans - \$2,000,000

Brewster - \$100,000

Chatham - \$100,000

Eastham - \$100,000

Harwich - \$100,000

Provincetown - \$20,000

Truro - \$100,000

Total CPA - \$2,520,000 (7.1% of Dev. Cost)

