

**SYMMES ADVISORY COMMITTEE  
MINUTES  
September 6, 2001**

|             |                  |           |            |
|-------------|------------------|-----------|------------|
| Andrew      | DeCoursey*       | Moschella | Walkinshaw |
| Bailey*     | Fisher Privitera | Randolph* |            |
| Carey*      | Foskett*         | Reedy*    |            |
| Carr Jones* | Hurd             | Rehrig*   |            |

\* Indicates Present

Participants: Alan McClennen, Director of Planning and Community Development; John Maher, Town Counsel; Brian Greeley, substituting for Linda Fisher Privitera as designee of the Interfaith Council.

Charles Foskett, Chairman, called the meeting to order at 7:12 p.m. The Chairman welcomed volunteers to working groups who were in attendance.

MINUTES: On motion, the Committee accepted and approved the minutes of August 22, 2001.

CONSTITUENT REPORTS: Mr. Reedy, Vision 2020 designee, distributed a written summary of comments he had received from Vision 2020 members concerning potential uses at the Symmes Property.

NEW BUSINESS: Mr. Rehrig distributed a workgroup contact list and provided an update on the Committee's use of the internet as a tool for communications. At Mr. Foskett's request, Mr. Rehrig agreed to manage the membership list for the Symmes Advisory Committee site located at <http://groups.yahoo.com/group/SymmesAdvisoryCommittee>

WHITE PAPER: The messaging working group will present an updated draft at the Committee's next meeting. Committee members were asked to identify key questions that have to be answered by the White Paper.

UNIFORM PROCUREMENT ACT (UPA): Mr. Maher provided the Committee with an overview of the UPA's provisions concerning the acquisition or disposition of real property (Massachusetts General Laws Chapter 30B, Section 16) and how those provisions would apply to the Town's purchase and leasing of the Symmmes Property.

DUE DILIGENCE UPDATE: Mr. Maher announced that the Town's consultants will be entering the Symmes Property next week to evaluate the integrity of the systems (structural, electrical, mechanical) in place at the property. Preliminary conclusions may be available at the end of September. In addition, on September 21<sup>st</sup>, Lahey will provide the Town with an environmental report on the property. If Lahey's report concludes that remediation efforts are necessary, the Town will have the opportunity through its environmental expert, Jeffrey Nangle, to respond to Lahey's analysis.

Discussions are continuing on the Purchase and Sale Agreement. Mr. Maher reminded the committee that the conclusion of the due diligence period will precede the Committee's presentation to Town Boards and Town Meeting. Mr. Maher stated that we should still use November 1 as a target date for the Town Meeting's consideration of the Symmes warrant article, though this date could change.

PRESENTATION TO TOWN MEETING: In light of the postponement of the Special Town Meeting Vote for the Symmes Warrant article, the Committee discussed the merits of making a presentation to Town Meeting on October 1. Following a discussion in which opposing viewpoints were aired, the Committee voted unanimously to make a report in October to Town Meeting regarding the Committee's activities to date and the process that will be employed following the Town's acquisition of the property. The Committee's presentation will follow brief remarks by Mr. Maher.

WORKING GROUP UPDATE: Mr. Rehrig provided the Committee with an update on the activities of the Public Use Working Group. The Public Use Group has met once and is scheduled to meet again on Monday, September 17 at the Jefferson Cutter House. Mr. Rehrig stated that this group has 13 members, including 3 city planners.

Mr. Randolph reported that the Residential Working Group would hold its next meeting on September 17 at the Sunrise Assisted Living Trailer at 1395 Massachusetts Avenue. Mr. DeCoursey reported that he expected that the Financial Analysis Working Group would hold its first meeting during the week of September 10.

Mr. Foskett asked that Working Groups provide status reports at the Committee's next meeting.

PUBLIC COMMENT: Lee Ellis, a resident of the Brattle Hill area, elaborated on a letter he sent to Mr. Foskett asking if the Committee would consider creating a neighborhood impact analysis working group. Mr. Foskett stated that, in his view, the Financial Analysis Working Group could coordinate the impact analysis. Mr. DeCoursey stated that he would recommend that the Financial Analysis Working Group include a mitigation analysis for neighborhood and town impacts as part of its analysis. Mr. Ellis was also invited to join the Financial Analysis Working Group.

Jacqueline Harrington, Town Meeting Member from Precinct 12, sought clarification on the following issues:

- a) If there is to be a taking, what is the public purpose?
- b) What are the deed restrictions on the property?
- c) What uses does the current zoning of the site allow?
- d) Are there any ongoing discussion concerning a land swap of the Symmes Property with another property in town as had been reported in the Arlington Advocate; and
- e) Would the Committee consider a townwide poll of Arlington residents regarding preferences on potential uses and activities to take place on the Symmes Property.

Mr. Maher responded to Point a) that the Town is focused solely on a negotiated purchase of the property at this time. Mr. Foskett stated that Point d) was outside of the scope of the committee. Committee members discussed briefly the merits of polling, and it was agreed that the community outreach working group could consider polling as part of its efforts. Dr. Carey, the Chairman of the Community Outreach Committee, invited Mrs. Harrington to the workgroup's next meeting.

On Motion, the meeting adjourned at 9:15 p.m.