

**SYMMEs ADVISORY COMMITTEE**  
**MINUTES**  
**February 7, 2002**

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

\*Indicates Present

Participants: John Maher, Town Counsel; Alan McClennen, Director of Planning and Community Development; Nora Mann, Arlington Redevelopment Board (ARB); Cindy Friedman, Community Outreach Working Group Co-Chair

Charles Foskett, Chairman, called the meeting to order at 7:15 p.m.

APPROVAL OF MINUTES: Due to the absence of the Committee Secretary, review of the minutes of January 24, 2002 was postponed until the next SAC meeting.

WORKING GROUP REPORTS: Mr. Walkinshaw and Ms. Mann reported that the Arlington Redevelopment Board had discussed strategies for both expediting the process and reducing the cost of developing the Symmes property at their most recent meeting. The ARB made a suggestion to invite developers to submit proposals early in the process, allowing the town to benefit from multiple evaluations and solutions at little or no cost. The Committee discussed the merits of the ARB's suggestion, raising both the potential strengths and weaknesses, and agreed to give it further consideration.

Dr. Carey reported that the Medical Use Working Group had met with representatives interested in the Symmes site from Winchester Hospital and Mount Auburn Hospital. The working group has plans to meet with representatives of St. Elizabeth's Hospital and with the Children's Room, (a support group for children who have suffered the loss of a parent or other supportive person). The working group has already met with Mary Lewis Sheehan who is starting a support group for cancer patient care givers at the Senior Center. This is supported by the Sanborn Foundation.

URBAN RENEWAL PLAN: Mr. McClennen announced that the Urban Renewal Plan for the Symmes property was filed with the Massachusetts Department of Housing and Urban Development on Monday, February 4th, and that the state has a maximum of 60 days from the filing date (April 6, 2002) to make it's six findings. He projected that the Town's purchase of the property would happen sometime around the beginning of April, after the Urban Renewal Plan and Bond Issue are taken care of.

SYMMEs WARRANT ARTICLE: Mr. Maher reported that the Warrant for Town Meeting had been finalized, and the Board of Selectmen added an Article to seek special legislation authorizing the Town to reduce its tax levy in an amount sufficient to pay back the taxpayers for acquisition and maintenance costs for the site after the bond indebtedness is eliminated.

In addition, the Article suggests a home rule petition to establish an independent authority for the Symmes property. Mr. Maher stated that he would consult with outside counsel and prepare arguments for the Committee on the pros and cons of establishing an independent authority. This Article will be up for hearing at either the February 21st or March 5th Board

of Selectmen's meeting, where the Committee will be expected to make a recommendation. Mr. Foskett stated that he would place the issue on the agenda for the next two SAC meetings, and urged Committee members to attend the Selectmen's hearing on the matter.

DRAFT SCHEDULE MILESTONES: The Committee postponed discussion of the draft schedule milestones until its next meeting.

COMMUNITY OUTREACH SURVEY PLAN: Ms. Friedman reported that the Symmes Survey form is complete, but the Working Group recommends that the Committee wait until a Consultant is hired to mail it throughout the town. Although this recommendation would postpone the mailing until April, the Committee agreed with the Working Group's assessment that the advantages of giving the Consultant the opportunity to advise on the survey outweighed the disadvantages of postponing the mailing.

DRAFT RFP FOR PROFESSIONAL CONSULTANTS: Copies of the draft Request For Proposal for professional consultants were made available to the meeting participants. The draft included sections on History, The Need for Public Intervention, Public Actions, Correct Zoning, Anticipated Redevelopment, Proposed Plan, Objectives, and Consultants' Scope. Mr. McClennen explained that the draft was 5 hours old and that some pieces of the document had not yet been written (including timetable, public outreach, and explanation of SAC and Working Groups). Members were requested to review the draft and get back to Mr. McClennen with comments, giving special consideration to the Consultants' Scope section.

The Committee discussed the draft and the possibility of preparing a parallel Request For Information type document for early screening of potential developers. Mr. Rehrig and Mr. Foskett agreed to post the draft RFP on the SAC web site, along with supporting information, in order that the public would also have the opportunity to review and comment on the document. The comment period will end on February 28th; comments on the draft RFP for professional consultants should be directed to Mr. McClennen (before February 21st) or the Financial Analysis Working Group (from February 21st to 28th).

VISIT AND TOUR OF SYMMES: The Committee requested that a tour the Symmes campus be arranged for the SAC through the Planning and Community Development office.

SAC MEETING LOCATIONS: Mr. Foskett announced that several meeting location options had become available to the Committee. Mr. McClennen had arranged for a location at Symmes, Mr. Hurd had proposed locations through the Arlington Housing Authority, and Mr. Foskett had arranged for the use of the School Committee meeting room at Arlington High School. Mr. Foskett proposed, and the Committee agreed, to hold the next two SAC meetings at Symmes (in the emergency room area) with subsequent meetings to be held at the School Committee meeting room.

The Committee also discussed the option of videotaping its meetings and broadcasting them on the Arlington Cable Access Television Channel. It was agreed that if the equipment was available at the meeting location, there would be no objection to doing so.

On motion, the meeting adjourned at 8:52 p.m.