

**Town of Westwood
Islington Center Task Force Meeting
February 10, 2016
7:00 PM
Public Library, 660 High Street**

Notes

The meeting was scheduled to begin at 7:00 PM.

Task Force Members Present:

Michael Walsh, Nancy Donahue, Trish Tucke, Nora Loughnane, Abby McCabe, Tricia Perry, Nicole Banks, Danielle Sutton, Sarah Cleveland, Michael Reardon, Paul Sicard, Michael Jaillet, George Hertz, Rabih Shanshiry.

Members Absent: Pam Dukeman, Todd Korchin, Albert Wisialko, Jack Patterson, Trevor Laubenstein, Kela Klosi, Mary Beth Persons, and Helen Gordon.

Due to last minute cancellations by Task Force members, the Task Force was unable to attain a quorum for this meeting. Those present decided to proceed with informal discussions as follows:

Update on Pending FMUOD Special Permit Application for 301-323 Washington Street

The proposal for a mixed use project at 301-323 Washington Street was reviewed. Ms. McCabe informed the group that the Planning Board's last hearing on this application was on January 12 and has been continued to the February 23 meeting. The proposal has been updated to include updated engineered plans with greater detail on the underground parking garage, more sidewalks, improvements in front of the building at the corner with outdoor seating, and more landscaping. Members of the Task Force suggested considering the appropriate density for the project, a market analysis for the proposal, and suggested a pedestrian warning light or gate for pedestrians while crossing in front of the underground parking garage to avoid conflict with entering and exiting vehicles.

Discussion of Draft Questions for Online Survey

An initial draft of survey questions was reviewed. Distributing flyers with a link to the survey was recommended to be at the library, post office, Roche Brothers, the senior center, in the school bulletin, and in the community newsletter. It was also suggested to include a map to define the Islington area and include a brief estimated timeframe to complete survey (10 minutes). Other suggested changes included: define question #3 to include general retail and errands, add restaurant – deli, flower shop, and toy store to question 4, to add "outside of Westwood" to question 5, add "retired" and "other" to question 7, add cab/uber and van to question 9, add village character and community services (library/community center) to question 11, change traffic controls to traffic flow in questions 12, move question 14 up closer to beginning of survey, add questions to ask "Why don't you visit Islington Center?", and "Should there be more housing in Islington?" The last question regarding prioritizing objectives was decided to be included as a follow up question and not incorporated into the initial survey.

Review of Draft Request for Proposals (RFP) for the Redevelopment of Property in Islington Center:

The Task Force reviewed a preliminary draft of the RFP document. The RFP is for four town-owned properties; the municipal parking lot at 277-283 Washington Street, Wentworth Hall (aka Islington Branch Library) at 280 Washington, the Islington Community Center (ICC) at 288 Washington, and the East Street Parcel behind the ICC. The purpose of the RFP is to explore redevelopment opportunities for the town-owned properties. The properties may be purchased, leased, or swapped. In order for proposals to be considered the proposal must address incorporating or relocating the municipal parking, library, and the programming meeting space, youth and family services and nursery center uses currently at the Islington Community Center. The RFP details each property and specifically what must be included in the

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proposed response. The RFP invites all interested parties to submit creative proposals for a variety or mix of possible uses for one, all, or a combination of the four town-owned parcels in Islington. The RFP will be posted in the Central Register, the Westwood Press and possibly the Boston Globe. The prospective bidders will then login to the Town's Procurement process and then have the option for a site visit and walk-through. This Task Force will review responses, apply the selection criteria, and may choose to interview the top scoring bidders. The task Force will make a recommendation to the Board of Selectmen. The Board of Selectmen will choose one or more preferred bidders and will negotiate necessary dispositions agreements with each preferred bidder. Town Meeting approval will be required prior to any property transfer.

The next meeting was scheduled for Wednesday, March 9 at the Library.

The group dispersed at 8:30 pm.