

MEDWAY EPFRAC MEETING

Thayer Homestead

2B Oak Street

7:00 PM

Minutes

January 5, 2017

Committee Attendees: Dr. Richard D’Innocenzo, Ellen Hillery (FinCom Alternate), Michael Francis (Open Space), Paul Mahoney (CPC), Cathy Morgan (Friends of Choate Park), David Travalini (CONCOM), David Blackwell (CONCOM), Michael Schrader (FinCom), Ross Rackliff (Parks), Kari MacLeod (Friends of Choate Park Alternate)

Other Attendees: Clara Batchelor and D.J. Chagnon of CBA Landscape Architects, Dennis Crowley (BOS), Maryjane White (BOS), John Foresto (BOS), Glenn Trindade (BOS), Chairman Mark Cerel (Community Preservation Commission), Chairman Andy Rodenhiser (Planning & Economic Development Board), Chairman Matt Buckley (Design Review Committee), and Dan Hooper.

Committee Chair called the meeting to order at 7:03 PM.

The purpose of this meeting is to hold a public input session to present design alternatives for four parks/recreational areas (Choate Park, Cassidy Field, Oakland Park and Middle School) in Town.

CBA Landscape presented the different designs. They began with the Choate Park/Cassidy Field area, which included three different options.

Choate Park/Cassidy Field

The first option brought the public parking spaces from 26 to 70, added two lighted fields, added a Little Fenway (a wiffle ball sized field), enhanced a path system to Chicken Brook, had a vehicle path, batting cages, ice rink, playground, splash pad, pavilion which would be open-sided for shade. In this design, the set-up is “more natural” with boulders & logs on mulch to be able to sit on and enjoy nature. The exercise station would be replaced and there would be two scenic outlooks added.

The second option brings 77 parking spots, changed the entrance to better screen the parking lot, a bathroom, playground, various paths, multi-sport court, picnic grove, splash pad, pavilion and a Little Fenway. It was mentioned that stone dust would be used at picnic areas and that at the play areas there would be a rubber mulch utilized. More features to this option include an overlook bridge on Chicken Brook, and some lighted pathways. There was conversation pertaining to lighting all of the pathways around the pond.

The third option included 76 parking spaces, the entrance to the parking lot softened, different layouts of the playground, various paths, picnic grove, splash pad and pavilion. The volleyball and basketball area would turn into an ice skating rink in the winter months, Little Fenway, a path added around the pond where the fire pit is.

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2 At this point in the meeting, public discussion was opened for feedback and reaction. The removal of
3 the tennis courts was discussed. The Middle School tennis courts would be lighted and improved to
4 allow more parking at the park. A long-term resident was against the removal of the tennis courts from
5 Choate Park.

6
7 Another topic of discussion was the splash pad. The concern was that approximately 100,000 gallons of
8 water per year would be used without the ability to recycle the water. The proposed splash pad in
9 Medway would be “low flow” water. The 100,000 gallons of water used was for the city of Somerville,
10 which doesn’t use the “low flow” system. As for recycling the water, it would need to be tested two
11 times every day, which becomes costly. Also, the water only runs when it is activated—if it is not
12 activated, it will not run.

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14 More of the discussion revolved around the ice rink. It was expressed during the presentation that the
15 ice rink would not be using a coil, it would instead flood the area and let nature freeze it. A member of
16 the audience proposed utilizing two different options to freeze the area. One would be placed into the
17 pavement while being built and the other is a “roll out coil” system that is on the inexpensive side and
18 maintenance of that would be approximately \$1,000 annually.

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20 There was also discussion of the road entering directly from Route 109 in to the parking lot. This seems
21 like a potentially good option as the neighborhood surrounding the park may benefit from less traffic
22 making it safer.

23
24 **There is \$190,000 available to improve Choate Park.** The budget was discussed as well, with CBA
25 Landscape suggesting that phases of this project be done as the budget allows. The master plan for this
26 project is a long-term plan with these phases considered.

27
28 The timeline is to develop a single concept within a month with the overall master plan with budget
29 costs.

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31 The Board of Selectmen would like this to be available for the May, 2017 Town Meeting in order to
32 present it then.

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34 There will be one plan created for each site which will include contract drawings to prioritize and
35 working with EPFRAC and with public input to keep this within budget.

36 37 **Oakland Park**

38
39 There are three options for Oakland Park that were discussed.

40
41 The first option organizes the parking, relocating the playground to a centralized location, adding a
42 bathroom, a pavilion, and the basketball court would stay where it is. Walking paths would go around
43 the fields and storage would be added.

44
45 The second option would include an octagonal pavilion, a path to go around the larger field, create a
46 new entry for the Senior Center, the Oakland Park parking would become a little more separate from
47 the Senior Center. This option would also include picnic tables on stone dust, added lights, and the
48 walking path that would surround the field, would be attached to the Senior Center as well to make it

1 more accessible for them to use. Discussion included the Fire Department's input on the changes in the
2 parking area to be sure they will be able to access areas they may need to.

3
4 Option three had the largest shelter, bathroom and office area. It doesn't include a new entrance for
5 the Senior Center, but parking would be relocated a bit with one lane that is currently there being
6 dropped in order to accommodate parking. The playground would be moved closer to the large field.

7
8 There was some discussion that the relocation of parking in Option one would be cost prohibitive as lots
9 of fill would be needed to create the new parking area.

10 11 **Medway Middle School**

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13 Some of the major issues to be addressed at the Middle School are the tennis courts, track, and adding
14 an ice rink. There are concerns of accessibility and equipment storage which are needed to help
15 organize the space and make it more attractive.

16
17 Part of this plan includes replacing the lighting on the football field, creating a street hockey rink which
18 would change to an ice skating rink in the winter.

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20 The walkways that are currently there are being considered to connect, but the concern is the wetlands
21 in the area which are involved.

22
23 The tennis courts would be renovated to include backboards and the long-jump and high-jump may be
24 moved in order to accommodate storage facilities.

25
26 There was a question as to whether or not a bathroom would be built here. The feeling was the school
27 could accommodate those needs.

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29 At 8:31 PM, the presentation ended. There was some discussion among the audience of the safety of
30 the Route 109 entrance to Choate Park which included speed bumps and what effect it would have on
31 the neighborhood.

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33 Respectfully submitted:

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35
36 Susan K. Vara