



TOWN OF CONCORD

Town Manager's Report

Week of: April 25, 2016

Finance News

Contact: (978) 318-3090

REMINDER: PROPERTY TAX BILLS DUE MAY 2

The fourth quarter payments of Concord's Fiscal Year 2016 property tax bills are due in the Treasurer-Collector's Office at the Town House by 4:30 PM Monday, May 2, 2016. Taxpayers who have not yet paid their property taxes are reminded that interest at the rate of 14% per year will accrue on all overdue property tax bills from the due date until the payment is received, according to Anthony T. Logalbo, Town Treasurer.

The Treasurer also reminds taxpayers that postmarks ARE NOT USED to verify timely payment. State law requires that property tax payments must arrive in the Treasurer-Collector's Office in order to be considered paid by the due date.

Questions about tax payments should be directed to the Treasurer's Office at 978-318-3050. Office hours are 8:30 AM to 4:30 PM, Monday through Friday.

Town offers \$9,995,000 General Obligation Bonds for Bid

On Wed., May 11 until 11:00 a.m., the Town will be accepting bids from underwriters for an offering of Town Bonds maturing serially from Sept. 15, 2016 through Sept 15, 2027. \$4,775,000 is being issued as new money, funding projects approved by the 2014 and 2015 Annual Town Meetings. \$5,220,000 is projected to be issued to finance an advance refunding of outstanding bonds issued Mar. 1st and Sept. 15th, 2007, to be redeemed at their first call date of March 2, 2017 and Sept. 16, 2017 respectively. In this process, lower current coupon interest rates are exchanged for original higher coupon rates ranging from 3.75% to 4.25% on the bonds to be called). As a result, the town should save about \$500,000 (present value) over the remaining term of the outstanding bonds. \$3,775,000 of the bonds to be refunded were voted at a town-wide ballot as excluded debt (financing the Alcott and Thoreau school construction projects); accordingly, all savings from the refunding will be passed through completely to the taxpayer as a requirement of state law. The remainder of the refunding, \$1,750,000, is for Water project bonds (for work done in 2005-06). Therefore, the debt service savings from this portion of the refunding will benefit future water ratepayers.

Police Dept. Host Mental Health Training Program

Contact:(978) 318-3400

Chief Joseph O'Connor announced that the Concord Police Department hosted a training on dementia and mental health for first responders last week.

The two-day training session was held at Concord-Carlisle High School, 500 Walden St., on April 19 and 20. Fifty police officers and public safety dispatchers from five surrounding communities - Carlisle, Acton, Holliston, Stow, and Lexington - attended the training.

The training consisted of two parts: the first focused on how to address the challenges of dementia, including how to, as a first responder, effectively communicate with those suffering from dementia. The second part focused on dealing with various mental health diagnoses, including what to look for and how to best approach individuals with a psychiatric illness. Instructors from Elliot Community Human Services led the latter half of the training.

Concord Police collaborated with staff from ComForCare Home Care, a non-medical personal care provider specializing in dementia care services, to offer the program. Topics covered during training included critical facts about dementia and Alzheimer's disease, how to recognize dementia, effective communication techniques, and how to address associated challenges, such as aggressive behavior.

Information on the community population and training materials were provided by CareOne at Concord, a senior care company specializing in Alzheimer's and medical management programs.

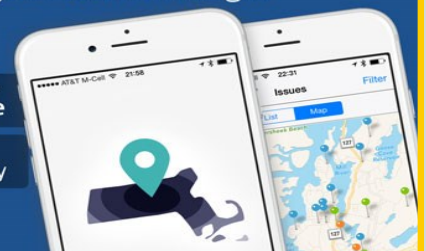
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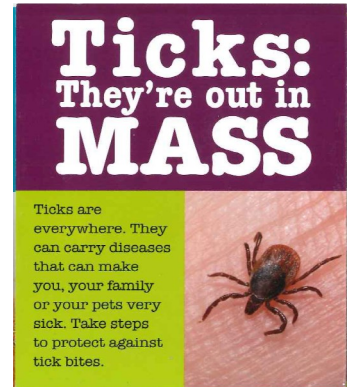


Department of Planning & Land Management (DPLM)
BUILDING INSPECTION • PLANNING • NATURAL RESOURCES • BOARD OF HEALTH • ZONING

Health Division

Contact (978) 318-3275

Tick education efforts underway: The Health Division has conducted the first of several educational sessions about tick bite prevention for all town staff who work outdoors. Lyme disease, which is transmitted to humans by infected ticks, is now the 2nd most reported infectious disease in Massachusetts.



Natural Resources Division

Contact (978) 318-3285

Natural Resources Commission meeting on April 20th: The NRC heard the following matters: the continued Notice of Intent (NOI) for 415 Lowell Road to construct a pool, pool house, and other site amenities; a NOI for Concord Public Works to repair a sink hole on the Reformatory Branch Trail; a Request for Determination of Applicability (RDA) for 51 Black Duck Road to construct a front entry; and an RDA for 113 Adams Road to enclose an existing deck. The Commission also accepted two Conservation Restrictions: a 1.14-acre CR at the end of Ingham Lane and a 1.8-acre CR associated with the development on Monsen Road.

Two new applications were submitted this week for the May 4th NRC meeting: an NOI to construct an addition and landscaping at 131 Assabet Avenue and a NOI for 280 Estabrook Road to remove vegetation and regrade the site.

Building Inspections Division

Contact (978) 318-3280

Issuance of building permits remains strong maintaining the same rate as last year, which was a record year. Electric permits are up 6% over last year, Plumbing permits are up 63% over last year and Gas permits are up 40% over last year.

Building Inspections staff attended an all-day residential plan review course in Boxborough. This is the first time this course has been offered to MA building officials.

Planning Division

Contact (978) 318-3290

Zoning Board of Appeals meeting of August 21st: The Board opened the public hearing on the Millbrook Tarry Market application and immediately continued the hearing to June 9th at the request of the Applicant. The Board also granted a Special Permit for the demolition of the existing house and the reconstruction of a new house greater than 50% of the gross floor area of the existing structure at 269 Sudbury Road; and, a Special Permit for additional construction that yields more than 50% of the gross floor area of the existing structure at 21 Wilson Rd.

Bruce Freeman Rail Trail: New photos and graphics for one of the Historic Interpretive signs and the three individual sign posts were submitted for review to the MassDOT historic/cultural group. Letters were sent via certified mail to the 18 property owners on whose land temporary or permanent easements are needed for construction of the trail. Information was also sent to the MBTA regarding easements over the commuter rail line and the West Concord Depot property. Contracts are being prepared for the appraisers to conduct their appraisal of the easements needed.