



Select Board

Meeting Packet

December 16, 2025

The Milton Community Food Pantry, Inc.

housed at
Parkway United Methodist Church
158 Blue Hills Parkway
Milton, Massachusetts 02186



Caring and Sharing

December 10, 2025

The Milton Select Board
Trustees of the Gov. Stoughton Fund
525 Canton Avenue
Milton, MA 02186

RE: Governor Stoughton Fund

Dear Mr. Daley, Mr. Driscoll, Ms. Haggerty, Mr. Wells and Mr. Zoll:

The Milton Community Food Pantry volunteers and Steering Committee members are writing to convey our deepest appreciation for your past support and recognition of the work of the pantry in helping the less fortunate citizens of our town who struggle with food insufficiency. We know that in your position as Trustees of the Governor Stoughton Fund, which is pledged to help the poor of Milton, you have valued our mission to provide food sustenance to our financially eligible neighbors. We are a volunteer staffed pantry and our service to Milton residents is funded entirely by donations of money and food items from our community. In the past twelve months, our expenses have topped \$172,000. In our 34 years of operation, this is the most money we have spent in a single year to provide nutritional assistance to our Milton neighbors.

We are coming to you this year trusting that you will be able to again help us in what promises to be an extremely challenging year for the 177 families, 555 residents, including 113 seniors and 166 children, that we serve. These are days of doom and gloom for those on fixed incomes and those barely making ends meet. The actions of our federal government in shutting down the SNAP program, albeit temporarily, and eliminating funding for health care for the poor have left our participants with serious concerns regarding their future well-being. Expected increases in the utility companies' charges have made paying bills almost impossible. The increasing cost of food at the grocery stores, which impacts our own wallets, has resulted in an insurmountable barrier for Milton families who cannot afford to pay more. These are neighbors with no disposable income and no prospects for earning additional money.

The Milton Community Food Pantry is a resource on which our neighbors can depend for support in these terrifying times. But we need your help to continue to fight food insecurity for these families who are depending on us for the non-perishable and frozen protein items that we purchase from the Greater Boston Food Bank, which we make available to them at no cost. In our past years of service, the pantry has made a major impact in providing these Milton families food assistance in their efforts to deal with economic hardship. Without the resources of the Milton Community Food

Pantry, our clients would be unable to purchase the food they need and would be faced with choosing between paying utility and other household bills and feeding their families.

At this time, we are again requesting your financial support. Without your help as Trustees of the Governor Stoughton Fund, we will not be able to meet our goals for this year. Please help us to:

- Extend our Gift Card Program, which allows our client families to purchase milk and eggs at local grocery stores as we do not have the capability of storing and distributing these perishable products at the Parkway United Methodist Church where the pantry is housed. Because of spikes in the cost of these items, we increased the amount that we give to each family in our monthly gift card distribution. In 2025, our direct cost for this program ran approximately \$6,000 per month, \$72,000 for the year.
- Continue our monthly purchase of produce for our client families to provide them with potatoes, onions, carrots, bananas, apples and oranges, from a local supplier. The cost of this produce averages an additional \$1,000 per month, adding \$12,000 annually to our expense budget.
- Support our purchase of reusable grocery bags for our client families' use and for those who are homebound to whom we deliver groceries. These shopping bags ensure that food arrives home safely, even in stormy weather. They are also supplied to the grammar school PTOs for their use in collecting Thanksgiving dinner "fixings" donations for us. The bags are purchased at a cost of \$1 per bag. Although we encourage our participants to reuse their bags, we still have to plan on an expense of between \$1,500 and \$2,500 each year.

We respectfully request that the Selectmen, as Trustees of the Governor Stoughton Fund, provide us with a grant to underwrite a portion of the costs of the 2026 program by funding the items outlined above.

Your assistance is essential to all those families in our community who are struggling to put food on the table. We appreciate your consideration of our request for funding so that we may meet our goals and continue our work for our neighbors in need, the poor of Milton.

Sincerely,

Pat

Pat Brawley Morise

Director, Milton Community Food Pantry

The Milton Community Food Pantry, Inc. is a non-profit and is recognized as a tax-exempt organization (tax ID number 37-1536791) under Section 501(c)(3) of the Internal Revenue Code. Therefore, all donations are fully tax deductible.

The Milton Health Department

What do we do, and why do we do it?



Staff

Full Time

Health Director

- Caroline Kinsella

Assistant Health Director

- Emily Conners

Community Health Social Worker

- Anne Grossman

Health Agent

- Karolyn Ho

Part Time

Public Health Nurse

- Susan Poirier

Senior Administrative Clerk

- Jean Peterson

Mass in Motion Coordination

- Lisa Courtney

Milton Coalition Staff

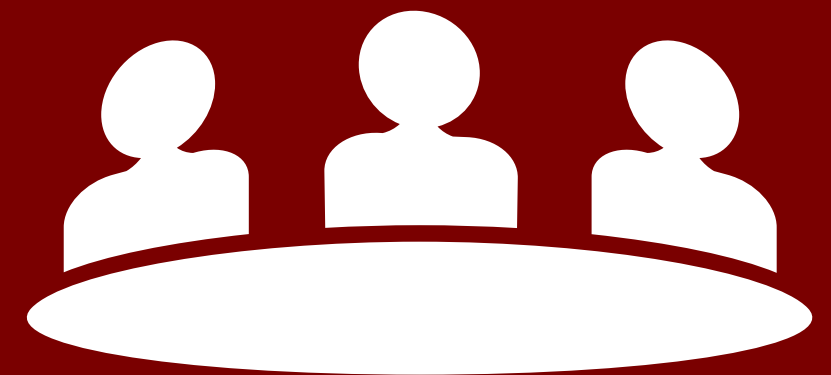
- Berline Awach
- Ania Amedee



Board

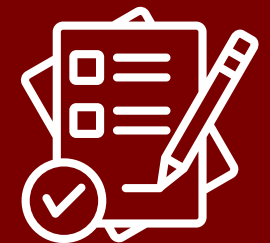
Elected (3-year term)

- Roxanne Musto, RN-C, MS, ANP Chair
- Laura Richards, Esq., Secretary
- Mary Stenson BSN, RN, Member



Mission Statement:

Our mission is to achieve the highest level of wellness for all Milton residents by adopting reasonable health regulations, by providing preventative health programming and by preparing and planning for public health emergencies.



What does the Health Department do?

Public Health Nursing Services

- Seasonal flu clinics/vaccinations
- Blood Pressure Clinics
- Education
- Communicable Disease Surveillance (MAVEN)
- Recreational Camps



What does the Health Department do?

Sanitary Code Enforcement

- Housing
- Environmental/Nuisance
- Rodents
- Neighborhood Renewal Division



What does the Health Department do?

Food Safety Inspections

- Risk based food safety inspections of permitted establishments to ensure compliance with MA food codes
- Complaint-driven inspections
- Temporary food events/mobile food vendors
- Farmers market
- Residential kitchens



What does the Health Department do?

Tobacco Control

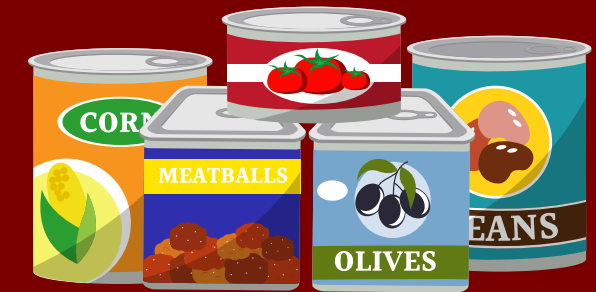
- Inspections of retail tobacco establishments
- 9 Total retailers across Milton
- Setting reasonable tobacco regulations
- Flavor ban, cap of retailers



What does the Health Department do?

Social Services

- Short term mental health counseling
- Life transition support
- Hoarding Resources
- Mental health referrals
- Basic needs referrals and resources
- Community programming with community partners
- Food access resources and shelf stable food program
- Unhoused resources and consultations



What does the Health Department do?

Other Services

- Emergency Preparedness
- Demolition Plan Review
- Sharps & Mercury Disposal
- Burial Permits
- Pool Inspections
- Mass in motion
- Septic Systems/Title IV
- Animal Inspections
- Tobacco Control
- Body art/Micro Blading
- Grant Management
- The Milton Coalition



What can the Opioid Settlement Funds Be Used For?

- Opioid Use Disorder Treatment
- Support people in treatment and recovery
- Connections to care
- Harm Reduction
- Address the needs of criminally-justice-involved persons
- Support pregnant or parenting women and their families, including babies with neonatal abstinence syndrome
- Prevent the misuse of opioids and implement prevention education

What does the Health Department do?

Opioid Settlement Funds

- *Total funds available: \$406,459*
- Completed community engagement report
- Installed a SAMBOX for Narcan distribution
- Narcan training for health department and town employees
- Riverside Recovery Coach hired for Norfolk County-8 communities
- Signed MOU with Norfolk County Sheriff's office for \$2,500 scholarship for sober living
- Released large grant funding opportunity for local initiatives

Thank you!



FY2027 Budget					
as of 12/11/2025					
Revenue					
	FY 2026	FY 2027	\$	%	
	BUDGET	PROJECTION	Change	Increase	Notes
Previous Levy Limit	99,114,881	112,591,960	13,477,079	13.6%	
Add 2.5% Levy	2,477,872	2,814,799	336,927	13.6%	
Override	9,500,000	0	(9,500,000)	-100.0%	
New Growth	1,499,207	1,000,000	(499,207)	-33.3%	
Subtotal	112,591,960	116,406,759	3,814,799	3.4%	
Debt Exclusion	1,336,993	939,281	(397,712)	-29.7%	
Special Purpose Debt Stabilization	992,187	1,389,899	397,712	40.1%	
Legally obligated medical expenses	500,000	500,000	0	0.0%	
Subtotal	2,829,180	2,829,180	0	0.0%	
Property Tax Subtotal	115,421,140	119,235,939	3,814,799	3.3%	
Local receipts	10,250,730	10,353,237	102,507	1.0%	
Indirect costs from Enterprise funds	1,532,475	1,609,099	76,624	5.0%	
Subtotal	11,783,205	11,962,336	179,131	1.5%	
State Aid	18,613,839	18,821,605	207,766	1.1%	
Total	145,818,184	150,019,880	4,201,696	2.9%	
Other Available Funds	3,994,171	105,000	(3,889,171)	-97.4%	
Total Revenue	149,812,355	150,124,880	312,525	0.2%	
Expenditures					
	FY 2026	FY 2027	\$	%	
	BUDGET	PROJECTION	Change	Increase	
Milton Public Schools	72,873,914	76,662,596	3,788,682	5.2%	Schools @ 5.2% per SC Finance Meeting
Blue Hills Regional	954,340	1,025,916	71,576	7.5%	
Shared	42,738,634	41,020,616	(1,718,017)	-4.0%	Health insurance @ 7%
Town Departments	32,758,275	33,930,063	1,171,788	3.6%	
Total	149,325,163	152,639,191	3,314,028	2.2%	
Deficit / Surplus		(2,514,311)			

FISCAL YEAR 2027-2031 PROJECTION								
LEVEL SERVICE REQUESTS								
GENERAL FUND EXPENDITURE DETAIL								
Article:	Budget	Expense	FY 2024 Appropriation	FY 2025 Appropriation	FY 2026 Appropriation	FY 2027 Request (12/11/25)	\$ Change FY26 to FY27	% Change FY26 to FY27
6	CAPITAL NON BONDED	FY 2019/2020 - Free Cash	\$ 1,201,850	\$ 955,000	\$ 878,500	\$ -	\$ (878,500)	-100.0%
			\$ 1,201,850	\$ 955,000	\$ 878,500	\$ -	\$ (878,500)	-100.0%
7	AUDIT	General Audit	\$ 63,500	\$ 65,500	\$ 67,000	\$ 67,000	\$ -	0.0%
		GASB 45 Valuation	\$ 9,050	\$ -	\$ 9,050	\$ -		
		TOTAL AUDIT	\$ 72,550	\$ 65,500	\$ 76,050	\$ 67,000	\$ (9,050)	-11.9%
8	WAGE SET ASIDE	Collective Bargaining units	\$ 1,300,000	\$ 1,020,000	\$ 590,000	\$ 1,100,000	\$ 510,000	86.4%
9	EMPLOYEE BENEFITS	Contributory Retirement	\$ 8,351,397	\$ 4,540,705	\$ 4,696,318	\$ 4,723,259	\$ 26,941	0.6%
		Medicare	\$ 1,150,000	\$ 1,215,000	\$ 1,275,750	\$ 1,340,000	\$ 64,250	5.0%
		Group Insurance	\$ 12,879,500	\$ 12,731,097	\$ 15,838,799	\$ 16,947,515	\$ 1,108,716	7.0%
		TOTAL EMPLOYEE BENEFITS	\$ 22,380,897	\$ 18,486,802	\$ 21,810,867	\$ 23,010,774	\$ 1,199,907	5.2%
10	UNEMPLOYMENT		\$ 80,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ -	0.0%
11	WAGE SET ASIDE	Chapter 61	\$ 95,000	\$ 76,000	\$ 100,000	\$ 100,000	\$ -	0.0%

FISCAL YEAR 2027-2031 PROJECTION								
LEVEL SERVICE REQUESTS								
GENERAL FUND EXPENDITURE DETAIL								
Article:	Budget	Expense	FY 2024 Appropriation	FY 2025 Appropriation	FY 2026 Appropriation	FY 2027 Request (12/11/25)	\$ Change FY26 to FY27	% Change FY26 to FY27
12	PUBLIC SAFETY							
1	Inspectional Services	Salary & Wages	\$ 591,600	\$ 641,390	\$ 651,052	\$ 671,429	\$ 20,377	3.1%
		General Expenses	\$ 21,456	\$ 23,851	\$ 30,928	\$ 30,928	\$ -	0.0%
			\$ 613,056	\$ 665,241	\$ 681,980	\$ 702,357	\$ 20,377	3.0%
2	FIRE	Salary & Wages	\$ 5,390,354	\$ 5,508,226	\$ 6,191,779	\$ 6,120,242	\$ (71,537)	-1.2%
		Overtime	\$ 497,593	\$ 527,660	\$ 750,000	\$ 800,000	\$ 50,000	6.7%
		General Expenses	\$ 312,572	\$ 341,564	\$ 398,314	\$ 404,372	\$ 6,058	1.5%
		New Equipment	\$ 60,000	\$ 60,000	\$ 100,000	\$ 100,000	\$ -	0.0%
			\$ 6,260,519	\$ 6,437,450	\$ 7,440,093	\$ 7,424,614	\$ (15,479)	-0.2%
3	MEMA	Salary & Wages	\$ 750	\$ 750	\$ 750	\$ 750	\$ -	0.0%
		General Expenses	\$ 785	\$ 785	\$ 785	\$ 785	\$ -	0.0%
		Auxiliary Fire	\$ 4,700	\$ 4,700	\$ 4,700	\$ 4,700	\$ -	0.0%
		Auxiliary Police	\$ 4,700	\$ 4,700	\$ 4,700	\$ 4,700	\$ -	0.0%
			\$ 10,935	\$ 10,935	\$ 10,935	\$ 10,935	\$ -	0.0%
4	POLICE	Salary & Wages	\$ 6,975,814	\$ 7,595,151	\$ 7,553,771	\$ 7,624,668	\$ 70,897	0.9%
		Overtime	\$ 481,745	\$ 529,920	\$ 696,011	\$ 659,636	\$ (36,375)	-5.2%
		General Expenses	\$ 529,051	\$ 540,310	\$ 568,310	\$ 669,678	\$ 101,368	17.8%
		New Equipment	\$ 128,278	\$ 128,278	\$ 183,300	\$ 183,300	\$ -	0.0%
			\$ 8,114,888	\$ 8,793,659	\$ 9,001,392	\$ 9,137,282	\$ 135,890	1.5%
		Salary & Wages Leash law	\$ 75,345	\$ 76,601	\$ 81,383	\$ 81,667	\$ 284	0.3%
		General Expenses Leash Law	\$ 24,585	\$ 24,585	\$ 39,100	\$ 39,100	\$ -	0.0%
			\$ 99,930	\$ 101,186	\$ 120,483	\$ 120,767	\$ 284	0.2%
			\$ 8,214,818	\$ 8,894,845	\$ 9,121,875	\$ 9,258,049	\$ 136,174	1.5%
		TOTAL PUBLIC SAFETY	\$ 15,099,328	\$ 16,008,471	\$ 17,254,883	\$ 17,395,955	\$ 141,072	0.8%

FISCAL YEAR 2027-2031 PROJECTION								
LEVEL SERVICE REQUESTS								
GENERAL FUND EXPENDITURE DETAIL								
Article:	Budget	Expense	FY 2024 Appropriation	FY 2025 Appropriation	FY 2026 Appropriation	FY 2027 Request (12/11/25)	\$ Change FY26 to FY27	% Change FY26 to FY27
13	GENERAL GOVERNMENT							
	A SELECT BOARD							
1	Accounting	Salary & Wages	\$ 441,385	\$ 421,966	\$ 426,363	\$ 451,077	\$ 24,714	5.8%
		General Expenses	\$ 5,900	\$ 6,310	\$ 6,560	\$ 6,560	\$ -	0.0%
			\$ 447,285	\$ 428,276	\$ 432,923	\$ 457,637	\$ 24,714	5.7%
2	Insurance General		\$ 1,300,000	\$ 1,456,000	\$ 1,535,953	\$ 1,658,829	\$ 122,876	8.0%
3	Law	Retainer	\$ 75,000	\$ 78,750	\$ 78,750	\$ 99,000	\$ 20,250	25.7%
		Professional & Special Services	\$ 270,000	\$ 283,500	\$ 283,500	\$ 271,125	\$ (12,375)	-4.4%
		Disbursements	\$ 6,500	\$ 6,825	\$ 6,825	\$ -	\$ (6,825)	-100.0%
		Claims	\$ 1,000	\$ 1,050	\$ 1,050	\$ -	\$ (1,050)	-100.0%
			\$ 352,500	\$ 370,125	\$ 370,125	\$ 370,125	\$ -	0.0%
4	Information Technology	Salary & Wages	\$ 159,403	\$ 144,241	\$ 160,675	\$ 165,541	\$ 4,866	3.0%
		General Expenses	\$ 515,397	\$ 541,497	\$ 599,690	\$ 690,930	\$ 91,240	15.2%
							\$ -	#DIV/0!
			\$ 674,800	\$ 685,738	\$ 760,365	\$ 856,471	\$ 96,106	12.6%
5	Town Reports	General Expenses - Town Reports	\$ 20,500	\$ 21,525	\$ -	\$ -		
							\$ -	#DIV/0!
6	Select Board	Salary - Chairman	\$ 1,800	\$ 1,800	\$ 1,800	\$ 1,800	\$ -	0.0%
		Salary - Other four Members	\$ 6,000	\$ 6,000	\$ 6,000	\$ 6,000	\$ -	0.0%
		Salary - Town Administrator	\$ 182,000	\$ 196,550	\$ 205,000	\$ 210,000	\$ 5,000	2.4%
		Salary - Other	\$ 506,528	\$ 526,936	\$ 533,070	\$ 533,300	\$ 230	0.0%
		Sick Leave Buyback (all Town depts)	\$ 61,113	\$ -	\$ -	\$ 30,000	\$ 30,000	#DIV/0!
		General Expenses	\$ 50,730	\$ 60,380	\$ 111,905	\$ 113,075	\$ 1,170	1.0%
			\$ 808,171	\$ 791,666	\$ 857,775	\$ 894,175	\$ 36,400	4.2%
7	Veterans	Salary & Wages	\$ 23,749	\$ 24,950	\$ 24,950	\$ 35,250	\$ 10,300	41.3%
		General Expenses	\$ 2,343	\$ 2,343	\$ 2,343	\$ 10,000	\$ 7,657	326.8%
		Benefits	\$ 100,000	\$ 100,000	\$ 100,000	\$ 90,000	\$ (10,000)	-10.0%
			\$ 126,092	\$ 127,293	\$ 127,293	\$ 135,250	\$ 7,957	6.3%
		TOTAL SELECT BOARD	\$ 3,729,348	\$ 3,880,623	\$ 4,084,434	\$ 4,372,487	\$ 288,053	7.1%

FISCAL YEAR 2027-2031 PROJECTION								
LEVEL SERVICE REQUESTS								
GENERAL FUND EXPENDITURE DETAIL								
Article:	Budget	Expense	FY 2024 Appropriation	FY 2025 Appropriation	FY 2026 Appropriation	FY 2027 Request (12/11/25)	\$ Change FY26 to FY27	% Change FY26 to FY27
	B BOARD OF ASSESSORS							
		Salary - Chairman	\$ 1,800	\$ 1,800	\$ 1,800	\$ 1,800	\$ -	0.0%
		Salary - Other Two Members	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	0.0%
		Salary & Wages	\$ 235,707	\$ 253,837	\$ 271,472	\$ 277,394	\$ 5,922	2.2%
		General Expenses	\$ 21,500	\$ 27,584	\$ 47,223	\$ 48,000	\$ 777	1.6%
		Revaluation	\$ 43,500	\$ 20,000	\$ 12,500	\$ 14,000	\$ 1,500	12.0%
			\$ 305,507	\$ 306,221	\$ 335,995	\$ 344,194	\$ 8,199	2.4%
	C TOWN CLERK							
1		Salary - Clerk	\$ 108,450	\$ 111,704	\$ 114,376	\$ 118,260	\$ 3,885	3.4%
		Stipend - Clerk	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	0.0%
		Salary - Other	\$ 207,219	\$ 232,688	\$ 235,346	\$ 237,848	\$ 2,502	1.1%
		General Expenses	\$ 36,096	\$ 38,296	\$ 39,096	\$ 39,596	\$ 500	1.3%
		One time \$ - Town Meeting	\$ -	\$ -	\$ -	\$ -	\$ -	#DIV/0!
			\$ 352,765	\$ 383,688	\$ 389,818	\$ 396,704	\$ 6,886	1.8%
2	ELECTION & REGISTRATION	Salary & Wages	\$ 135,882	\$ 216,248	\$ 65,944	\$ 179,317	\$ 113,373	171.9%
		General Expenses	\$ 55,700	\$ 63,480	\$ 61,730	\$ 85,480	\$ 23,750	38.5%
			\$ 191,582	\$ 279,728	\$ 127,674	\$ 264,797	\$ 137,123	107.4%
	D TREASURER/COLLECTOR							
		Salary - Treasurer	\$ 108,450	\$ 111,703	\$ 135,000	\$ 135,000	\$ -	0.0%
		Salary - Other	\$ 185,826	\$ 268,268	\$ 298,153	\$ 314,740	\$ 16,587	5.6%
		General Expenses	\$ 83,880	\$ 84,850	\$ 60,800	\$ 60,800	\$ -	0.0%
			\$ 378,156	\$ 464,821	\$ 493,953	\$ 510,540	\$ 16,587	3.4%
		TOTAL GENERAL GOVERNMENT	\$ 4,957,358	\$ 5,315,081	\$ 5,431,874	\$ 5,888,722	\$ 456,848	8.4%

FISCAL YEAR 2027-2031 PROJECTION								
LEVEL SERVICE REQUESTS								
GENERAL FUND EXPENDITURE DETAIL								
Article:	Budget	Expense	FY 2024 Appropriation	FY 2025 Appropriation	FY 2026 Appropriation	FY 2027 Request (12/11/25)	\$ Change FY26 to FY27	% Change FY26 to FY27
14	BOARDS AND COMMITTEES							
A	CONSERVATION COMMISSION		\$ 2,500	\$ 2,625	\$ 2,625	\$ 2,625	\$ -	0.0%
B	COUNCIL ON AGING	Salary & Wages	\$ 273,526	\$ 292,639	\$ 321,182	\$ 332,249	\$ 11,067	3.4%
		General Expenses	\$ 66,230	\$ 68,758	\$ 77,804	\$ 82,844	\$ 5,040	6.5%
		Transportation	\$ 4,600	\$ 5,500	\$ 6,000	\$ 6,000	\$ -	0.0%
			\$ 344,356	\$ 366,897	\$ 404,986	\$ 421,093	\$ 16,107	4.0%
C	HISTORICAL COMMISSION		\$ 2,240	\$ 2,240	\$ 2,240	\$ 2,240	\$ -	0.0%
D	PERSONNEL BOARD	Salary & Wages	\$ -	\$ -	\$ -	\$ -	\$ -	#DIV/0!
		General Expenses	\$ -	\$ -	\$ -	\$ -	\$ -	#DIV/0!
			\$ -	\$ -	\$ -	\$ -	\$ -	#DIV/0!
E	PLANNING BOARD	Salary & Wages	\$ 36,929	\$ 40,176	\$ 41,355	\$ 40,904	\$ (451)	-1.1%
		General Expenses	\$ 4,494	\$ 4,494	\$ 4,494	\$ 5,900	\$ 1,406	31.3%
		Recodification	\$ -	\$ -	\$ -	\$ -	\$ -	#DIV/0!
		Studies	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ -	0.0%
			\$ 91,423	\$ 94,670	\$ 95,849	\$ 96,804	\$ 955	1.0%
F	MASTER PLAN IMP COMM	General Expenses	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ -	0.0%
			\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ -	0.0%
G	BY LAW REVIEW COMMIT.	General Expenses	\$ -	\$ 5,730	\$ -	\$ -	\$ -	#DIV/0!
			\$ -	\$ 5,730	\$ -	\$ -		
H	WARRANT COMMITTEE	Salary & Wages	\$ 15,442	\$ 16,891	\$ 18,412	\$ 19,352	\$ 940	5.1%
		General Expenses	\$ 850	\$ 850	\$ 850	\$ 850	\$ -	0.0%
			\$ 16,292	\$ 17,741	\$ 19,262	\$ 20,202	\$ 940	4.9%
		TOTAL BOARDS AND COMMITTEES	\$ 486,811	\$ 519,903	\$ 554,962	\$ 572,964	\$ 18,002	3.2%

FISCAL YEAR 2027-2031 PROJECTION								
LEVEL SERVICE REQUESTS								
GENERAL FUND EXPENDITURE DETAIL								
Article:	Budget	Expense	FY 2024 Appropriation	FY 2025 Appropriation	FY 2026 Appropriation	FY 2027 Request (12/11/25)	\$ Change FY26 to FY27	% Change FY26 to FY27
15	PUBLIC WORKS							
		Public Works General	\$ 1,762,098	\$ 1,831,720	\$ 1,858,268	\$ 1,948,056	\$ 89,788	4.8%
		Snow and Ice	\$ 160,000	\$ 160,000	\$ 160,000	\$ 250,000	\$ 90,000	56.3%
		Vehicle Maintenance	\$ 705,619	\$ 720,120	\$ 818,579	\$ 835,412	\$ 16,833	2.1%
			\$ 2,627,717	\$ 2,711,840	\$ 2,836,847	\$ 3,033,468	\$ 196,621	6.9%
		Collection of Refuse	\$ 797,106	\$ 821,019	\$ 841,544	\$ 870,998	\$ 29,454	3.5%
		Refuse Disposal	\$ 750,000	\$ 787,500	\$ 826,875	\$ 864,084	\$ 37,209	4.5%
		Curbside Recycling	\$ 1,320,509	\$ 1,368,196	\$ 1,396,102	\$ 1,429,636	\$ 33,534	2.4%
		Landfill Monitoring	\$ 19,000	\$ 19,000	\$ 19,000	\$ 19,000	\$ -	0.0%
		Solid Waste General	\$ 141,661	\$ 146,194	\$ 148,285	\$ 148,857	\$ 572	0.4%
			\$ 3,028,276	\$ 3,141,909	\$ 3,231,806	\$ 3,332,575	\$ 100,769	3.1%
		TOTAL PUBLIC WORKS	\$ 5,655,993	\$ 5,853,749	\$ 6,068,653	\$ 6,366,043	\$ 297,390	4.9%
25	BOARD OF HEALTH							
		Salary & Wages	\$ 385,031	\$ 386,683	\$ 418,775	\$ 428,574	\$ 9,799	2.3%
		General Expenses	\$ 29,033	\$ 33,569	\$ 35,291	\$ 29,506	\$ (5,785)	-16.4%
		Opiod Settlement Expenses	\$ 75,000	\$ -	\$ 155,666	\$ -	\$ (155,666)	-100.0%
		TOTAL BOARD OF HEALTH	\$ 489,064	\$ 420,252	\$ 609,732	\$ 458,080	\$ (151,652)	-24.9%
26	LIBRARY							
		Salary & Wages	\$ 1,214,072	\$ 1,303,255	\$ 1,326,950	\$ 1,323,548	\$ (3,402)	-0.3%
		General Expenses	\$ 276,290	\$ 302,608	\$ 323,859	\$ 326,960	\$ 3,101	1.0%
		Old Colony Network	\$ 45,923	\$ 47,301	\$ 48,720	\$ 49,500	\$ 780	1.6%
		Books & Related Materials	\$ 235,000	\$ 245,000	\$ 275,000	\$ 290,000	\$ 15,000	5.5%
			\$ 1,771,285	\$ 1,898,164	\$ 1,974,529	\$ 1,990,008	\$ 15,479	0.8%
27	CEMETERY							
		Salary & Wages	\$ 745,042	\$ 804,497	\$ 819,144	\$ 821,346	\$ 2,202	0.3%
		General Expenses	\$ 146,028	\$ 149,043	\$ 149,043	\$ 149,043	\$ -	0.0%
			\$ 891,070	\$ 953,540	\$ 968,187	\$ 970,389	\$ 2,202	0.2%
28	PARKS AND RECREATION							
		Salary & Wages	\$ 503,264	\$ 541,115	\$ 559,153	\$ 562,376	\$ 3,223	0.6%
		General Expenses	\$ 160,541	\$ 176,850	\$ 180,255	\$ 182,355	\$ 2,100	1.2%
		Special Needs Programs	\$ 2,000	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	0.0%
			\$ 665,805	\$ 719,965	\$ 741,408	\$ 746,731	\$ 5,323	0.7%

FISCAL YEAR 2027-2031 PROJECTION								
LEVEL SERVICE REQUESTS								
GENERAL FUND EXPENDITURE DETAIL								
<u>Article:</u>	<u>Budget</u>	<u>Expense</u>	<u>FY 2024 Appropriation</u>	<u>FY 2025 Appropriation</u>	<u>FY 2026 Appropriation</u>	<u>FY 2027 Request (12/11/25)</u>	<u>\$ Change FY26 to FY27</u>	<u>% Change FY26 to FY27</u>
29	SCHOOLS	School Department Salary	\$ 49,871,796	\$ 55,624,630	\$ 59,752,375	\$ 62,859,499	\$ 3,107,124	5.2%
		School Department General	\$ 11,702,266	\$ 11,600,600	\$ 13,121,539	\$ 13,803,098	\$ 681,559	5.2%
			\$ 61,574,062	\$ 67,225,230	\$ 72,873,914	\$ 76,662,596	\$ 3,788,682	5.2%
30	BLUE HILLS REGIONAL	Assessment (estimate)	\$ 1,073,877	\$ 813,159	\$ 954,340	\$ 1,025,916	\$ 71,576	7.5%
31	CONSOLIDATED FACILITIES							
		Salary & Wages	\$ 884,852	\$ 923,215	\$ 919,631	\$ 940,300	\$ 20,669	2.2%
		General Expenses	\$ 183,420	\$ 187,797	\$ 286,536	\$ 519,640	\$ 233,104	81.4%
		Bldg Repairs & maint	\$ 174,657	\$ 200,000	\$ 210,000		\$ (210,000)	-100.0%
			\$ 1,242,929	\$ 1,311,012	\$ 1,416,167	\$ 1,459,940	\$ 43,773	3.1%
32	INTEREST AND MATURING DEBT		\$ 90					
		Non Exempt Principal & Interest	\$ 2,658,333	\$ 2,535,849	\$ 2,736,063	\$ 2,546,530	\$ (189,533)	-6.9%
		Exempt reclass to non ex			\$ 38,254	\$ 22,298	\$ (15,956)	-41.7%
		Est. - Authorized & Unissued	\$ 25,000	\$ 650,000	\$ 281,932	\$ 1,034,995	\$ 753,063	267.1%
		BAN interest excl FS				\$ 109,438	\$ 109,438	#DIV/0!
		Estimate to keep total non exempt level \$	\$ -	\$ -		\$ -		
			\$ 2,683,333	\$ 3,185,849	\$ 3,056,249	\$ 3,713,261	\$ 657,012	21.5%
		Exempt Principal & Interest	\$ 1,869,729	\$ 1,794,934	\$ 1,336,993	\$ 1,179,281	\$ (157,712)	-11.8%
		Est. - Fire Stations Exempt Debt	\$ 468,753	\$ 837,178	\$ 1,318,236	\$ 1,134,475	\$ (183,761)	-13.9%
			\$ 2,338,482	\$ 2,632,112	\$ 2,655,229	\$ 2,313,756		
		Total Debt	\$ 5,021,815	\$ 5,817,961	\$ 5,711,478	\$ 6,027,017	\$ 315,539	5.5%
33	STABILIZATION FUNDS							
		General	\$ 500,000	\$ -	\$ 528,956	\$ -	\$ (528,956)	-100.0%
		Budget stabilization Levy	\$ -	\$ -	\$ 700,000	\$ 717,500	\$ 17,500	2.5%
		Budget stabilization FC	\$ -	\$ -	\$ 2,000,000	\$ -	\$ (2,000,000)	-100.0%
		Capital	\$ -	\$ -	\$ -	\$ -	\$ -	#DIV/0!
		Roadways	\$ -	\$ -	\$ -	\$ -	\$ -	#DIV/0!
		SPED Stabilization	\$ -	\$ -	\$ -	\$ -	\$ -	#DIV/0!
			\$ 500,000	\$ -	\$ 3,228,956	\$ 717,500	\$ (2,511,456)	-77.8%
34	OPEB TRUST		\$ 100,000	\$ 1,500,000	\$ 1,562,500	\$ 1,626,563	\$ 64,063	4.1%
43	FIRE STATION BUILDING COMMITTEE		\$ -	\$ -	\$ -	\$ -	\$ -	#DIV/0!
35	RESERVE FUND - CURRENT YEAR	Reserve Fund	\$ 600,000	\$ 1,265,000	\$ 282,256	\$ 282,256	\$ -	0.0%

FISCAL YEAR 2027-2031 PROJECTION								
LEVEL SERVICE REQUESTS								
GENERAL FUND EXPENDITURE DETAIL								
Article:	Budget	Expense	FY 2024 Appropriation	FY 2025 Appropriation	FY 2026 Appropriation	FY 2027 Request (12/11/25)	\$ Change FY26 to FY27	% Change FY26 to FY27
14	BYLAW REVIEW COMMITTEE	ByLaw Review Committee	\$ 5,730	\$ -	\$ -	\$ -	\$ -	#DIV/0!
37	AHT	Affordable Housing Trust	\$ -	\$ -	\$ -	\$ -	\$ -	#DIV/0!
37	SCHOOL BUILDING	School Building Committee	\$ 675,000	\$ -	\$ -	\$ -	\$ -	#DIV/0!
		TOTAL GENERAL FUND APPROPRIATION	\$ 125,940,424	\$ 130,324,789	\$ 143,189,256	\$ 146,568,454	\$ 3,379,197	2.4%
	OTHER NON APPROPRIATED ITEMS:							
		State and County Assessments	\$ 4,587,470	\$ 4,685,304	\$ 5,131,673	\$ 5,234,306	\$ 102,633	2.0%
		Overlay	\$ 534,764	\$ 336,637	\$ 395,227	\$ 250,000	\$ (145,227)	-36.7%
		Library Grant (Cherry Sheets)	\$ 64,623	\$ 71,746	\$ 71,007	\$ 71,007	\$ -	0.0%
		Legally Obligated Medical Expenses	\$ 500,000	\$ 500,000	\$ 500,000	\$ 500,000	\$ -	0.0%
		Deficits raised on Recap		\$ 158,890	\$ 38,000	\$ -	\$ (38,000)	-100.0%
		Special purpose debt stabilization	\$ -	\$ -	\$ -	\$ 15,424	\$ 15,424	#DIV/0!
			\$ 5,686,857	\$ 5,752,577	\$ 6,135,907	\$ 6,070,737	\$ (65,169)	-1.1%
		TOTAL GENERAL FUND EXPENDITURES	\$ 131,627,281	\$ 136,077,366	\$ 149,325,163	\$ 152,639,191	\$ 3,314,028	2.2%

December 10, 2025

Nicholas Milano
Town Administrator
Town of Milton, Massachusetts
525 Canton Avenue
Milton, MA 02186
nmilano@miltonma.gov

**RE: *Proposal for Appraisal Services*
 East Milton Square Fire Station Property
 525 Adams Street
 Milton, MA 02186
 *Assessors Map H Block 6 Lot 13***

Dear Mr. Milano:

Based upon a review of public records and the information provided by you, I am pleased to present the following proposal for consulting and appraisal services. It is our understanding that the appraisal is to be used as the town considers a sale or lease of the publicly owned asset.

The subject of this proposal consists of a 0.161-acre parcel of *General Business* zoned land located at the intersection of Adams Street and Granite Ave in East Milton Square in Milton, MA. The property is also within the *East Milton Square Mixed Use Overlay District*. The land is improved with a two-story, concrete block and brick fire station building built in 1952 with a gross area of 3,514 sq ft.

Per your request, I will estimate the *market value* of the fee simple interest in this property. In addition, I will estimate the *fair market rent* of the property. The highest and best use of the property should it be sold or leased, is likely for redevelopment in accordance with allowed uses in the zoning and overlay districts. One reservation of this assignment is that it will be assumed that a condition of sale or lease will be that the building on site cannot be razed and removed.

I propose to complete an appraisal in compliance with the *Uniform Standards of Professional Appraisal Practice (USPAP 2024-2025)* of the Appraisal Foundation, and the *Standards of Professional Practice (SPP)* and *Code of Professional Ethics (CPE)* of the Appraisal Institute. I propose two reporting options with two pricing levels:

Full Narrative Appraisal Report:	\$9,250
Restricted Appraisal Report (more brief):	\$7,500

We will deliver a digital copy of the report no later than 60 days from notice to proceed. This fee is for preparation and delivery of the appraisal. Post appraisal services, including but not limited to, preparation for or appearance at formal or informal hearings proceedings or trials, will incur

additional charges at a rate of \$400 per hour. If you would like LandVest to proceed, please sign one copy of the proposal and return it to us. No retainer will be required with the return of this proposal.

Thank you for giving us the opportunity to be involved with this project.

Sincerely,
LandVest, Inc.

A handwritten signature in blue ink, appearing to read 'Ch', with a long horizontal flourish extending to the right.

Christopher H. Bowler, MAI, SRA, CRE
Senior Appraiser and Advisor
MA Certified General License #495

PROPOSAL FOR REAL ESTATE APPRAISAL SERVICES

This serves as a proposal for appraisal services to be provided by **LandVest's Real Estate Consulting Group** (hereinafter "LandVest") to the Town of Milton, Massachusetts in connection with certain real estate located at 525 Adams Street in Milton, Massachusetts (hereinafter "subject property"). Client endorsement constitutes acceptance of this proposal which, once accepted, serves as a legally binding contract between the aforementioned parties.

PROPERTY DATA:

<u>Address</u>	<u>Map/Blk/Lot</u>	<u>Owner</u>	<u>Size (ac)</u>
525 Adams St, Milton	H/6/13	Town of Milton	0.161

The property consists of a 0.161-acre parcel of *General Business* zoned land located at the intersection of Adams Street and Granite Ave in East Milton Square in Milton, MA. The property is also within the *East Milton Square Mixed Use Overlay District*. The land is improved with a two-story, concrete block and brick fire station building built in 1952 with a gross area of 3,514 sq ft. The subject parcel is outlined in 'yellow' on the GIS plan below:



PROPOSAL GOAL/OBJECTIVE: The appraisal will be used to assist you in establishing the market value and the fair market rent of the property as you consider a disposition of the asset.

INTENDED USERS/USE OF REPORT: The Town of Milton, Massachusetts.

SCOPE OF SERVICE:

1. **Site Inspection / Information Review:** To include an inspection of the subject properties, and a review of any deeds, encumbrances, licenses, leases, encroachments, and development approvals affecting the subject property's use and/or marketable title.
2. **Base and Resource Mapping:** LandVest will prepare GIS plans showing existing site features, roads, trails, utilities, soil types (NRCS), wetlands, flood plains and topography.
3. **Regulatory/Site Planning Analysis:** To include a review and summary of all pertinent local, state and federal land use and environmental regulations affecting the subject property's highest and best use.
4. **Conceptual Planning:** If we determine that the property has underlying development potential, LandVest will prepare conceptual plans for use solely as models for valuing the property under various disposition scenarios.
5. **Market / Financial Analysis:** To include a market survey of closed sale transactions, pending sales and listed properties as a basis for valuation in accordance with the Sales Comparison and Cost of Development (Income) Approaches to value, as applicable.
6. **Report:** My conclusions will be reported in a *Narrative Appraisal Report* format in compliance with the *Uniform Standards of Professional Appraisal Practice (USPAP 2024-2025)* of the Appraisal Foundation, and the *Standards of Professional Practice (SPP)* and *Code of Professional Ethics (CPE)* of the Appraisal Institute.

AUTHORIZATION:

If this proposal meets with your approval, please sign and date where provided below. No retainer is required with a return of this signed proposal. The fee will be invoiced upon submission of LandVest's report and payment is due within 45 days of the invoice date.

AGREED:

Client Signature

Date

Telephone #

Fax #

E-mail Address

** The costs and schedule set forth in this proposal are guaranteed for 15 days from the date hereof; thereafter LandVest may adjust its proposal as necessary, per current pricing standards and scheduling needs.*

LANDVEST CONSULTING RATES**January 2025**

Consulting Role	Rate
Managing Director / Executives	\$400/hour
Senior Appraisers / Advisors / Analysts	\$400/hour
Court Preparation	\$400/hour
Court Testimony	\$400/hour
Project Managers / Analysts	\$300/hour
Assistant Project Managers / Data Analysts	\$150/hour
Technical Assistants (GIS)	\$125/hour
Outside Contracting	Billed at cost
Outside Consulting	Billed at cost
Mileage Expenses	Billed at the IRS mileage rate at the time of travel (\$0.70/mile in 2025)

Payment Options

LandVest, Inc. accepts payment via check, Wire, ACH and electronic BillPay through your online personal banking platform. Please see below for instructions.

Checks should be made payable to LandVest, Inc. and sent to:

Mailing Address effective October 1, 2025:

3 Eagle Square
Concord, NH 03301

*Please include the **Project Number** in the memo section of the check.*

Wire and ACH Instructions:

Contact LandVest Accounting Department directly to obtain bank wire instructions via:

- Phone 603-619-4005
- Email at accountsreceivable@landvest.com

For assistance with **BillPay**, contact your online personal banking representatives.

ZONING/USES ALLOWED

East Milton Fire Station

525 Adams Street

Zoning Overview

The East Milton Fire Station is located in a Business zoning district and is also located within the East Milton Square Mixed Use Overlay District that was approved by Town Meeting in June 2025.

Business District**Use**

Under the Business district, allowed uses are expansive, including:

- A. Any use permitted in a Residence AA, A, B, or C district.
- B. Offices, banks, assembly halls or places of amusement.
- C. Retail or wholesale stores, shops for custom work where the products are sold directly by the producer to the consumer, places where services are performed, places of the building trades, sales rooms and repair shops for motor vehicles, garages, filling stations, storage warehouses, restaurants and other places for serving food and drink, places of business of bakers, dyers, confectioners, launderers, photographers, printers and undertakers. Other uses of substantially the same character may be permitted only if authorized by special permit issued by the Board of Appeals subject to appropriate conditions, limitations and safeguards stated in writing by the Board of Appeals and made a part of the permit all in accordance with the provisions of § 275-13.3.

Additional information regarding Business district uses are found in 275.3.3.

Height and Area Regulations

Since the structure is pre-existing, nonconforming, the structure is protected under zoning; however, any alterations to the structure would need to comply with the Business district height (275-9.5) and area regulations (275.10) or be approved through a variance or a special permit.

Parking

Parking requirements for Business district uses vary by type of use (275-11.3).

- One spot per 250 square feet of gross floor area: retail stores, offices, and banks and financial institutions.
- Other business uses shall have “sufficient parking spaces as the Board of Appeals may deem to be adequate under the circumstances to meet the parking needs of each such business” (275-11.3E).

Additional information on parking requirements can be found in 275-11.3.

East Milton Square Mixed-Use Overlay District

In addition to the requirements under the Business District zoning, the East Milton Fire Station structure is located within the East Milton Square Mixed-Use Overlay District.

Height / stories: This overlay allows mixed uses up to 3 stories (45 feet).

Uses:

Nonresidential: All business uses allowed in the Business district are allowed as of right with site plan review, except for drive through food service facilities, filling stations, garages, sales rooms and repair shops for motor vehicles, storage warehouses, and undertakers which are prohibited

Residential uses: Residential uses are allowed, but must be in conjunction with one or more non-residential use.

Parking: The overlay district has parking requirements different from those for the Business District.

APPRAISER QUALIFICATIONS

QUALIFICATIONS OF CHRISTOPHER H. BOWLER REAL ESTATE APPRAISER AND CONSULTANT

EDUCATION

- BA Economics, Union College, Schenectady, New York
- Appraisal Institute
 - MAI, SRA Course Requirements
 - Condemnation Appraising: Principles and Applications
 - Valuation of Conservation Easements
 - Uniform Appraisal Standards for Federal Land Acquisitions; Yellow Book
- Argus Software
 - Valuation DCF 2 Day Training; 11/09

PROFESSIONAL AND TRADE AFFILIATIONS

- The Counselors of Real Estate
 - 2015 CRE Designation #13359
- Appraisal Institute
 - 1992 Senior Residential Appraiser - SRA Designation
 - 2000 Member of Appraisal Institute - MAI Designation #11564
 - 2002-4 Director, Massachusetts Chapter
 - 2005 Secretary, Massachusetts Chapter
 - 2006 Treasurer, Massachusetts Chapter
 - 2007 Vice President, Massachusetts Chapter
 - 2008 President, Massachusetts Chapter
- Massachusetts Certified General Real Estate Appraiser License #495
- New Hampshire Certified General Real Estate Appraiser License #NHCG 1076

PROFESSIONAL EXPERIENCE

Qualified expert witness; Land Court of Massachusetts.
Qualified expert witness; Massachusetts Appellate Tax Board.

BUSINESS EXPERIENCE

Presently a Senior Appraiser and Consultant for LandVest, Inc. Mr. Bowler has prepared appraisals of apartment complexes, office buildings, industrial buildings, shopping centers, research and development facilities, hotels/motels, golf courses, restaurants, laboratory-life sciences buildings, medical office buildings, auto dealerships, truck terminals, warehouses, bank branches, commercial and industrial condominium units and buildings, lumber yards, service stations, industrial mill buildings, and cranberry bogs.

Mr. Bowler's experience also includes the appraisal of large tracts of land, conservation restrictions, proposed developments, condominium projects, mixed-use retail and residential, and traditional single-family subdivisions. Mr. Bowler has prepared market studies and feasibility analyses for proposed developments of both residential and commercial projects. Mr. Bowler has been employed in the following manner during his professional career.

2022-present	Senior Appraiser and Consultant LandVest Inc. Boston, Massachusetts
1992-2022	Senior Associate Avery Associates Acton, Massachusetts
1987-1992	Real Estate Appraiser Edward W. Bowler Associates Waltham, Massachusetts
1987	Research Associate, New York State Department of Transportation Albany, New York

BUSINESS ADDRESS

LandVest, Inc.
888 Boylston Street
Boston, MA 02199
Tel: 978-294-9056
Cell: 978-844-0314
Fax: 617-482-7957
cbowler@landvest.com

From: noreply@civicplus.com
To: [Volunteer Volunteer](#)
Subject: Online Form Submittal: Board and Committee Volunteer Application
Date: Monday, November 24, 2025 3:59:45 PM

[External Email- Use Caution]

Board and Committee Volunteer Application

Application Form

Residents interested in volunteering to serve on a Board, Committee, or Commission are requested to fill out the form below. For questions or assistance, please contact the Select Board office at 617-898-4843 or by email to: volunteer@miltonma.gov.

If you would prefer to print and submit a form, please use the form at this link:

<https://www.miltonma.gov/DocumentCenter/View/1695/Boards-and-Committees-Volunteer-Form-PDF>

Name	Elizabeth Barry
Email Address	[REDACTED]
Address	[REDACTED]
Phone Number	[REDACTED]
Precinct (if known)	5
What Board/Committee are you interested in serving on?	capital improvement planning committee
1. What professional experience, life experience, skills, insight, education, or special training would you bring to the Board, Committee, or Commission? A resume (one to two pages) is welcome but not required. You may optionally post a link to your LinkedIn resume here.	Unfortunately I do not have any experience in the work force .I have been a stay at home mom and wife for the past 30 years, I am now only getting back in to working outside of the home . I am unsure what services or help I have to offer but I am eager to learn and I am very reliable .Thank you for your time .
Upload your resume here (optional):	Field not completed.

2. Please describe your familiarity with the work that the Board, Committee, or Commission you are applying for does? If so, have you attended any meetings?	I have not attended any of the meetings
3. What level of meeting frequency are you able to attend?	Twice Monthly, Monthly
4. Have you previously been a member of a Board, Committee, or Commission, in Milton or elsewhere? If so, please list the name(s) and approximate dates of service.	no
5. Are you currently serving on any Board, Committee, or Commission? If so, please provide the name of the Board, Committee, or Commission and when you were appointed.	no
6. Do you or anyone in your immediate family have a current employment or business relationship with the Town of Milton that could create a conflict of interest? If so, please describe.	no
7. Are there any other possible conflicts of interest for serving on this Board, Committee, or Commission? If so, please describe.	no

This email has been scanned for spam and viruses by Proofpoint Essentials. Click [here](#) to report this email as spam.

From: noreply@civicplus.com
To: [Volunteer Volunteer](#)
Subject: Online Form Submittal: Board and Committee Volunteer Application
Date: Monday, November 24, 2025 6:41:16 PM

[External Email- Use Caution]

Board and Committee Volunteer Application

Application Form

Residents interested in volunteering to serve on a Board, Committee, or Commission are requested to fill out the form below. For questions or assistance, please contact the Select Board office at 617-898-4843 or by email to: volunteer@miltonma.gov.

If you would prefer to print and submit a form, please use the form at this link:

<https://www.miltonma.gov/DocumentCenter/View/1695/Boards-and-Committees-Volunteer-Form-PDF>

Name	Bob Hiss
Email Address	[REDACTED]
Address	[REDACTED]
Phone Number	[REDACTED]
Precinct (if known)	3
What Board/Committee are you interested in serving on?	Capital Improvement Planning Committee
1. What professional experience, life experience, skills, insight, education, or special training would you bring to the Board, Committee, or Commission? A resume (one to two pages) is welcome but not required. You may optionally post a link to your LinkedIn resume here.	At my last role at Accenture, I led a \$1b business with 5000 employees building 150 software products delivered to 2000 clients located around the world. This role included planning and managing budgets, managing capital and operational expenses and selling / building / installing and supporting multi \$m transactions for the world's largest clients in their industries.

Upload your resume here (optional):

Field not completed.

2. Please describe your familiarity with the work that the Board, Committee, or Commission you are applying for does? If so, have you attended any meetings?

My work as Town Moderator for nearly a decade and a Town Meeting Member for 5 years prior educated me fully on the work of the CPIC.

3. What level of meeting frequency are you able to attend?

Weekly

4. Have you previously been a member of a Board, Committee, or Commission, in Milton or elsewhere? If so, please list the name(s) and approximate dates of service.

Milton Town Government Study Committee, MarketSoft Inc Board of Directors, St Michael's Church of Milton Sr Warden (Bd chair of its Vestry) + Property Committee Chair + Marketing Communications Committee Chair.

5. Are you currently serving on any Board, Committee, or Commission? If so, please provide the name of the Board, Committee, or Commission and when you were appointed.

Not currently serving on any Milton Board, Committee or Commission.

6. Do you or anyone in your immediate family have a current employment or business relationship with the Town of Milton that could create a conflict of interest? If so, please describe.

No

7. Are there any other possible conflicts of interest for serving on

None

this Board, Committee,
or Commission? If so,
please describe.

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Town of Milton
Application for Volunteer Appointment to
Boards, Committees, and Commissions

Residents interested in volunteering to serve on a Board, Committee, or Commission are requested to fill out the form below and submit by email to the Select Board, at volunteer@townofmilton.org, by mail to Select Board Office: ATTN: Volunteers, 525 Canton Avenue, Milton, MA, 02186, or in person to the Select Board Office.

Name: _____

Date: _____

Address: _____

Home Phone: _____

Email: _____

Cell Phone: _____

Registered Voter in Milton: _____

Precinct: _____

Please check the Board, Committee, or Commission that is of interest to you. One application is required for each requested Board, Committee, or Commission. An individual may serve on only up to two different Boards, Committees, or Commissions.

If you are interested in serving, but are unsure which might be the best fit, please contact Town Administrator Nicholas Milano at nmilano@townofmilton.org to discuss and learn more.

General Government - Select Board

- _____ Board of Registrars
- _____ Commission on Disability
- _____ Council on Aging
- _____ Local Emergency Planning Committee
- _____ Municipal Broadband Committee
- _____ Retirement Board
- _____ Telecommunication Design Review Committee
- _____ Traffic Commission

General Government - Town Moderator

- _____ Audit Committee
- _____ Board of Appeals
- _____ Bylaw Review Committee
- _____ Fire Station Building Committee
- _____ Information Technology Committee
- _____ Personnel Board
- _____ Redistricting Committee
- _____ Warrant Committee

Finance - Select Board

- _____ Capital Improvement Planning Committee
- _____ Education Fund Committee
- _____ PILOT (Payment in Lieu of Taxes) Committee

Community Advocacy - Select Board

- _____ Airplane Noise Advisory Committee
- _____ Animal Shelter Advisory Committee
- _____ Bicycle Advisory Committee
- _____ Climate Action Planning Committee
- _____ Cultural Council
- _____ Equity and Justice for All Advisory Committee
- _____ Bicycle Advisory Committee
- _____ Climate Action Planning Committee
- _____ Cultural Council
- _____ Equity and Justice for All Advisory Committee
- _____ Historical Commission
- _____ Local Historic District Study Committee
- _____ Trustees of the Affordable Housing Trust
- _____ Youth Task Force

Town of Milton
Application for Volunteer Appointment to
Boards, Committees, and Commissions

Land Use and Conservation - Select Board

_____ Community Preservation Committee
_____ Conservation Commission
_____ Open Space & Recreation Planning Committee
_____ Shade Tree Advisory Committee
_____ Sign Review Committee

General Government - Select Board and Planning Board

_____ Master Plan Implementation Committee

General Government - Select Board and Town Moderator

_____ School Building Committee

1. What professional experience, life experience, skills, insight, education, or special training would you bring to the Board, Committee, or Commission? A resume (one to two pages) is welcome but not required. You may optionally post a link to your LinkedIn resume here.

2. Please describe your familiarity with the work that the Board, Committee, or Commission you are applying for does? If so, have you attended any meetings?

3. What level of meeting frequency are you able to attend?

a. Twice Weekly _____
b. Weekly _____
c. Twice Monthly _____
d. Monthly _____

Town of Milton
Application for Volunteer Appointment to
Boards, Committees, and Commissions

4. Have you previously been a member of a Board, Committee, or Commission, in Milton or elsewhere? If so, please list the name(s) and approximate dates of service.

5. Are you currently serving on any Board, Committee, or Commission? If so, please provide the name of the Board, Committee, or Commission and when you were appointed.

6. Do you or anyone in your immediate family have a current employment or business relationship with the Town of Milton that could create a conflict of interest? If so, please describe.

Town of Milton

Application for Volunteer Appointment to

Boards, Committees, and Commissions

7. Are there any other possible conflicts of interest for serving on this Board, Committee, or Commission? If so, please describe.

Town of Milton
Application for Volunteer Appointment to
Boards, Committees, and Commissions

REQUIRED: Please read the following and sign in acknowledgement that you understand and agree:

The completion of this form does not guarantee my appointment. This application will be kept on file for two (2) fiscal years (July 1 – June 30); after that I must file a new application to be considered for an appointment. Being appointed to a board, committee, or commission means that I am considered a Municipal Employee under MGL Chapter 268A and thereby subject to Conflict of Interest Law MGL Chapter 268A and Open Meeting Law MGL Chapter 30A, §§ 18-25. I understand that I will read the Open Meeting Law Guide, the Summary of the Conflict of Interest, take the online Conflict of Interest training, and be sworn in by the Town Clerk within two weeks after my appointment.

PLEASE NOTE: Once this form is submitted, it becomes a public document. If there is information that you do not want open to the public, please do not include it on this form. Information that will be redacted prior to the form being made public includes personal information includes: address, phone numbers, and email addresses.

Applicant Signature: _____ **Date:** _____

Official Use Only:

Date of Application Acknowledgement: _____	Date Appointment Letter Sent: _____
Method of Acknowledgement: _____	Method of Acknowledgement: _____
No Openings at this time: _____	Date Committee Chair Notified: _____

Appointing Authority: Select Board _____ Planning Board _____ Town Moderator _____

Board/Committee/Commission: _____

Appointment Date: _____ Term: _____

From: noreply@civicplus.com
To: [Volunteer Volunteer](#)
Subject: Online Form Submittal: Board and Committee Volunteer Application
Date: Sunday, November 30, 2025 3:17:59 PM

[External Email- Use Caution]

Board and Committee Volunteer Application

Application Form

Residents interested in volunteering to serve on a Board, Committee, or Commission are requested to fill out the form below. For questions or assistance, please contact the Select Board office at 617-898-4843 or by email to: volunteer@miltonma.gov.

If you would prefer to print and submit a form, please use the form at this link:

<https://www.miltonma.gov/DocumentCenter/View/1695/Boards-and-Committees-Volunteer-Form-PDF>

Name	Brian Howells
Email Address	[REDACTED]
Address	[REDACTED]
Phone Number	[REDACTED]
Precinct (if known)	<i>Field not completed.</i>
What Board/Committee are you interested in serving on?	Municipal Broadband Committee
1. What professional experience, life experience, skills, insight, education, or special training would you bring to the Board, Committee, or Commission? A resume (one to two pages) is welcome but not required. You may optionally post a link to your LinkedIn resume here.	<p>I have worked in public sector consulting, policy, and budget management for nearly 25 years. I currently work at Public Consulting Group (PCG) where I lead a team of nearly 300 staff that support state and county human services programs related to public assistance, veterans affairs, and workforce development. Of late my team has closely tracked the federal BEAD funding and similar programs designed to expand internet access to assist low income populations, expand workforce opportunities, support growing communities. On the personal side, I'm a widowed father of two girls and have lived here in Milton since 2015.</p> <p>I am also open to considering other committee opportunities if the town sees a better fit elsewhere. Thanks for your consideration!</p>

Upload your resume here (optional):

Field not completed.

2. Please describe your familiarity with the work that the Board, Committee, or Commission you are applying for does? If so, have you attended any meetings?

See above. I've not attended any meetings but have begun to review the feasibility study, Design, and Cost studies posted on the committee site.

3. What level of meeting frequency are you able to attend?

Twice Monthly, Monthly

4. Have you previously been a member of a Board, Committee, or Commission, in Milton or elsewhere? If so, please list the name(s) and approximate dates of service.

I have been a member of my company's audit committee for 3 years and have served on a few industry specific boards and commissions, most recently the American Public Human Services Associations (APHSA) National Workgroup on Integration (NWI).

5. Are you currently serving on any Board, Committee, or Commission? If so, please provide the name of the Board, Committee, or Commission and when you were appointed.

No

6. Do you or anyone in your immediate family have a current employment or business relationship with the Town of Milton that could create a conflict of interest? If so, please describe.

No

7. Are there any other possible conflicts of

I don't believe so. Last year my team ran a small project for the Massachusetts Broadband Institute under MassTech to update

interest for serving on this Board, Committee, or Commission? If so, please describe.

and deploy it's semi-regular survey of Broadband Access Digital Equity programs with the goal of evaluating those programs. That project has concluded.

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Town of Milton
Application for Volunteer Appointment to
Boards, Committees, and Commissions

Residents interested in volunteering to serve on a Board, Committee, or Commission are requested to fill out the form below and submit by email to the Select Board, at volunteer@townofmilton.org, by mail to Select Board Office: ATTN: Volunteers, 525 Canton Avenue, Milton, MA, 02186, or in person to the Select Board Office.

Name: <u>Judy White-Orlando</u>	Date: <u>7/22/2025</u>
Address: <u>[REDACTED]</u>	Home Phone: <u>[REDACTED]</u>
Email: <u>[REDACTED]</u>	Cell Phone: <u>[REDACTED]</u>
Registered Voter in Milton: <u>Yes</u>	Precinct: <u>9</u>

Please check the Board, Committee, or Commission that is of interest to you. One application is required for each requested Board, Committee, or Commission. An individual may serve on only up to two different Boards, Committees, or Commissions.

If you are interested in serving, but are unsure which might be the best fit, please contact Town Administrator Nicholas Milano at mmilano@townofmilton.org to discuss and learn more.

General Government - Select Board

- ☐ Board of Registrars
- ☐ Commission on Disability
- ☐ Council on Aging
- ☐ Local Emergency Planning Committee
- ☐ Municipal Broadband Committee
- ☐ Retirement Board
- ☐ Telecommunication Design Review Committee
- ☒ Traffic Commission

General Government - Town Moderator

- ☐ Audit Committee
- ☐ Board of Appeals
- ☐ Bylaw Review Committee
- ☐ Fire Station Building Committee
- ☐ Information Technology Committee
- ☐ Personnel Board
- ☐ Redistricting Committee
- ☐ Warrant Committee

Finance - Select Board

- ☐ Capital Improvement Planning Committee
- ☐ Education Fund Committee
- ☐ PILOT (Payment in Lieu of Taxes) Committee

Community Advocacy - Select Board

- ☐ Airplane Noise Advisory Committee
- ☐ Animal Shelter Advisory Committee
- ☐ Bicycle Advisory Committee
- ☐ Climate Action Planning Committee
- ☐ Cultural Council
- ☐ Equity and Justice for All Advisory Committee
- ☐ Bicycle Advisory Committee
- ☐ Climate Action Planning Committee
- ☐ Cultural Council
- ☐ Equity and Justice for All Advisory Committee
- ☐ Historical Commission
- ☐ Local Historic District Study Committee
- ☐ Trustees of the Affordable Housing Trust
- ☐ Youth Task Force

Town of Milton
Application for Volunteer Appointment to
Boards, Committees, and Commissions

Land Use and Conservation - Select Board

_____ Community Preservation Committee
_____ Conservation Commission
_____ Open Space & Recreation Planning Committee
_____ Shade Tree Advisory Committee
_____ Sign Review Committee

General Government - Select Board and Planning Board

_____ Master Plan Implementation Committee

General Government - Select Board and Town Moderator

_____ School Building Committee

1. What professional experience, life experience, skills, insight, education, or special training would you bring to the Board, Committee, or Commission? A resume (one to two pages) is welcome but not required. You may optionally post a link to your LinkedIn resume here.

I would like to serve the town and give back by volunteering.
My work life has consisted of owning my own business and worked in the public sector of education. I am a town meeting member for over 45 years.

My interest is serving on the traffic commission. I enjoy solving problems and would focus my attention on keeping people safe.

I have walked every street in Milton.

2. Please describe your familiarity with the work that the Board, Committee, or Commission you are applying for does? If so, have you attended any meetings?

I have served on Town Meeting and have 99% attendance record.
I have served in the Milton Housing Authority for 5 years and attending every meeting and contributing to the board.

3. What level of meeting frequency are you able to attend?

a. Twice Weekly _____
b. Weekly X
c. Twice Monthly _____
d. Monthly _____

Town of Milton
Application for Volunteer Appointment to
Boards, Committees, and Commissions

4. Have you previously been a member of a Board, Committee, or Commission, in Milton or elsewhere? If so, please list the name(s) and approximate dates of service.

Milton Town Meeting Member 1983- present
Milton Housing Authority 1988-1993
Milton Warrant Committee 1983-1985

5. Are you currently serving on any Board, Committee, or Commission? If so, please provide the name of the Board, Committee, or Commission and when you were appointed.

Milton Town Meeting -
Presently serving

6. Do you or anyone in your immediate family have a current employment or business relationship with the Town of Milton that could create a conflict of interest? If so, please describe.

My brother in law works for Milton Building department
(Walter White)
My niece is a teacher in Milton Public Schools

Town of Milton
Application for Volunteer Appointment to
Boards, Committees, and Commissions

7. Are there any other possible conflicts of interest for serving on this Board, Committee, or Commission? If so, please describe.

I have no know Conflicts of Interest that I know of.

Town of Milton
Application for Volunteer Appointment to
Boards, Committees, and Commissions

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Applicant Signature: 

Date: 7/21/2025

Official Use Only:

Date of Application Acknowledgement: _____	Date Appointment Letter Sent: _____
Method of Acknowledgement: _____	Method of Acknowledgement: _____
No Openings at this time: _____	Date Committee Chair Notified: _____

Appointing Authority: Select Board _____ Planning Board _____ Town Moderator _____

Board/Committee/Commission: _____

Appointment Date: _____ Term: _____

LEASE AGREEMENT

This Lease Agreement (hereinafter designated the "Lease") made this _____ day of September, 202~~5~~, by and between the United Congregational Church in Milton, formerly known as First Congregational Church of Milton, 495 Canton Avenue, Milton, MA 02186 (hereinafter designated the LESSOR) and the Town of Milton, Massachusetts, by its Select Board, Milton Town Office Building, 525 Canton Avenue, Milton, MA 02186 (hereinafter designated the LESSEE).

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The parties hereto agree as follows:

1. **LEASED PREMISES.**

In consideration of the rents, covenants and agreements herein stipulated, the LESSOR does hereby lease unto the LESSEE, upon the terms and conditions and for the term set forth herein, approximately 3,310 square feet of space in the lower level of the United Congregational Church at 495 Canton Avenue, Milton, MA 02186 (the "Leased Premises"), shown on the plan attached hereto and incorporated by reference, for the Permitted Activities during the Hours of Operation as set forth below.

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2. **TERM AND OPENING DATE.**

This Lease shall be for a term of thirty-five and one-half (35.5) months, beginning September 1~~5~~, 202~~5~~, and ending on August 31, 202~~8~~, unless sooner terminated as provided herein.

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3. **PERMITTED ACTIVITIES.**

The LESSEE shall use the Leased Premises solely for a drop in/drop off Teen Center (the Teen Center) primarily for middle school aged children, and occasionally for high

school aged children in accordance with Section 4 below, to conduct Town of Milton sponsored youth programming (the “Town Program”) during the times specified in Section 4 below.

The Town Program shall be strictly non-religious. LESSOR shall use reasonable, good faith efforts to not display religious material or symbols of any kind in the Leased Premises during operation of the Town Program. LESSEE shall promptly notify LESSOR of any such materials/symbols displayed in the Leased Premises and LESSOR shall remove such items promptly upon receipt of such notice. LESSOR shall provide to LESSEE contact information for the person(s) to whom such notice shall be provided.

Policies, operational rules & regulations, and basic programming of the Town Program shall be reasonably agreed upon in advance by the LESSOR and the LESSEE.

4. HOURS OF OPERATION.

The Town Program shall operate in the Leased Premises during the school year of the Milton Public Schools only, from 2:00 P.M. to 6:00 P.M., Monday through Thursday, and occasionally on Friday and Saturday evenings during hours mutually agreed to, in advance, by the LESSOR and the LESSEE, for scheduled events for high school aged children. Use of the Leased Premises beyond those hours shall be subject to and subordinate to the scheduling requirements of the LESSOR. Use of the Leased Premises during school holidays and vacation days shall be subject to prior written agreement of the LESSOR. During any other hours (hereinafter, “Off-Hours”) the LESSOR shall be permitted to use the Leased Premises in its sole discretion, as long as such use shall not unreasonably interfere with the uses permitted by this Lease.

5. PARKING.

The Teen Center is intended to be a drop in/drop off facility for participants in the

Town Program who do not drive. Subject to events beyond the reasonable control of LESSOR and temporary unavailability due to repairs and/or weather conditions, the LESSOR shall provide for one (1) parking space to be available for the Town of Milton employee who will manage the Town Program in a location mutually acceptable to LESSOR and LESSEE, and limited to between one half hour before and one half hour after the Hours of Operation. Otherwise, this Lease shall not confer any parking rights upon the LESSEE. For evening events at the Leased Premises authorized by this Lease, additional parking may be made available by the LESSOR on a first come, first served basis. The LESSOR shall provide bike racks near the Leased Premises for non-exclusive use by participants in the Town Program.

6. RENT.

The LESSEE shall not be obligated to pay any rent to the LESSOR under this Lease.

7. OPERATING COSTS.

The LESSEE shall provide at its expense: (i) all Town of Milton employees who shall staff the Town Program and (ii) all cleaning (including a required cleaning each Friday evening) and other expenses specifically related to the operation of the Town Program. In addition, the LESSEE shall reimburse LESSOR for a portion of the costs to operate the Leased Premises, limited to utilities, and miscellaneous administrative costs. The LESSEE's obligation for such costs during the first year of the term of this Lease is three hundred ninety-four dollars (\$456.11) per month during the school year of the Milton Public Schools. The LESSEE's obligation for such costs shall increase by a factor of five percent (5%) during each of the second and third years of the term of this Lease. Otherwise, the LESSOR shall be responsible for all operating costs of the

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Leased Premises and exterior areas, including cleaning of the Leased Premises after any use by LESSOR during Off-Hours, and including a required cleaning each Sunday evening prior to the operation of the Town Program on Monday.

8. ALTERATIONS and ACCESS.

(A) The LESSEE shall not paint, decorate or otherwise change or alter the Leased Premises without the prior written consent of the LESSOR, said consent not to be unreasonably withheld, conditioned or delayed; provided, however, LESSOR may withhold its consent, in its sole and absolute discretion, if any proposed change/alteration may affect the structure, exterior of the Leased Premises and/or plumbing/mechanical/electrical and/or life safety components/systems of the building within which the Leased Premises is located.

(B) LESSOR and its designees shall have the right to enter the Leased Premises upon at least five (5) days prior written notice (or, in an emergency situation, such shorter period as is reasonable in light of the emergency), to inspect the Leased Premises and to make any repairs, all without unreasonably interfering with LESSEE's use of the Leased Premises. LESSEE shall reasonably cooperate with LESSOR in furtherance of the foregoing.

9. INSURANCE AND INDEMNITY.

(A) The LESSOR shall provide and maintain throughout the term of this Lease and any extension or renewal thereof property and casualty insurance to cover the Leased Premises, fixtures, furnishings and equipment; provided, however, all furnishings, fixtures, equipment, and other personal property of LESSEE which, during the LESSEE occupancy of the Leased Premises, may be on the Leased Premises, shall be at the sole risk and hazard of LESSEE, except as provided below, and if the whole or any part thereof shall be destroyed or damaged by fire, water or

otherwise, or by leakage or bursting of water pipes, steam pipes or other pipes, by theft or from any other cause, no part of said loss or damage is to be charged to or to be borne by LESSOR, except to the extent that such destruction or damage arises out of the intentional misconduct or negligence of the LESSOR.

The LESSOR shall provide and maintain throughout the term of this Lease and any extension or renewal thereof commercial general liability insurance to cover any liability incurred by the LESSOR arising out of the subject matter of this Lease.

The LESSEE shall provide and maintain throughout the term of this Lease and any extension or renewal thereof (i) commercial general liability insurance to cover any liability incurred by the LESSEE arising out of the operation of the Town Program on the Leased Premises and (ii) workers' compensation insurance as required by law.

(B) Each of LESSEE and LESSOR hereby releases the other from any and all liability for loss or damage caused by fire or any of the extended coverage casualties or any other casualty insured against, however, that this release shall be in force and effect only with respect to loss or damage during such time as the releasor's policies of fire and extended coverage insurance shall contain a clause to the effect that this release shall not affect such policies or the right of the releasor to recover thereunder. Fire and extended coverage policies shall include such a clause so long as the same is obtainable and is includable without extra cost, or if such extra cost is chargeable therefor, so long as the other party pays such extra cost. If extra cost is chargeable therefor, each party shall advise the other thereof and the amount thereof, and the other party, at its election, may pay the same but shall not be obligated to do so. Except as provided in this paragraph, nothing in this Lease contained shall be deemed to release either party from liability or damages resulting

from the fault or negligence of such party or its agents or from responsibility to make repairs necessitated thereby or necessitated by any default of such party under this Lease.

(C) LESSEE shall save LESSOR harmless from, defend and indemnify LESSOR against, any and all injury, loss or damage, or claims for injury, loss or damage, of whatever nature, to any person or property caused by or resulting from: (a) any breach of a covenant of this Lease by LESSEE; or (b) any act, omission or negligence of LESSEE or any employee or agent of LESSEE. LESSOR agrees to provide LESSEE with prompt written notice of any such claim against LESSOR.

LESSOR shall save LESSEE harmless from, defend and indemnify LESSEE against, any and all injury, loss or damage, or claims for injury, loss or damage, of whatever nature, to any person or property caused by or resulting from: (a) any breach of a covenant of this Lease by LESSOR; or (b) any act, omission or negligence of LESSOR or any employee or agent of LESSOR. LESSEE agrees to provide LESSOR with prompt written notice of any such claim against LESSEE.

The provisions of this Paragraph (C) shall be subject to the provisions of Paragraph (B) above.

10. CASUALTY AND EMINENT DOMAIN.

(A) If the Leased Premises or any part thereof, or all or any part of the building of which the Leased Premises is a part, shall be damaged or destroyed by fire, weather conditions or other casualty during the term of this Lease, which damage prevents the LESSEE from using the LEASED PREMISES as permitted by this Lease, then either party may terminate this Lease with

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written notice to other, made within sixty (60) days' after the date of such casualty. If this Lease is not terminated, LESSOR shall restore the Leased Premises (and, to the extent it affects the use and operation of the Leased Premises as contemplated herein, the building), to substantially the same condition same were in on the date the Leased Premises were delivered to LESSEE (subject to then current codes and governmental requirements). If, based on LESSOR's good faith estimate, restoration of the Leased Premises (and appurtenant parts thereto), is expected to take more than ninety (90) days, LESSEE shall have the right to terminate this lease with written notice to LESSOR made within thirty (30) days' after the date LESSOR notifies LESSEE of LESSOR's good faith estimate as aforesaid. If either party exercises its termination rights as set forth herein, this Lease shall terminate as of the date specified in such notice with the same force and effect as if the date specified were the date originally established as the expiration date hereof.

(B) If, after the execution of this Lease and prior to the expiration of the term of this Lease, the whole or any part of the Leased Premises or the building of which it is a part shall be appropriated by right of eminent domain, then LESSEE or LESSOR shall have the right to terminate this Lease, with written notice to the other party made within sixty (60) days' after the effective date of taking. LESSOR reserves to itself, and LESSEE assigns to LESSOR, all rights to damages accruing on account of any taking under the power of eminent domain or by reason of any act of public or quasi-public authority for which damages are payable.

(C) Each party shall be responsible for repair and/or replacement of any furnishings, fixtures or equipment damaged during the respective party's use of the Leased Premises, reasonable wear and tear excepted. If the at-fault party cannot be determined, the parties shall split the cost 50/50.

(D) Notwithstanding any other provision of this Lease, the LESSEE shall not be responsible for the cost of repair of damage to the LEASED PREMISES, which is not caused by the LESSEE or any of its invitees (including participants in the Town Program), officers, employees, agents or representatives.

11. TERMINATION.

If either party shall breach any provision of this Lease, which breach is not cured within thirty (30) days of written notice thereof from the non-breaching party, the non-breaching party may terminate this Lease upon written notice to the breaching party. In addition to the termination rights set forth herein for breach, either party shall have any and all other remedies available to it at law or in equity, for the other's breach of the terms of this Lease.

12. SURRENDER.

At the expiration or earlier termination of this Lease, the LESSEE shall peaceably yield up to the LESSOR the Leased Premises in the condition the LESSEE is required to keep the same pursuant to the terms hereof, reasonable wear and tear excepted. In that event the LESSEE shall promptly remove all of the LESSEE'S property from the Leased Premises.

13. ASSIGNMENT.

Neither party shall assign this Lease or sublet all or any part of the Leased Premises without the prior written consent of the other party.

14. WAIVER.

The failure of either party to insist upon strict performance of any term, condition, covenant or obligation of this Lease shall not be considered to be a waiver of that or any other term, condition, covenant or obligation or of any subsequent breach thereof.

15. NOTICE.

Any notice to be given to a party under this Lease shall be sufficient if given in writing and mailed first-class mail, postage prepaid, or delivered in hand, to the parties as follows:

To the LESSOR: Lori Connelly
Director of Operations,
[United Congregational Church in Milton](#)
495 Canton Avenue
Milton, MA 02186

Deleted: and Finance

Deleted: The First

Deleted: of

To the LESSEE: Kevin Chrisom
Parks Manager
Milton Town Office Building
525 Canton Avenue
Milton, MA 02186

with a copy to:
Nicholas Milano, Town Administrator
Milton Town Office Building
525 Canton Avenue
Milton, MA 02186

16. This Lease sets forth the entire understanding of the parties. This Lease shall be modified or amended only by written agreement of the parties.

17. SEPARABILITY.

If any provision of this Lease is determined to be invalid or unenforceable by final judgment or order of a court of competent jurisdiction, the remaining provisions shall continue in effect to the extent permitted by law.

18. The provisions of this Lease shall be binding upon, and shall inure to the benefit of the successors in interest of the parties.

19. This Lease shall be governed by and interpreted in accordance with the laws of the Commonwealth of Massachusetts.

20. This Lease shall be executed in duplicate copies, each of which shall have the effect of an original signed document.

SIGNATURES ON NEXT PAGE

IN WITNESS WHEREOF, the parties have set their hands and seals hereto as of the date first above written.

THE TOWN OF MILTON
MASSACHUSETTS, LESSEE
By its Select Board

UNITED CONGREGATIONAL
CHURCH IN MILTON, LESSOR
By its Moderator:

Deleted: THE FIRST

Deleted: OF

Deleted: Board of Trustees

Benjamin Zoll, Chair

Frank Wilson

Deleted: Arthur J. Doyle

Deleted: Kathryn T. Kibbee, Chair

Winston Daley, Vice Chair

Date

Deleted: Michael F. Zullas

Meghan Haggerty, Secretary

Deleted: Richard G. Wells, Jr.

Richard G. Wells, Jr.

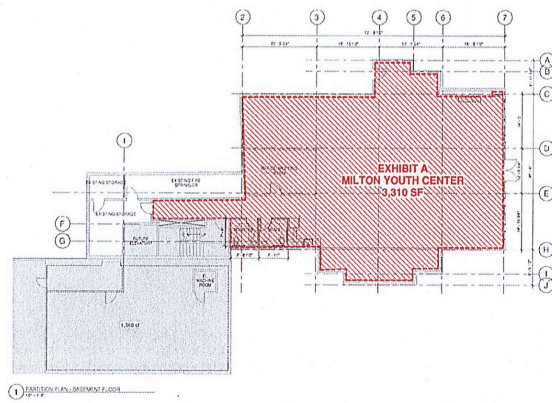
Deleted: Erin G. Bradley

John Driscoll

Deleted: Roxanne Musto, RN-C, MS, ANP

Date: _____

PLAN of LEASED PREMISES



TROIKA
STUDIO TROIKA.COM
1000 N. 10TH ST.
SUITE 100
MILTON, MA 02146
TEL: 617.253.1000
WWW.TROIKA.COM

PROJECT
MILTON YOUTH CENTER
MILTON, MA 02146
PRELIM

DATE
2/28/12

DESIGNED BY
TROIKA

SCALE
1/8" = 1'-0"