



## MEMORANDUM

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**TO:** Board of Selectmen

**FROM:** John C. Curran, Town Manager

**CC:** Clancy Main, Cathy O'Dea

**SUBJECT:** Town Manager's Report, August 17, 2020

**DATE:** August 14, 2020

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### **Masonic Temple**

Attached please find the following documents pertaining to the Town's purchase of the Masonic Lodge's property at 11 Concord Road:

1. Purchase and Sale Agreement (P&S). Note that the closing is scheduled for September 22. Our 30-day uniqueness period will be over on September 12, but, since we have not started the title research, K&P is requesting 10 extra days to get that done. Please review the attached documents.
2. P&S Rider. The Town agrees, in this Rider, that it has completed all its inspections of the property and accepts it, and any appliances that are left, in their AS-IS condition; and
3. Use and Occupancy Agreement. This document has the terms and conditions governing the Lodge's exclusive use of the building (and non-exclusive use of the parking) for 6 months after the closing. Relevant provisions are highlighted. The Use and Occupancy Agreement will be signed by the parties at closing.

### **Pinehurst Fire Station**

The bid protest has been resolved and we executed an engagement letter with Hutter Construction. The communications antenna is still being assessed. It has been reduced to 50 feet however we are looking to have it reduced further in height. I will keep the Board posted.

### **Middlesex Turnpike**

Verizon will need the remainder of the season to finish work in Bedford. Right now BHD, the general contractor, is waiting for all utility work to be completed before remobilizing, most likely Spring 2021. Hydrant work may not be on the schedule until 2022 as BHD will need to complete the right side of roadway to switch traffic to continue work on the center and left side.

The new driveway design at 802 is still with the Army Corps. for review. We don't anticipate any major changes coming out of this review. BHD is completing their cost proposal for this work so the approval process can take place.

Engineering is requesting that Mass Highway instruct the GC to do a proactive inspection of all silt traps on the project to ensure that they are not full of sediment and debris.

**Ditson and Vining Schools**

I am attaching a memo that addresses the recent walk through and resulting action items. The only additional item to add is that we will be looking at incorporating a door swing arm from the old Ditson into the Howe project along with the chalkboard doors.

**MBTA Right of Way Corcoran Rd**

Pan Am has accepted our offer with the condition that the land cannot be sold for development without compensating Pan Am additional value which is not an obstacle for our purposes. This will be placed on the Town Warrant to be appropriated from the Land Use Fund and a survey will be done.

**COVID-19 Update:**

The Town is currently maintaining a rate of 2 cases per day over a 7 day average. Our lowest 7 day average was 1 per day. There have been no new deaths as of the last report. Our rate of infection appears generally stable for now and it mirrors the statewide experience.

**Boat Launch**

Acting Director Cameron communicated that he would respond after August 6<sup>th</sup> to the Town’s recent communication. I have not received anything from him yet. I did email an inquiry to him for a response on Tuesday August 11<sup>th</sup>. I will follow-up again on Monday.

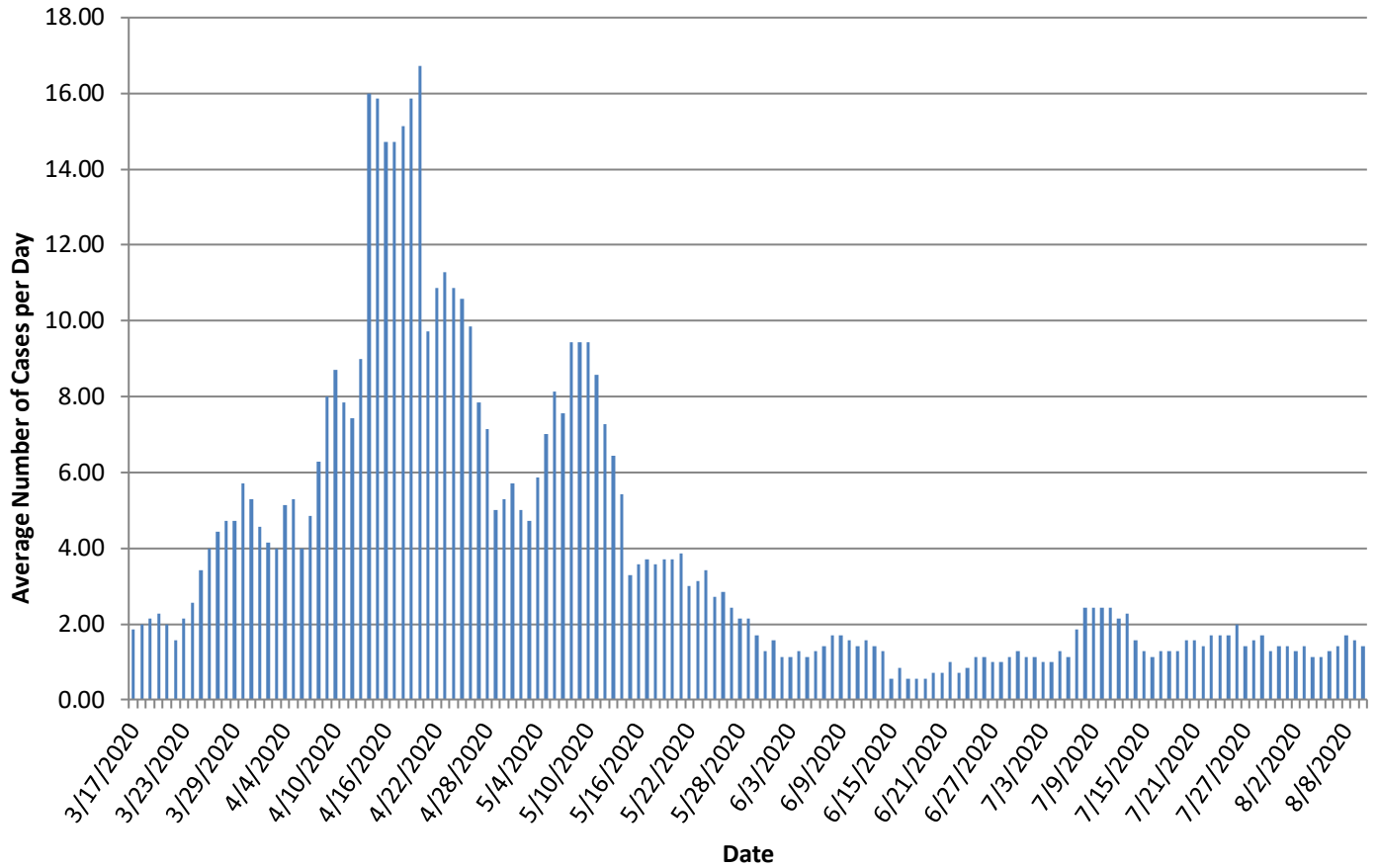


<b>Long Term Care Facilities</b>	<b>95</b>
<b>Middlesex House of Corrections</b>	<b>57</b>
<b>Health Care Workers</b>	<b>80</b>
<b>Apartment Complexes</b>	<b>57</b>
<b>Deaths</b>	<b>29</b>
<b>Active Cases</b>	<b>19</b>
<b>Recovered Cases</b>	<b>534</b>
<b>Total Cases to Date</b>	<b>582</b>

**Friday, August 14, 2020**

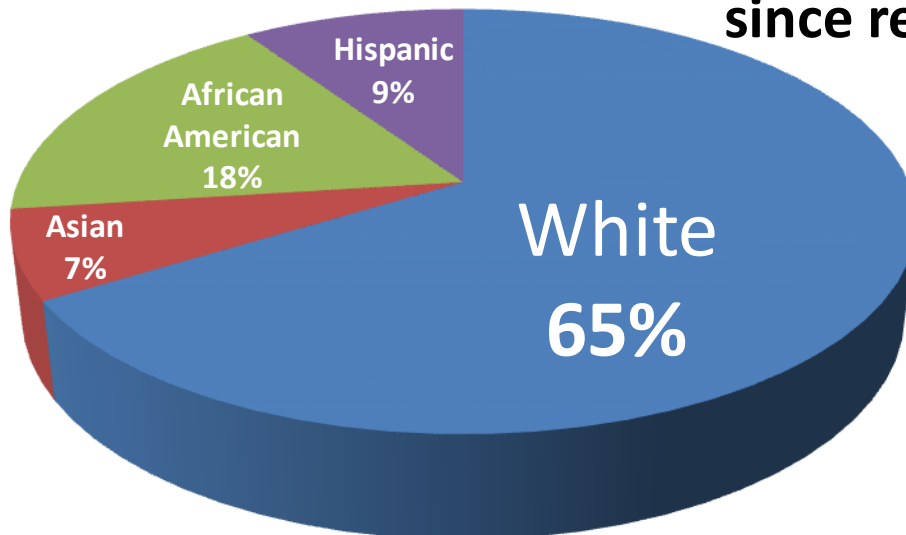
**Source: Billerica Board of Health**

## Town of Billerica COVID 19 Cases 7 Day Average (As of August 10th)



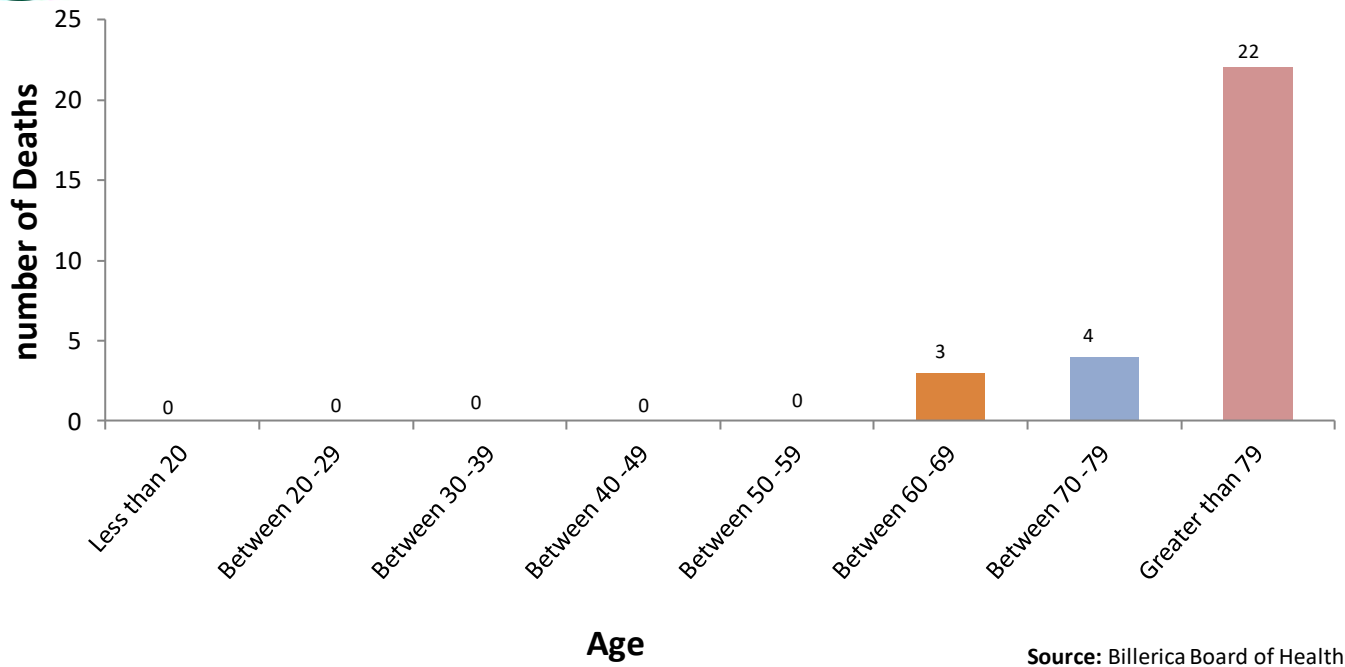
Source: Billerica Board of Health

## Town of Billerica Cases by Race/Ethnicity since recording

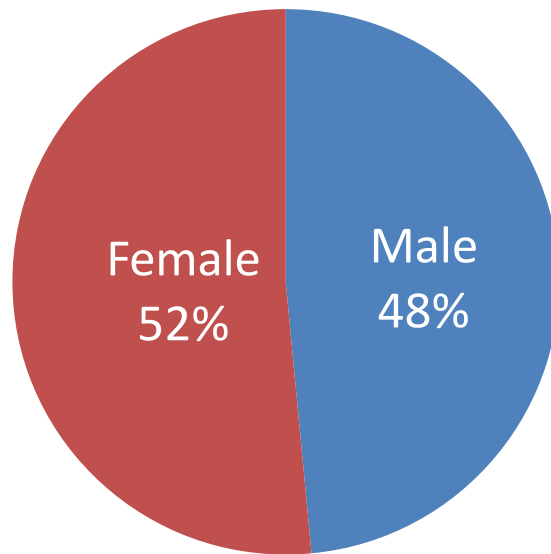




## Town of Billerica COVID-19 Deaths by Age



## COVID-19 Cases by Gender



Source: Billerica Board of Health