



2021

Planning & Development Department Update

September 13, 2021

Tracy Murphy, Director of Planning & Development

Staffing:

Tracy Murphy, Director of Planning & Development - 40 hrs.

Alison Manugian, Planning & Conservation Agent – 37 hrs.

Nicole Roberts, Land Use Coordinator – 20 hrs. (F/T shared employee with Land Use)

Department provides Staff Assistance to:

- ❖ Planning Board
- ❖ Zoning Board of Appeals
- ❖ Conservation Commission
- ❖ Winchendon Redevelopment Authority
- ❖ Toy Town Community Partnership
- Director serves as American with Disabilities (ADA) Coordinator
- Director acts as Town Representative on:
 - ❖ The Brownsfield Group (EPA program administered through MRPC)
 - ❖ Montachusett Planning Organization (MPO, Sub-region 1 rep for Ms. Anderson.)
 - ❖ Montachusett Regional Economic Development Steering Committee
 - ❖ GG Chamber Economic Development Committee
 - ❖ Winchendon HEAL
- Department leads organization of the annual Fall Festival Celebration
- Department leads/administers the Community Development Block Grant (CDBG) program and other grant programs as directed/appropriate.



Grant Activity

www.townofwinchendon.com/planning-and-development

Search

Our History Departments Boards & Committees Business Development Fall Fest School Department **FIND IT FAST**

- ADA Inventory and Transition Plan
- Americans with Disabilities Act
- Bid Notices
- Community Development
- Community One Stop for Growth
- Current Projects
- Development Forms and Documents
- Grant Activity**
- Greater Gardner Chamber of Commerce
- June 2020 Department Update -
- MS4 Public Education
- Maps
- Master Plan Volume 1
- Master Plan Volume 2
- Municipal Vulnerability Preparedness (MVP) Plan - DRAFT
- Subdivisions
- Winchendon HEAL
- Winchendon Stormwater

Home » Departments

Planning and Development

Duties & Responsibilities
 The Department of Planning and Development serves as the town's chief planning and development office. The department provides staff to the Zoning Board of Appeals, the Planning Board, the Conservation Commission, the Winchendon Redevelopment Authority, and the Toy Town Community Partnership; assists businesses and developers with financial and regulatory issues; prepares and updates municipal planning documents and administers assorted development activities. The Department leads the administration of the Community Development Block Grant (CDBG) and other grant programs.

[Click Here for Coronavirus \(COVID-19\) Small Business Guidance & Loan Resources](#)

Link to Community Resources

Staff Contacts

Name	Title	Phone
Tracy Murphy	Director of Planning and Development	(978)-297-5414
Nicole Roberts	Land Use Coordinator	(978)-297-3537
Allison Manugian	Planning Agent	(978)-297-5410

News & Announcements

Seeds of Hope Banner Project
 RFP for 2020 CDBG Grant administration Services
 Public Hearing for Grant Application to Assist Small Businesses and Public Social Service Agencies
 Covid 19 Business Information & Resources
 ADA Public Right of Way (PROW) Self Assessment

[View all](#)

Planning and Development Calendar

ofwinchendon.com/planning-and-development/pages/grant-activity

Grant Activity

Grants obtained/currently pending by the Planning & Development Department include:

2020 CDBG – CDE – \$715,510.00 Railroad Street Reconstruction & fuel assistance
2017 CDBG – CDE - \$557,336.00 Chestnut St. Reconstruction, Housing Rehabilitation, Fuel Assistance
2016 CDBG- CDE - \$1,000,000.00 Walnut St Reconstruction, Housing Rehabilitation, Fuel Assistance
 Program Information: CDBG

CDBG-CV program – \$131,500.00 (Winchendon's share) Small business & homelessness assistance, Program Information: CARES ACT To apply: [NewVue](#)

USDA Community Facilities - \$45,000 Cruiser reimbursement, Program Information: [USDA](#)

Massachusetts Downtown Initiative (MDI): \$15,000.00 Program Details: MDI Final Wayfinding Plan [Click Here](#)

Green Communities Grant program, 2021: \$196,510.00, 2019: \$189,673.00, 2018: \$246,827.00, 2017: \$176,245.00 (designation year) Program Information: [DOER](#)

Brownsfield/Assessment Remediation Plan Grant(s) 4 Summer Dr. \$69,800.00 for Phase I,II environmental site assessment and remediation plan. \$150,200 for building materials remediation and additional soil assessment. For RFP and response for proposed use of the property [click here](#). **Poland & Streeter Schools** \$13,000.00 for Phase I & II environmental site assessments. Proposed Use of Poland & Streeter property [click here](#). Grant Program Information: [EPA/MRPC Brownsfield](#)

Municipal Vulnerability Preparedness (MVP) Planning Grant \$36,400.00 Program Information: MVP Draft Plan [Click Here](#)

Massachusetts Preservation Projects Fund - Emergency Assistance– Old Murdock Senior Center Repairs \$50,000.00 Program Information: [MHC](#)

MassDOT Shared Streets grant; (ADA ramps/pavement markings/bus shelters) \$ 243,000.00 Announcement [click here](#). Program Information: [Shared Streets](#)

Mass DOT Complete Streets grant;2021 \$399,831.00 Central St/ Maple Street Intersection Redesign, Complete Streets Prioritization Plan: \$49,100.00 Program Information: [Complete Streets](#) Prioritization Plan [Click Here](#)

District Local Technical Assistance (DLTA) and other Regional Planning Programs through Montachusett Regional Planning Commission (MRPC); Master Plan Chapters, \$37,500.00 value : Economic Development, Land Use, Housing, Natural & Cultural Resources, Services & Facilities, Circulation & Transportation. For final Volume 1 of the Master Plan [click here](#) Public Right of Way (PROW) Plan [click Here](#) Downtown Design Standards: (incomplete) For more information on Montachusett Regional Planning Commission (MRPC) grant programs [click here](#).

One stop for Growth Program: The state of Massachusetts recently initiated a grant application process that is a single application portal and collaborative review process of grant programs that make

Open Grants

2020 CDBG – CDF – \$715,510.00 Railroad Street Reconstruction & fuel assistance

CDBG-CV program – \$131,500.00 (Winchendon's share) Small business & homelessness assistance

Total CDBG Awards (since 2016): \$2,404,376.00

Green Communities Grant program - \$196,510.00

\$84,043, Memorial School— LED lighting, phase 2

\$42,875, Murdock High School— Building controls update

\$57,412, DPW— Infrared heaters, fuel conversion

\$10,000, Town — Hybrid cruiser purchase (2)

\$2,180, Town—Building Operator Certification training

Total Green Communities Awards to date: \$ 809,255.00

Brownsfield/Assessment Remediation Plan Grant(s):

4 Summer Dr., **\$69,800.00** Phase I, II environmental site assessment and remediation plan.

\$150,200.00 Building materials remediation and additional soil assessment

Total Brownsfield Assessment/remediation to date: \$233,000.00

Municipal Vulnerability Preparedness (MVP) Planning Grant - \$36,400.00 MVP Assessment and action plan to address climate change impacts

Massachusetts Preservation Projects Fund - Emergency Assistance – \$50,000.00 Old Murdock Senior Repairs



Open Grants con't.

Mass DOT Shared Streets grant - \$ 243,000.00 Construction of ADA ramps/pavement markings/bus shelters

Mass DOT Complete Streets grant- \$399,831.00 Central St/Maple Street Intersection Redesign

Total Complete Streets Awards to date: \$449,831.00

Robinson Broadhurst Foundation – \$ 21,500.00 – 2 MP Chapters and printing of the document

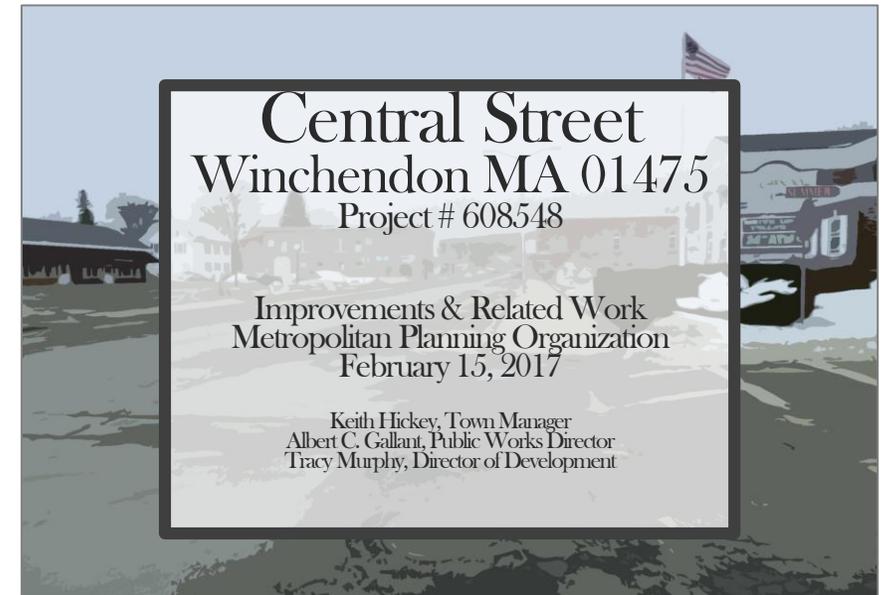
Open Grants as of August 30, 2021: **\$2,014,251.00**

Massachusetts Transportation Improvement Program (TIP) –

Central Street Reconstruction

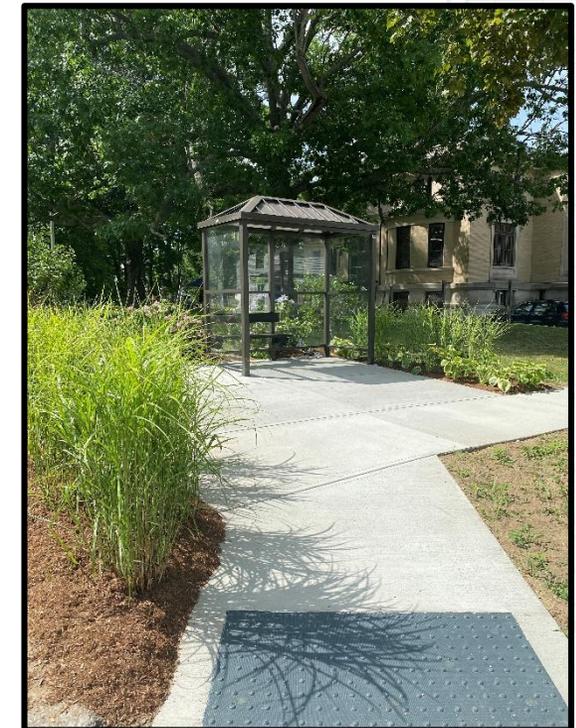
Cost estimate: **\$6,300,000.00**

TIP funded portion: **\$4,340,000.00**



Projects

1. 4 Summer Dr.
2. Gateway Park design
3. Blair Sq. redesign
4. Maple St/Central St intersection redesign
5. Railroad St. reconstruction
6. Water/Sewer assistance program
7. Hillview Business Park Development-WRA
8. Central Street reconstruction
9. Extending Bike Trail Network
10. Green Communities Individual Projects
11. Fallfest – (Oct. 9, 2021)



Planning Board

2 Juniper St. cultivation –
Rooterman’s Contractor’s Yard, Rte 140
Winchendon Community Park
MS4 regulations
Spring St. Solar

Anticipated Applications:
4 Summer Dr. - Bull Spit Brewery
Hillview Business Park - Winchendon Grows

Zoning Board of Appeals

Comprehensive Permit Approved– Poland Streeter Schools 44 Unit Housing Development

Conservation Commission

Numerous Notice of Intent (NOI) filed
for residential work on/around lake area
and tree removal within Conservation
Commission jurisdiction

Anticipated Applications:
4 Summer Dr.- Bull Spit Brewery
Hillview Business Park - Winchendon Grows

Looking Forward ...

Planning Board

Zoning Bylaw Amendments

Fall 2021-Spring 2022

Update PB Regulations

Planning & Development

Education/Outreach campaign

Right to Farm

Conservation/Wetlands

General Land Use/Planning concepts

Historic Preservation & Agriculture

Reuse/rehabilitation of vacant properties

Infrastructure needs/funding

Business development – Redevelopment Authority role

Increase Winchendon's presence in region

Sign and façade program

Community Development – Housing Rehabilitation program





We're Having a Jolly Time in



Will See You Soon