NORTON, MA

PERMANENT BUILDING COMMITTEE PROJECTS

March, 2021

Norton4Everyone

Permanent Building Committee
Dinah O’Brien, James Slattery, Mark Gershman, Brian Bechet, Robert Bechet, Robert Briscoe, Jack Conway, Bonnie Yezukevich, Sheri Cohen

Select Board
John Conway, Renee Deley, Michael E. Toole, Brad Bramwell, Megan Artz

Town Manager
Michael Yunits

School Committee
Carolyn Gallagher, Deniz Savas, Sheri Cohen, Daniel Sheedy, Kathleen Stern

Superintendent of Schools
Joseph Baeta
Project Summary

The Town of Norton Permanent Building Committee, in conjunction with the Select Board, School Committee, and Council on Aging Board, is pleased to present this joint project, Norton4Everyone, designed to not only support generations of Norton citizens, but also encapsulate the vision for the future of Norton.

Norton4Everyone, developed after years and even decades of discussion, addresses three (3) vital services to our community. The Council on Aging building, built in 1880 has exceeded its useful life and can no longer function as a viable structure for public use. Likewise, the Town Hall, a repurposed gymnasium built in 1910, has been remodeled only once in 1977 and can no longer provide a useful, secure, and safe environment for taxpayer support and 21st century services. Our school athletic fields, designed in 1972 and expanded in 2011, no longer allow a safe, and financially sustainable location for scholastic sports events and general public usage.

With an eye to unified community growth, and support for all citizens of Norton, current and future, these projects will go before the voters in April and May of 2021. This brochure is designed to provide information and answer basic questions about this exciting opportunity for our community.
ATHLETIC COMPLEX

Site: 64 W Main St

Proposed Site Plan
NORTON SENIOR AND COMMUNITY SUPPORT CENTER

Conceptual Rendering | View towards front entry

Conceptual Rendering | View towards food pantry
**Norton4Everyone**

**Site: 78 E Main St**

**Proposed Site Plan**

- **EX. FUEL PUMP**
- **10' SIDE YARD SETBACK**
- **GRINDER PUMP**
- **ACCESS TO GRAVEL PARKING LOT FOR LIBRARY**
- **RAIN GARDEN**
- **Norton Police Department**
- **Norton Fire Department**
- **Norton Public Library**
- **Public Works Garage**
- **ENTRANCE PLAZA**
- **Town Hall**
- **APPROXIMATE BELOW GRADE STORMWATER MANAGEMENT AREA**
- **TRANSFORMER / HVAC**
- **RELOCATE FIRE STATION MEMORIAL**
- **S EX. RAIN GARDEN**
- **FMUGE**
- **10' FRONT YARD SETBACK**
- **RETAINING WALL**
- **STAIRS/ RAMP**
- **TIE IN TO EXISTING FORCE MAIN**
- **RUMFORD RIVER**
- **EX. 2,000 GAL. SETTLING TANK**
- **EX. 2,000 GAL. SEPTIC TANK**
- **EX. LEACHING PITS**
- **EX. DISTRIBUTION BLOCK**
- **APPROXIMATE BELOW GRADE STORMWATER MANAGEMENT AREA**
- **UTILITY STUBS AVAILABLE ON SITE**
- **FIRE DEPT ACCESS ONLY**

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**Notes**

**Parking Requirements:**

- **TOWN HALL** 15,681 SF / 200 SF = 79 SPACES
- **LIBRARY** 20,000 SF / 400 SF = 50 SPACES
- **TOTAL PARKING REQUIRED = 167 SPACES**
- **FIRE STATION ESTIMATED 20 SPACES**
- **TOTAL PARKING PROVIDED = 211 SPACES**

**Parking Notes:**

1. **POLICE STATION AND PUBLIC WORKS PARKING LAYOUTS MATCH EXISTING CONDITIONS AND WERE NOT INCLUDED IN ABOVE CALCULATIONS.**
2. **LIBRARY SQUARE FOOTAGE WAS ESTIMATED BASED ON BUILDING FOOTPRINT, NUMBER OF STORIES, AND ASSUMED AREA OPEN TO PUBLIC.**
## Norton 4 Everyone

### ATHLETIC FIELDS

<table>
<thead>
<tr>
<th>Year Built</th>
<th>Existing</th>
<th>New</th>
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</thead>
<tbody>
<tr>
<td>1972</td>
<td>1,880</td>
<td>1,910</td>
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<tr>
<td>Year Remodeled</td>
<td>NA</td>
<td>1977</td>
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</tbody>
</table>

- Football field stands, power to concession stand, sound system and track 2011

<table>
<thead>
<tr>
<th>Building Area (sf)</th>
<th>Existing</th>
<th>New</th>
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<tbody>
<tr>
<td>NA</td>
<td>1,850</td>
<td>11,850</td>
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<thead>
<tr>
<th>Estimated Project Cost</th>
<th>Existing</th>
<th>New</th>
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<tr>
<td>$6,362,000</td>
<td>$11,110,000</td>
<td>$23,290,000</td>
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**Total** $40,762,000

### SENIOR & COMMUNITY SUPPORT CENTER

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<tbody>
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### TOWN HALL

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### SCHEDULE (APPROXIMATE)

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