

CHAPTER IV. THE IMPLEMENTATION PLAN: ACTIONS AND ACTORS

The Goals and Objectives listed in Chapter II. and the following recommendations made in Chapter III. need to be further developed under a program for implementation that includes specific actions and identifies the agents responsible for the actions. This chapter is a listing of the actions that should take place to accomplish those goals and objectives. The actions are essentially prioritized by the schedule of their implementation.

This chapter starts with descriptions of the actions under each area evaluated. These actions are then transferred to the Implementation Table. The Implementation Table lays out the actions with the recommendations for additional means to accomplish the action, along with the responsible agency or agencies, a time frame for completion, and a relative cost of the actions.

RECOMMENDATIONS BY AREA

The approach to these recommendations was to suggest efficient methods to complete the actions. The concepts and ideas are formulated with each specific or geographic area as the focus. However, many of the same concepts can be applied to the other similar locations.

A. North Weymouth and Bicknell Square

Village Character

- Initiate streetscape improvements on Bridge Street in Bicknell Square. Seek grant funds from State Public Works Economic Development, Community Development Action Grant, or TEA-21 Surface Transportation Program funds. Negotiate and implement plan with utility companies to place overhead electric and phone utilities underground, starting at Bicknell Square.
- Create a Town-wide sidewalk upgrade and maintenance program. Repair and upgrade paved surfaces, sidewalks, roads and curbs within the village as first phase. Upgrade street lighting to develop a consistent esthetic quality and to increase safety.
- To address signage blight issues, create a fund for the purchase and removal of billboards. Perform research to determine if billboards are legally in place and take action on illegal signs.
- Correct coastal drainage problems such as those found at River Street, Johnson Beach, and Wessagussett School. Seek funds from the Dept. of Environment Protection or Coastal Zone Management. Develop acceptable design for pollutant-reducing drainage construction.
- Develop programs for property owner participation in sidewalk maintenance. Support the option of a Business Improvement District for the village centers to accomplish the program.
- Adopt the proposed Neighborhood Center District regulations for Bicknell Square. Meet with the property owners first to discuss proposal. At the same time establish the Highway Design guidelines for Bridge Street commercial areas. Create a standard for the village area and a separate standard for the rest of Bridge Street. Advance together with the NCD designation.

- Create a ‘gateway’ concept at each end of Bridge Street. Seek same funding sources identified under the streetscape program. Obtain properties at each end of Bridge Street under easements or acquisition.

Circulation and Transportation

- Promote the Greenbush rail line as one of the most effective methods to reduce vehicle traffic. Use the progress of the of the Mitigation Committee as a means to obtain the protections and management desired to maintain the station and to control parking impacts.
- Seek ways to improve parking and access to business areas. Close the two outside lanes of Bridge Street during off-peak hours to improve pedestrian crossing safety and provide additional parking. Improve signage for parking areas that will direct traffic off of Bridge Street and into Bicknell Square.
- Identify improvements needed at key intersections, Evans, North and Neck Street. With these improvements include the use of textured pavement, lights and signs for crosswalks on Bridge Street. In particular, improve pedestrian crossing at Evans Street in anticipation of new activities at Sithe/ North and to support the crossing of school children.
- Plan for traffic re-routing impacts during Fore River Bridge reconstruction. Seek State cooperation to coordinate construction with new Greenbush rail line or with increased MBTA bus service during the time of construction.
- Address traffic concerns of residents on Green Street and Evans Street. Use Green Street as part of the town-wide bikeways and slow traffic. Erect signage that redirects travelers to different roads. Use periodic police presence and speed controls to maintain control.

Open Space and Recreation

- Identify potential locations for more play fields and increase public access and activities on the Fore and Back Rivers. Specifically, purchase undeveloped property at East Bay and develop an expanded or a new marina at East Bay and/or between the Sithe Energy northern parcel and King’s Cove. These properties are both on the list of key open space, waterfront parcels.
- To improve Town and State park lands a first action is to increase the security at all of the parks, but in this area to specifically encourage the State to provide higher security at Webb State Park. Police patrols during high use (summer) times would provide some of that security. In addition, the development of a neighborhood watch program that includes the parks could add to the overall sense of security.
- Develop full management plans for all open space areas for on-going maintenance and long-term improvements. Utilize State grants from the Department of Environmental Protection and the Coastal Zone Management office to assist in the preparation of the plans. Utilize the methodology of the

Massachusetts Audubon to ensure all aspects of natural resource management and accessibility.

- Extend pedestrian crossing between Great Esker and Abigail Adams Park to a pathway extending the length of the Back River and down the Herring Run. Additional links between open space parcels should be obtained by easement or acquisition. Develop a pedestrian/bicycle route between Great Esker, Abigail Adams, Great Hill and the beaches. Develop a link using Beals and Sullivan Parks, the Wessagussett School and Great Hill to the beaches.

Environmental Resources

- Develop water quality testing programs, non-point source pollution measures, and best management practices for the rivers and beaches. Utilize State grants from the Department of Environmental Protection and the Coastal Zone Management office to assist in the preparation of the plans. Seek volunteer participation in the water quality analysis through a “pond watch” group. The Conservation Commission and Dept. of Public Works should work cooperatively in the creation of a pollutant-reducing drainage design, based on the previous tests of systems by the DPW. In addition, the Town should require the State’s Best Management Practices for all public and private drainage systems, including the State’s new Phase 2 standards.
- As a coastal area, where the resources are much more sensitive to nutrient loading, educate the public on fertilizers and yard waste as potential problems to water quality if not handled correctly.
- Because these are regional resources, the Conservation Commission should work with Hingham, Quincy and Braintree on watershed protection strategies for the shared rivers. This could be facilitated through the existing committees, and the State Coastal Zone Management office or the MAPC.
- There is a clear need to develop a resource management plan for the Back River Area of Critical Environmental Concern. Funds could be sought from State Coastal Zone Management or Department of Environmental Protection for this purpose.

Managing Land Use and Development

- To maintain the vitality of the Bicknell Square area the Town should provide incentives for businesses to locate or redevelop on Bridge Street. There are two ways the Town could approach this issue. One option is to use funds to create a local microloan program for small businesses. This type of program has been used in economically distressed communities such as Fall River. The other option is to move ahead on the streetscape improvements at Bicknell Square as a means to improve the visibility and public commitment to the village.
- The other action is to establish the proposed zoning that will protect the character and values of the village with the neighborhood center district and the highway commercial design guidelines. These two zoning changes should be advanced concurrently.

B. Jackson Square, East Weymouth and Weymouth Heights

Village Character

- Adopt the proposed Neighborhood Center District regulations for Jackson Square. Meet with the property owners first to discuss proposal. Within the zoning, particularly regulate signage for high visual quality and character
- Increase public safety and security, and control the streets. Aggressively pursue code enforcement of deteriorating properties with additional powers granted to the Building and Health departments to force improvements and safety standards for derelict buildings and properties. Increase security and safety with a greater police presence, possibly through the use of ‘Bicycle Policemen’.
- The Mitigation Committee should control impacts of the MBTA Greenbush Station with the issues of Jackson Square’s parking issues at the forefront. Any lack of parking at the station may cause conflicts with the currently tight parking situation in the Square. The Town can issue more tickets and consider short-term (15-minute) meters to control long-term parking and create a faster turnover of spaces on the street. Improve design of parking lots and landscaping to encourage use for short-term shoppers. Do not allow the “T” station parking to overflow into the village centers. Identify concern to the MBTA during mitigation discussions on the Greenbush project. Clarify responsibilities and programs for maintenance and policing of “T” platforms and parking areas.
- Address existing infrastructure problems with sewage overflows as part of the Inflow/Infiltration improvement project, which the DPW is currently completing.

Circulation and Transportation

- To control and significantly reduce the cut through traffic in neighborhoods adjacent to Jackson Square, restrict speeds on Essex, Lake, Commercial and Broad Streets near the Greenbush ‘T’ stops and use expanded curb lines, textured pavement, signs and vegetation to reduce speeds and calm traffic along Broad, Essex and Lake Streets.
- To reduce the total volume of traffic, develop alternative access to shopping, transit and residences. Develop a bike lane along Commercial Street as part of the town-wide system using signage and painted lanes. Improve and install sidewalks with curbs, particularly on streets identified above with increasing traffic volumes.
- In addition, develop a “shopper’s shuttle” bus to run routes between the villages. Develop the bus shuttle system in cooperation with the business community and regional transit agency.

Open Space and Recreation

- The key recommendation is to extend improvements for a pedestrian pathway the length of the Back River and down the Herring Run. Connect the Herring Run and Back River with open space links that extend into Jackson Square. This requires the connection of the river through the area proposed for redevelopment on the north of Jackson Square.

- Develop a maintenance program for the existing parks and playgrounds. In particular, the Herring Run should be upgraded for public use as well as water quality control to ensure its continued enjoyment as an historic activity and resources. Urban Self-Help grants obtained from the State could provide the needed funds for improvement.

Environmental Resources

- The key resource areas of the district and neighborhood are the Herring Run, the Back River and the ACEC and Whitman's Pond. (The Herring Run was discussed above.) Work with the Back River Committee and Hingham on a resource management plan for the Back River and the ACEC. Use deed restrictions, conservation restrictions or easements, and purchases to preserve land and protect the water quality around Whitman's Pond.
- Develop a citizen-based water quality monitoring program and systematically eliminate point and non-point sources of pollution impacting surface and ground water quality. The continued participation of the Whitman's Pond committees could facilitate this action. The Health department should participate to oversee the sampling methodology.

Managing Land Use and Development

- Because of the concern for development outside of the village area, extend the proposed Neighborhood Center District zoning along Broad Street outside of Jackson Square.
- Redevelopment of the northwestern side of Jackson Square for medium to low density multifamily residential units is recommended as a means to improve the area, contain the potential traffic and parking conflicts with the Greenbush station and reduce the potential environmental impact to the adjacent Herring Run.
- Rezoning of the industrial land on the Back River to a less intensive commercial or residential district will ensure a use that is more compatible with the ACEC designation.

C. Weymouth Landing, Idlewell and Homestead

Village Character

- Adopt the proposed Neighborhood Center District regulations for Weymouth Landing. Meet with the property owners first to discuss proposal. Within the zoning, add new standards to the design review process to regulate signage for high visual quality and character. In addition, establish the Highway Design guidelines for the Washington Street commercial areas outside the village. Create a design standard for the village area and a separate standard for the rest of Washington Street and advance the regulations concurrently.
- Develop a village streetscape program anchored by the empty Fire Station and Commercial Street. Utilize the improvements for the MBTA station to include a 'gateway' design, and reuse the Fire Station at the corner of Broad Street as a

community program center with activities geared to old and young age groups. Connect its use to Library and Parks department programs.

Circulation and Transportation

- Maximize use of public parking areas. Improve design of parking lots with lighting and landscaping to encourage use. Issue more tickets and consider short-term (15-minute) meters to control long-term parking and create a faster turnover of spaces on the street. Also, discuss use of private parking lots at the schools for after hour's use and clarify use of library parking lot during all hours.
- Control impacts of the MBTA Greenbush Station. Do not allow the "T" station parking to overflow into the village centers. Identify concern to the MBTA during mitigation discussions on the Greenbush project. Clarify responsibilities and programs for maintenance and policing of "T" platforms and parking areas.
- Control commuter traffic on residential side streets through the use of traffic calming measures. Add traffic calming controls along Front Street.
- Develop alternative access to shopping, transit and residences. Develop bike lanes along Front Street and Commercial Street as part of the town-wide system and improve sidewalks, particularly on streets identified above with increasing traffic volumes.
- Develop a "shopper's shuttle" bus to run routes between the villages. Develop the bus shuttle system in cooperation with business community and regional transit agency.

Open Space and Recreation

- Obtain or identify additional links by easement or acquisition between the Fore River waterfront and the adjacent public roads. Research of the rights-of-way along the river could reveal opportunities for public connection that have not been constructed. The research requires a review of town road layouts that are available in the Engineering office and at the Registry of Deeds.
- Develop a plan for coordinated use of the Tufts Library parking area and the adjacent park facilities. The Parks and Library departments should be devising a plan to allow use of the playground without conflict with the Library operations.
- Protect and expand options for access to water resource areas for the purposes of recreation on shorefront properties owned by the Sithe power company. This will entail negotiations with the Sithe power company for the rights to access the land. Recent negotiations with Sithe can be used as a model to continue discussions.
- The Pond Meadow Park Conservation area, which is presently owned and managed jointly by Braintree, Weymouth and a non-profit organization, should be improved with more intensive management and additional protections to maintain the resources there.

Environmental Resources

- Develop management plans for Cranberry Pond and the Fore River. These are considered the primary actions for this area. Using funds from State Coastal Zone Management or Department of Environmental Protection for the planning effort, the Conservation Commission could work with the local neighborhood groups and with Quincy and Braintree on watershed protection strategies for Fore River watershed.
- As noted above, the more intensive management and protection of resources at Pond Meadow Park Conservation area will also serve to maintain valuable environmental resources.

Managing Land Use and Development

- The principal actions to manage the land use of the area outside the village is to extend the proposed Neighborhood Center District zoning along Broad Street past Washington Street and create separate district standards for highway commercial areas along Washington Street outside of the village.
- To maintain the vitality of the Weymouth Landing the Town should provide incentives for businesses to locate or redevelop there. There are two ways the Town could approach this issue. One option is to use funds to create a local microloan program for small businesses. This type of program has been used in economically distressed communities such as Fall River. The other option is to move ahead on the streetscape improvements at Weymouth Landing as a means to improve the visibility and public commitment to the village.

D. South Weymouth and Columbian Square

Village Character

- Adopt the proposed Neighborhood Center District regulations for Columbian Square. The Planning department should arrange to meet with local property owners to discuss the zoning concepts.
- Actively manage parking within the Square by reviewing use and design of all parking areas, enforcement of parking limits, use of municipal lot, conflicts with commuters and residents, ease of access to handicap spaces, and signage.
- Make the Square more pedestrian friendly by using traffic calming and/or more positive traffic controls. Also change the intersection geometry and operation to control and slow the traffic, and to make the crossings less confusing. Also, consider a restriction on commercial truck traffic.
- The Fire Station could be sold after the new substation is built to obtain funds for improvements. However, the Town should ensure that reuse of the Fire Station preserves its historic character and supports the area as retail /service oriented.

Circulation and Transportation

- As part of the Town-wide system, increase the availability of public transit to and from Columbian Square with the development of a “shopper’s shuttle” bus. Develop the bus shuttle system in cooperation with business community and regional transit agency.
- Test the installation of a ‘round about’ within the Square as a means to calm traffic and allow safer pedestrian crossings. The DPW could install a temporary roundabout that would give residents and business people the opportunity to evaluate the function of the roundabout before permanent construction.
- The Town should also perform a study of the municipal parking lots to determine use and turnover rates and work with the MBTA and Tri-Town Redevelopment Corporation to increase parking spaces for bus and commuter rail commuters at the MBTA train station.
- Consider means to mitigate the impact of detours and by-pass traffic on access to all neighborhoods and Columbian Square during the construction of the Route 18 widening. For this purpose, the Town should seek the cooperation of MBTA with additional bus and train service during Route 18 construction.
- Lastly, as part of both the economic development opportunities as well as the improvements to traffic flow in South Weymouth, actively support the new Route 3 connector needed to accommodate the Naval Air Station redevelopment project.

Open Space

- The broad approach recommended for South Weymouth is to develop a riverwalk or preservation corridor along the major rivers. Deed restrictions, conservation restrictions or easements, and purchases can be used to obtain control over additional land around the Mill and Old Swamp Rivers without significant cost to the Town.
- Because of the development potential in the south side of Weymouth, the Town should require the use of cluster zoning standards to obtain high quality residential development in all new projects, but more importantly the protection of the remaining natural resources.
- In this area, the recommendation is to not only protect the resources but also to improve access to the natural resource and open space areas in South Weymouth. One particular area is to obtain access to open space and recreation areas in the Naval Air Station, particularly in anticipation of the improvements there.

Environmental Resources

- The environmental resources in this area are valuable and should be highlighted as well as protected. Use deed restrictions, conservation restrictions or easements, and purchases to control additional land around the Mill and Old

Swamp Rivers. Highlight the Torrey Bird Sanctuary as a key area in the resource plans as a regionally important natural resource area because of its connection to a very large Town conservation area. Because of the size of this area, these parcels create an important role in the regional wildlife habitat.

- The Town should also be working with Rockland, Abington and Braintree on watershed protection strategies for the shared rivers, and particularly for the water supply watersheds. The protection of the aquifer in the Old Swamp River is important not only to the natural resources, but also as a critical water supply that will be needed when the NAS redevelopment project proceeds. The use of regulatory standards, as well as acquisitions and easements should be used to protect the groundwater resources there.
- The Old Swamp River runs through the center of the Route 3 highway median and flows to the Town's public water supply at Winter Street. Weymouth and the adjoining towns should work with MassHighway on improving stormwater runoff along Route 3 to include state of the art stormwater management systems to protect the water supply.
- Improved stormwater management should also be constructed for the crossing of the Mill River as it moves through the cloverleaf at Exit 16.

Managing Land Use and Development

- The key land use impacts may come from the NAS and the commercial uses along Route 18. As previously discussed the Town should consider amending the zoning to reduce the number of allowed curb cuts and reducing the number of potential drive-through service businesses. This would also suggest establishing the highway commercial design standards to commercial areas along Route 18.
- Improve overall water quality by ensuring that new development projects include state of the art stormwater drainage systems, together with consideration of the condition and capacity of existing utility lines. Also, ensure the long-term viability of public wells within the Old Swamp River aquifer by controlling environmental impacts in the NAS project.
- The South Shore Hospital is the Town's largest employer. However, the public should be educated on the PILOT program (payment in lieu of taxes for non-profits) benefits and the Town should evaluate existing PILOT and determine if a new agreement should be negotiated.

E. Commercial Corridors

- To reduce the impact of projected buildout of undeveloped business and industrial lands along Washington and Main Street, the recommendation for the commercial corridors includes both the adoption of design standards under the Highway Commercial Design Guidelines for the major corridors, and a regulatory restriction on the number of curb cuts and the number of take-out services in the area. With the hiring of a transportation engineer, the Planning office should also be charged with the development of computer models to compare land use development under existing regulations with the capacity of the existing circulation systems.
- To ensure the designs meet the Town's concepts and character, the Town should establish a major corridor streetscape program. This would include a program for installing underground utilities to reduce visual blight and the establishment of improved and consistent street lighting with unique concepts for the different sections of the roadways that distinguish different districts and entrance to the villages. By establishing "gateways" that define each of the highway sections the Town also helps create an image upon entering the community.
- The list of capital budget requests can be prioritized and funded using several different sources such as the State funds and the federal TEA-21 programs. The recommendation is to proceed first with the redesign and reconstruction of the high-accident intersections for the purposes of public safety.
- To ensure the designs meet the Town's concepts and character, the Town should establish a major corridor streetscape program. This could include a program for installing underground utilities, consistent and improved lighting, and unique concepts for each section of the Town's major roads.
- The list of capital budget requests can be prioritized and funded using several different sources such as the State funds (e.g. Public Works Economic Development grants) and the Federal TEA-21 programs. The recommendation is to first proceed with improvement of high accident locations.

F. Public Properties and Facilities

- As the basic building blocks for the community's education, the Town must continue to support improvements at the School and Library properties. Increase the hours of operation at the libraries to accommodate an expanding need for use of the present and upgraded facilities and construct new active field and play areas for residents and school children to meet current and future demands. The use of the conservation land adjacent to the new High School may provide the best option for this expansion.
- Increase the internet connectivity of the government to residents. Use the School and Library department infrastructure to expand the internet connections to the community and update internet connectivity in all Town buildings and offices to improve the ability to interact with the Town and obtain on line information and responses.

- A concern has been to increase safety and supervision at local and state parks. One concept to consider is to ‘decentralize’ park staff and create a neighborhood-based management program. This could be through the initiation of an Adopt-A-Park program or the use of neighborhood watches. The Parks staff can develop these using the successful model established in the City of Boston.
- An organized maintenance plan for all public facilities and lands should provide a clear program of improvements for the capital programming. The plan should be developed in cooperation between Parks and Public Works. Major improvements can be funded under the Urban Self-Help grant program.

G. Naval Air Station

- Regardless of the outcome of the redevelopment planning, the NAS should provide pedestrian-level connections between the open space and recreational areas within the NAS and the surrounding neighborhoods. These should be fully functional connections that allow the community to access the facilities and activities within the NAS.

H. Regional Issues

- Support Route 3 improvements (third lane) while carefully reviewing the impacts of the widening in reducing traffic demands on local streets and increasing the total paved area. Utilize the planned improvements to improve access to the industrial park areas and improve the quality of road runoff into the Town’s water resource areas.
- Look for regional options to reduce traffic routing through Weymouth along Routes 3A, 53 and 18. Support the new Route 3 connector to accommodate redevelopment of the Naval Air Station and aggressively pursue the MBTA’s proposed restoration of the Greenbush Line.
- Ensure protection of the drinking water supply watersheds that extend across municipal boundaries. The opportunity to discuss this with the neighboring communities should come with a concern about the potential impacts to local water supplies if the NAS is built as proposed. State legislation should be used as needed for aquifer and watershed protections that cross the municipal boundaries.
- Seek open space acquisitions that are focused on regional greenbelt for ecosystem protection and broad regional recreation opportunities. Associations with the regional land trusts can be used to provide support in other areas as well as in Weymouth.
- Monitor MWRA sewer programs to determine actions that will have a financial impact on Weymouth residents. A standing report should be made on all state agency actions.

IMPLEMENTATION TABLE

The following Implementation Table provides a summary review of the actions that are proposed to be completed, the responsible parties involved in those actions, a suggested time frame in which to accomplish the action, and a relative cost estimate for the expenditure of Town funds. For the sake of brevity, the Table only lists Town departments, boards and commissions that will be taking a leadership role in implementing the plan. It is expected that a number of other boards, committees, commissions, and volunteers will need to participate and assist in this process.

This Table has been copied into a database program for easier access to individual actions, and to sort the information by time, cost, and agency. Abbreviations used in the table are:

Planning = Town Planning and Community Development office

DPW = Town Department of Public Works

MHD = Massachusetts Highway Department

DEM = State Department of Environmental Management

MDC = Metropolitan District Commission

Parks = Town Parks Department

Schools = Town School Department

Health = Town Board of Health

Mitigation Committee = MBTA Greenbush line Mitigation Committee

ConComm = Conservation Commission

Conservation = Conservation office

IMPLEMENTATION TABLE

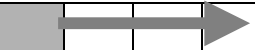


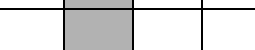




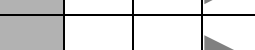




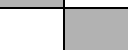
Recommended Actions by Area and Subject		Lead Agency	Time Frame (years)				Cost		
			1-2	2-5	5-10	10+	L	M	H
I.	NORTH WEYMOUTH AND BICKNELL SQUARE								
	Village Character								
A.	Initiate streetscape improvements on Bridge Street in Bicknell Square.	Planning, DPW, MHD							\$
A.1	Seek grant funds from State Public Works Economic Development, Community Development Action Grant, or TEA-21 Surface Transportation Program funds.	Planning					\$	\$	
A.2	Determine cost to place overhead electric and phone utilities underground, starting at Bicknell Square. Determine if public support for funding. Negotiate and implement plan with utility companies.	Planning, DPW						\$	\$
A.3	Create a Town-wide sidewalk upgrade and maintenance program.	Planning, DPW					\$		
A.4	Repair and upgrade paved surfaces, sidewalks, roads and curbs within the village as first phase.	DPW						\$	\$
A.5	Upgrade street lighting to develop a consistent esthetic quality and to increase safety.	DPW							\$
B.	Create a fund for the purchase and removal of billboards.	Town Council						\$	
B.1	Perform research to determine if billboards are legally in place.	Town Counsel					\$		
C.	Correct coastal drainage problems such as those found at River Street, Johnson Beach, and Wessagussett School.	DPW, ConComm						\$	
C.1	Seek funds from the Dept. of Environment Protection or Coastal Zone Management.	Conservation					\$		
C.2	Use State and EPA standards for pollutant-reducing drainage construction to incorporate into zoning, site plan reviews and subdivision regulations.	DPW, Planning, ConComm						\$	

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost		
		1-2	2-5	5-10	10+	L	M	H
D. Develop programs for property owner participation in sidewalk maintenance.	Planning					\$		
D.1 Support the option of a Business Improvement District for the village centers.	Planning					\$		
E. Adopt the proposed Neighborhood Center District regulations for Bicknell Square.	Planning, Town Council					\$		
E.1 Meet with property owners to discuss proposal.	Planning					\$		
F. Establish the new Commercial Corridor Design guidelines for Bridge Street commercial areas.	Planning, Town Council					\$		
F.1 Create a streetscape standard for the village area and a separate standard for the rest of Bridge Street.	Planning					\$		
F.2 Advance together with the Neighborhood Center District designation.	Planning					\$		
G. Create a 'gateway' concept at each end of Bridge Street.	Planning					\$		
G.1 Seek same funding sources identified under A.1	Planning					\$		
G.2 Obtain properties at each end of Bridge Street under easements or acquisition.	Planning						\$	
Circulation and Transportation								
H. Promote the Greenbush rail line as one of the most effective methods to reduce vehicle traffic.	Mayor, Planning					\$		
H.1 Make regular reports on the progress of the of the Mitigation Committee.	Mitigation Comm.					\$		
I. Seek ways to improve parking and access to business areas.	Planning, DPW						\$	\$
I.1 Improve signage for parking areas that will direct traffic off of Bridge Street and into Bicknell Square.	DPW, MHD					\$		
J. Identify improvements needed at key intersections, Evans, North and Neck Street.	DPW, MHD, Planning						\$	\$
J.1 Use textured pavement, lights and signs for crosswalks on Bridge Street.	DPW						\$	

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost		
		1-2	2-5	5-10	10+	L	M	H
J.2 Improve pedestrian crossing at Evans Street in anticipation of new activities at Sithe/ North.	DPW, Planning			➔			\$	
K. Plan for traffic re-routing impacts during Fore River Bridge reconstruction.	DPW, Police					\$		
K.1 Seek State cooperation to coordinate construction with new Greenbush rail line or with increased MBTA bus service.	Planning					\$		
L. Improve traffic concerns for residents on Green Street and Evans Street.	DPW, Planning, Police		➔			\$	\$	
L.1 Use Green Street as part of the town-wide bikeways and slow traffic.	DPW, Planning						\$	
L.2 Erect signage that redirects travelers to different roads.	DPW		➔			\$		
L.3 Use periodic police presence and speed controls to promote safety.	Police		➔				\$	
Open Space and Recreation								
N. Increase public access and activities on the Fore and Back Rivers.	Planning, Parks			➔			\$	
N.1 Consider options for the undeveloped property at East Bay.	Planning, Town Council							\$
N.2 Develop an expanded or new marinas at East Bay and between the Sithe Energy northern parcel and King's Cove.	Planning, Parks			➔				\$
N.3 Identify potential locations for more play fields.	Planning, Parks			➔			\$	
O. Improve Town and State park lands.	Parks, DEM, MDC			➔			\$	
O.1 Increase the security at all of the parks and encourage state to provide higher security at Webb State Park.	Police, Parks			➔			\$	
O.2 Develop a neighborhood watch program that includes the parks.	Parks					\$		
O.3 Develop and implement a maintenance program for the existing parks and playgrounds.	Parks			➔			\$	
O.4 Develop a new pedestrian crossing between Great Esker and Abigail Adams Park to a pathway, extending the length of the Back River and down the Herring Run.	Planning, MDC						\$	
P. Additional links between open space parcels should be obtained by easement or acquisition.	Planning		➔				\$	

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost			
		1-2	2-5	5-10	10+	L	M	H	
P.1 Develop a pedestrian/bicycle route between Great Esker, Abigail Adams, Great Hill and the beaches.	Planning, DPW, Parks						\$		
P.2 Develop a link using Beals and Sullivan Parks, the Wessagussett School and Great Hill to the beaches.	Planning, Schools, Parks						\$		
Environmental Resources									
R. Develop a water quality monitoring program for natural resource areas.	ConComm, Health						\$		
R.1 Seek funds from the Dept. of Environment Protection or Coastal Zone Management.	Planning					\$			
R..2 Develop an acceptable design for pollutant-reducing drainage construction based on State and federal guidelines and regulations.	DPW, ConComm						\$		
S. Develop educational and regulatory programs to address non-point source pollution.	ConComm, Planning					\$			
S.1 Include a requirement for State Best Management Practices for storm drains within the zoning and subdivision regulations.	ConComm, Planning					\$			
S.2 Include State's Phase 2 storm drain improvement standards for Town system.	DPW, ConComm						\$		
S.3 Educate public on fertilizers and yard waste as potential problems to water quality if not handled correctly.	ConComm					\$			
T. Develop management plans for the Town's conservation lands.	ConComm					\$	\$		
T.1 Develop standards and regulations for use and enjoyment of the Town's conservation lands.	ConComm					\$			
T.2 Initiate the program by starting on the coastal parklands under Town ownership.	ConComm					\$			
T.3 Utilize the Massachusetts Audubon Society methodology for management planning.	ConComm					\$			
T.4 Seek assistance from regional land trusts such as the Audubon Society and the Trust for Public Lands.	ConComm					\$			
U. Work with Hingham, Quincy and Braintree on watershed protection strategies for the shared rivers.	ConComm					\$			

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost		
		1-2	2-5	5-10	10+	L	M	H
U.1 Develop a resource management plan for the Back River Area of Critical Environmental Concern.	ConComm						\$	
U.2 Seek funds from State Coastal Zone Management or Department of Environmental Protection for this purpose.	Planning					\$		
Managing Land Use and Development								
V. Provide incentives for businesses to locate or redevelop on Bridge Street	Planning						\$	
V.1 Create a local microloan program for small businesses	Planning						\$	
V.2 Move ahead on the streetscape improvements at Bicknell Square	DPW							\$
W. Establish new highway commercial design guidelines.	Planning					\$		
W.1 Advance new highway guidelines concurrent with NCD zoning.	Planning					\$		
II JACKSON SQUARE								
EAST WEYMOUTH AND WEYMOUTH HEIGHTS								
Village Character								
A. Adopt the proposed Neighborhood Center District regulations for Jackson Square.	Planning					\$		
A.1 Meet with local property owners to discuss concepts.	Planning					\$		
A.2 Add new standards to the design review process under the Neighborhood Center District.	Planning					\$		
A.3 Regulate signage for high visual quality and character. Allow projecting signs from buildings and allow freestanding signs only as exceptions.	Planning, Building					\$		
B. Increase public safety and security, and control the adjacent streets.	Planning, Building, Health, Police					\$	\$	
B.1 Aggressively pursue code enforcement of deteriorating properties.	Planning, Building, Health					\$		
B.2 Force improvements and safety standards for derelict buildings and properties.	Planning, Building, Health					\$	\$	

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost			
		1-2	2-5	5-10	10+	L	M	H	
B.3 Increase security and safety with a greater police presence ('Bicycle Policemen')	Police						\$		
C. Control impacts of the MBTA Greenbush Station.	Planning						\$		
C.1 Maximize use of the public lots for local businesses by making improvements with paving and signage.	Planning, DPW, Police					\$			
C.2 Improve design of parking lots and landscaping to encourage use for short-term shoppers.	Planning, DPW						\$		
C.3 Do not allow the "T" station parking to overflow into the village centers. Identify concern to the MBTA during mitigation discussions on the Greenbush project.	Mitigation Comm.					\$			
C.4 Clarify responsibilities and programs for maintenance and policing of "T" platforms and parking areas.	Mitigation Comm.					\$			
D. Address existing infrastructure problems such as sewage overflows as part of the Inflow/Infiltration improvement project.	DPW						\$		
Circulation and Transportation									
E. Control and significantly reduce the cut through traffic in neighborhoods adjacent to Jackson Square.	Planning, DPW, Police						\$		
E.1 Strictly enforce speeds on Essex, Lake, Commercial and Broad Streets towards Greenbush 'T' stops.	Police					\$	\$		
E.2 Use expanded curb lines, textured pavement, signs and vegetation to reduce speeds and calm traffic along Broad, Essex and Lake Streets.	DPW						\$	\$	
E.3 Consider specific impacts to traffic flow on Commercial and Broad Streets.	DPW, Planning					\$			
F. Develop alternative ways to access shopping and residences to make the Town walkable and bikeable.	Planning, DPW					\$	\$	\$	
F.1 Develop a bike lane along Commercial Street as part of the town-wide system using signage and painted lanes.	DPW						\$		
F.2 Improve and install sidewalks with curbs, particularly on streets identified above with increasing traffic volumes.	DPW						\$		

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost		
		1-2	2-5	5-10	10+	L	M	H
F.3 Develop a “shopper’s shuttle” bus to run routes between the villages. Develop the bus shuttle system in cooperation with business community and regional transit agency.	Planning						\$	
Open Space and Recreation								
G. Extend improvements for a pedestrian pathway the length of the Back River and down the Herring Run.	Planning, DPW, ConComm						\$	
G.1 Connect the Herring Run and Back River with open space links that extend into Jackson Square.	Planning, DPW, ConComm						\$	
H. Develop a maintenance program for the existing parks and playgrounds.	Parks, DPW						\$	
Environmental Resources								
I. Protect the key resource areas of the district and neighborhood.	ConComm						\$	
I.1 Work with the Back River Committee and Hingham on a resource management plan for the Back River and the ACEC.	ConComm						\$	
I.2 Protect the use of the Herring Run as a fishing resource and improve the water quality within the Herring Run.	ConComm						\$	
J. Use deed restrictions, conservation restrictions or easements, and purchases to preserve land and protect the water quality around Whitman’s Pond.	ConComm, Planning						\$	\$
J.1 Develop a citizen-based water quality monitoring program.	ConComm, Health						\$	
J.2 Systematically eliminate point and non-point sources of pollution impacting surface and ground water quality.	ConComm, Health, DPW						\$	\$
Managing Land Use and Development								
K. Extend the proposed Neighborhood Center District zoning along Broad Street outside of Jackson Square.	Planning						\$	
L. Rezone the industrial land on the Back River to a less intensive commercial or residential district.	Planning						\$	

Recommended Actions by Area and Subject		Lead Agency	Time Frame (years)				Cost		
			1-2	2-5	5-10	10+	L	M	H
III	WEYMOUTH LANDING, IDLEWELL AND HOMESTEAD								
	Village Character								
A.	Adopt the proposed Neighborhood Center District regulations for Weymouth Landing.	Planning		→			\$		
A.1	Meet with local property owners to discuss concepts.	Planning					\$		
A.2	Add new standards to the design review process under the Neighborhood Center District.	Planning					\$		
A.3	Regulate signage for high visual quality and character.	Planning, Building		→	→		\$		
A.4	Establish Commercial Corridor Design guidelines for Washington Street commercial areas.	Planning					\$		
A.5	Create a design standard for the village area and a separate standard for the rest of Washington Street.	Planning		→			\$		
A.6	Advance together with the Neighborhood Center District designation.	Planning		→			\$		
B.	Develop a village streetscape program anchored by the empty Fire Station and Commercial Street.	Planning, DPW		→					\$
B.1	Utilize any improvements at Commercial Street for the MBTA station for a 'gateway' design.	Planning						\$	\$
C.	Reuse the Fire Station at the corner of Broad Street as a community program center with activities geared to old and young age groups. Connect its use to Library and Parks department programs.	Parks, Library, Planning					\$	\$	
D	Increase public safety and security, and control the streets.	Planning, Building, Health, Police		→	→		\$	\$	
D.1	Aggressively pursue code enforcement of deteriorating properties.	Planning, Building, Health		→	→		\$		
D.2	Force improvements and safety standards for derelict buildings and properties found to be in violation of building and safety codes.	Planning, Building, Health		→	→		\$	\$	
D.3	Increase security and safety with 'Bicycle Policemen'.	Police		→	→			\$	


Recommended Actions by Area and Subject		Lead Agency	Time Frame (years)				Cost		
			1-2	2-5	5-10	10+	L	M	H
Circulation and Transportation									
E.	Maximize use of public parking areas. Improve design of parking lots with lighting and landscaping to encourage use.	Parks, Library, Planning						\$	
E.1	Seek official use of private parking lots at the schools for after hours use and clarify use of library parking lot during all hours.	Planning, Schools, Library					\$		
F.	Control impacts of the MBTA Greenbush Station.	Planning						\$	\$
F.1	Maximize use of the public lots for local businesses using paving and signage improvements.	Planning, DPW, Police					\$		
F.2	Improve design of parking lots and landscaping to encourage use for short-term shoppers.	Planning, DPW						\$	
F.3	Do not allow the “T” station parking to overflow into the village centers. Identify concern to the MBTA during mitigation discussions on the Greenbush project.	Mitigation Comm.					\$		
F.4	Clarify responsibilities and programs for maintenance and policing of “T” platforms and parking areas.	Mitigation Comm.					\$		
G.	Add traffic calming controls along Front Street.	DPW						\$	
H.	Develop alternative means of access to shopping areas and residences to make the Town walkable and bikeable.	Planning, DPW					\$	\$	\$
H.1	Develop bike lanes along Front Street and Commercial Street as part of the town—wide system.	DPW						\$	
H.2	Improve and install sidewalks with curbs, particularly on streets identified above with increasing traffic volumes.	DPW						\$	
H.3	Develop a “shopper’s shuttle” bus to run routes between the villages. Develop the bus shuttle system in cooperation with business community and regional transit agency.	Planning					\$		
Open Space and Recreation									
I.1	Obtain or identify additional links by easement or acquisition between the Fore River waterfront and the adjacent public roads.	Planning						\$	
J.	Develop a maintenance program for the existing parks and playgrounds.	Parks, Library					\$		

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost		
		1-2	2-5	5-10	10+	L	M	H
J.1 Develop a plan for coordinated use of the Tufts Library parking area and the adjacent park facilities.	Parks, Library					\$		
J.2 Protect and expand options for access to water resource areas for the purposes of recreation upon shorefront properties owned by the power company.	Planning, Parks					\$	\$	
Environmental Resources								
K. Develop a program for identifying and eliminating sources of point and non-point source pollution in the Fore River.	ConComm					\$	\$	
L. Work with Quincy and Braintree on watershed protection strategies for Fore River watershed.	ConComm					\$		
L.1 Seek funds from State Coastal Zone Management or Department of Environmental Protection for funds to improve the Fore River water quality.	ConComm					\$		
L.2 Educate public on fertilizers and yard waste as potential problems to water quality if not handled correctly.	ConComm					\$		
M. Develop a management plan for inland wetland areas.	ConComm					\$		
Managing Land Use and Development								
N. Extend the proposed Neighborhood Center District zoning along Broad Street past Washington Street.	Planning					\$		
O. Provide incentives for businesses to locate or redevelop on Washington Street	Planning						\$	
O.1 Create a local microloan program for small businesses	Planning						\$	
O.2 Move ahead on the streetscape improvements at Weymouth Landing	DPW							\$
P. Create separate district standards for highway commercial areas along Washington Street outside of the village.	Planning					\$		

Recommended Actions by Area and Subject		Lead Agency	Time Frame (years)				Cost		
			1-2	2-5	5-10	10+	L	M	H
IV	SOUTH WEYMOUTH AND COLUMBIAN SQUARE								
	Village Character								
A.	Adopt the proposed Neighborhood Center District regulations for Columbian Square.	Planning					\$		
A.1	Meet with local property owners to discuss concepts.	Planning					\$		
A.2	Add new standards to the design review process under the Neighborhood Center District.	Planning					\$		
A.3	Regulate signage for high visual quality and character.	Planning, Building					\$		
B.	Actively manage parking within the Square by reviewing use and design of all parking areas, enforcement of parking limits, use of municipal lot, conflicts with commuters and residents, ease of access to handicap spaces, and signage.	DPW, Planning					\$	\$	
C.	Make the Square more pedestrian friendly by using traffic calming and/or more positive traffic controls.	Planning, DPW						\$	
C.1	Change the intersection geometry and operation to control and slow the traffic, and to make the crossings less confusing.	DPW						\$	\$
C.2	Consider restrictions on commercial truck traffic.	Planning, DPW					\$		
D.	Sell the Fire Station after the new substation is built to obtain funds for improvements.	Town Council					\$		
D.1	Ensure that reuse of the Fire Station preserves its historic character and supports the area as a retail and service oriented use.	Planning					\$		
	Circulation and Transportation								
E.	Increase the availability of public transit to and from Columbian Square with the development of a "shopper's shuttle" bus. Develop the bus shuttle system in cooperation with business community and regional transit agency.	Planning					\$	\$	
F.	Test the installation of a 'round about' within the Square as a means to calm traffic and allow safer pedestrian crossings.	DPW					\$		










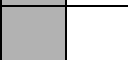

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost		
		1-2	2-5	5-10	10+	L	M	H
G. Perform a study of the municipal parking lots to determine use and turnover rates.	Planning					\$		
G.1 Work with the MBTA to increase parking spaces for bus and commuter rail commuters at MBTA stops.	Planning					\$		
H. Control speeding and traffic congestion on Pleasant Street, Ralph Talbot Street and Middle Street.	Police					\$		
I. Consider means to mitigate the impact of detours and by-pass traffic on access to all neighborhoods and Columbian Square during the construction of the Route 18 widening.	Planning, DPW					\$		
I.1 Seek cooperation of MBTA with additional bus and train service during Route 18 construction.	Planning, DPW					\$		
J. Actively support the new Route 3 connector needed to accommodate the Naval Air Station redevelopment project.	Mayor, Town Council					\$		
Open Space								
K. Develop a riverwalk or preservation corridor along the major rivers.	ConComm, Planning					\$	\$	
K.1 Use deed restrictions, conservation restrictions or easements, and purchases to obtain additional town land around the Mill and Old Swamp Rivers.	ConComm, Planning					\$	\$	
L. Require the use of cluster zoning standards to obtain high quality residential development in all new projects.	Planning					\$		
Environmental Resources								
M. Improve access to the natural resource and open space areas in South Weymouth.	ConComm, Planning					\$	\$	
M.1 Obtain access to open space and recreation areas in the Naval Air Station, particularly in anticipation of the improvements	Planning					\$		
M.2 Use deed restrictions, conservation restrictions or easements, and purchases to control additional land around the Mill and Old Swamp Rivers.	ConComm, Planning					\$	\$	

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost		
		1-2	2-5	5-10	10+	L	M	H
N. Develop comprehensive management plans for the open space parcels including standards for use and enjoyment of the town's conservation lands.	ConComm, Planning	■ →				\$		
N.1 Highlight the Torrey Bird Sanctuary as a key area in the resource plans.	ConComm	■				\$		
N.2 Work with Rockland, Abington and Braintree on watershed protection strategies for the shared rivers, and particularly for the water supply watersheds.	Planning, DPW	■ →				\$		
O. Develop educational and regulatory programs to address point and non-point source pollution.	ConComm	■ → →				\$		
P. Develop a program for identifying and eliminating sources of pollution in the watersheds.	ConComm, Planning	■ →					\$	\$
Managing Land Use and Development								
Q. Consider traffic impacts of allowed uses within the existing commercial zones and amend the zoning as necessary to reduce the need for future road improvements.	Planning, DPW	■ → → →				\$	\$	
Q.1 Establish highway commercial design standards for commercial areas along Route 18.	Planning	■				\$		
Q.2 Restrict the number of drive-through services by the distance between curb cuts.	Planning	■ →				\$		
R. Monitor employee transportation and parking programs, and manage conflicts with business and residential areas.	Planning	■				\$		
R.1 Complete parking study listed in IV. G.	Planning	■				\$		
S. Improve overall water quality by ensuring that new development projects include state of the art stormwater drainage systems, together with consideration of the condition and capacity of existing utility lines.	Planning	■ → →				\$		
S.1 Ensure the long-term viability of public wells within the Old Swamp River aquifer by controlling environmental impacts in the NAS project.	Planning, DPW	■ →				\$		
T. Educate the public on the PILOT program (payment in lieu of taxes for non-profits) benefits.	Planning	■ →				\$		

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost		
		1-2	2-5	5-10	10+	L	M	H
T.1 Evaluate existing PILOT and determine if new agreement should be negotiated.	Mayor, Planning					\$		

V. COMMERCIAL CORRIDORS

- A. Adopt the Highway Commercial Design Guidelines for the major corridors
- B. Reduce impact of projected buildout of undeveloped business and industrial lands along Washington and Main Street.
- B.1 Restrict the number of curb cuts and the number of drive-through services per lineal distance.
- C. Establish a major corridor streetscape program.
- C.1 Develop program for relocating underground utilities to reduce visual blight, outside of new residential subdivisions.
- C.2 Establish better and consistent street lighting with unique concepts for the different sections of the roadways that distinguish different districts and entrance to the villages.
- C.3 Establish “gateways” that define each of the highway sections.
- D. Develop a “shopper’s shuttle” bus which connects the major commercial areas.
- E. Review Route 18 widening plans to ensure that construction impacts and widening will not seriously impact neighborhood access.
- E.1 Negotiate with the MBTA for additional service during peak construction impact periods.
- F. Prioritize improvements on list of capital budget requests and proceed with the redesign and reconstruction of high-accident intersections.
- G. Use computer models to compare land use development under existing regulations with the capacity of the existing circulation systems.








Planning						\$		
Planning						\$		
Planning						\$		
DPW, Planning						\$	\$	
DPW, Planning						\$	\$	
DPW, Planning						\$		
DPW, Planning						\$	\$	
Planning						\$		
Planning						\$		
DPW								\$
Planning						\$	\$	

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost		
		1-2	2-5	5-10	10+	L	M	H
VI. THE WATERFRONT								
A. Fully develop public access to the waterfront and make the area walkable and bikeable.	Planning							\$
A.1 Work intensively with the Sithe Company representatives to determine a reasonable set of options for the future of the excess land on the north side of Bridge Street.	Mayor, Planning						\$	
A.2 Establish connections to the Boston Harbor Islands from coastal lands such as the Sithe property.	Planning						\$	
A.3 Develop a new marina at a suitable location along the Fore River or coastline, preferably the Sithe property/King's Cove or the undeveloped portion of East Bay.	Planning, Parks							\$
A.4 Incorporate increased public access requirements in site plan review process.	Planning					\$		
A.5 Improve access to and enjoyment of the Herring Run in the Back River. Include the park under the public land management plans.	Parks, DPW, ConComm						\$	
A.6 Obtain Urban Self-Help funds for improvements at the Herring Run.	Planning					\$		
B. Develop maintenance programs for the existing coastal parks that ensure a safe and clean environment.	Parks, DPW						\$	
B.1 Increase the security at all of the parks and encourage state to provide higher security at Webb State Park.	Parks, Police						\$	
B.2 Develop a neighborhood watch program that includes the parks.	Parks					\$		
C. Protect views along and from the coastline.	Planning, DPW							
C.1 Develop viewshed protection regulations to control the impacts of new development	Planning					\$		
C.2 Establish clearing and vegetation management plans for public properties.	DPW, ConComm					\$		
D. Identify the Ocean Street, Regatta Road and Fort Point Street as a scenic waterfront route.	Town Council					\$		



Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost		
		1-2	2-5	5-10	10+	L	M	H
E. Develop coastal and harbor management plans.	Planning, ConComm	→				\$		
E.1 Develop a program for identifying and eliminating sources of pollution in the Fore and Back Rivers.	ConComm, Planning, DPW	→				\$	\$	
E.2 Develop a resource management plan for the Back River Area of Critical Environmental Concern.	ConComm, Planning	→				\$		
E.3 Amend and update the Waterfront Plan for conformance with Chapter 91.	Planning					\$		
E.4 Work with Quincy, Braintree and Hingham on watershed-wide management plan for the Fore and Back Rivers.	Planning	→				\$		
F. Use deed restrictions, conservation restrictions, easements, and purchases to preserve land along the coastline.	ConComm, Planning		→	→		\$	\$	\$
G. Systematically eliminate point and non-point sources of pollution impacting water quality.	ConComm, DPW		→	→				\$
G.1 Develop a specific stormwater improvement program for coastal water quality.	ConComm, DPW	→					\$	
G.2 Improve stormwater drainage systems at the Town beaches as a first priority.	ConComm, DPW		→				\$	\$
G.3 Seek funds from State Coastal Zone Management or Department of Environmental Protection for the completion of the recommended actions.	Planning, ConComm, DPW					\$		

VII. PUBLIC BUILDINGS AND FACILITIES



A. Increase the hours of operation at the libraries to accommodate an expanding need for use of the present and upgraded facilities.	Libraries	→	→	→		\$	\$	
B. Continue to support improvements at the School and Library properties.	Town-wide	→	→	→		\$	\$	\$
C. Increase the internet connectivity of the government to residents.	School, Libraries, Town Hall	→	→	→		\$	\$	
C.1 Use the School and Library department infrastructure to expand the internet connections to the community.	School, Libraries	→				\$		

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost		
		1-2	2-5	5-10	10+	L	M	H
C.2 Update computer systems in all Town buildings and offices to improve connectivity and on line information.	Town-wide						\$	
D. Expand use and capabilities of facilities on existing town lands.	Parks, DPW						\$	\$
D.1 Assess Town parking lots to determine accessibility and location of handicapped spaces.	DPW					\$		
D.2 Review pubic sidewalks and buildings for compliance with handicapped accessibility regulations.	DPW					\$		
E. Increase safety and supervision at local and state parks.	Parks, Police					\$	\$	
E.1 Decentralize park staff and create a neighborhood-based management program.	Parks					\$	\$	
E.2 Initiate an Adopt-A-Park program.	Parks					\$		
E.3 Construct new active field and play areas for residents and school children to meet current and future demands.	Parks, DPW, Schools						\$	
F. Develop an organized maintenance plan for all public facilities.	DPW, Parks					\$	\$	

VIII NAVAL AIR STATION

A. Provide pedestrian-level connections between the open space and recreational areas of the NAS and the surrounding neighborhoods and make the connection walkable and bikeable.	Planning, Tri-Town Corporation					\$	\$	
B. Provide buffers that protect the adjacent neighborhoods but do not completely restrict access to the public areas and retail centers.	Tri-Town Corporation					\$	\$	

IX. REGIONAL ISSUES

A. Support Route 3 improvements (third lane) while carefully reviewing the impacts.	Mayor, Planning					\$		
A.1 Utilize the planned improvements to improve access to the industrial park areas and improve the quality of road runoff into the Town's water resource areas.	Planning, ConComm, DPW						\$	

Recommended Actions by Area and Subject	Lead Agency	Time Frame (years)				Cost		
		1-2	2-5	5-10	10+	L	M	H
B. Look for regional options to reduce traffic routing through Weymouth along Routes 3A, 53 and 18.	Planning, DPW					\$	\$	\$
B.1 Support the new Route 3 connector to accommodate redevelopment of the Naval Air Station.	Mayor, Planning					\$		
B.2 Aggressively pursue the MBTA's proposed restoration of the Greenbush Line.	Mayor, Planning					\$		
B.3 Pursue direct connections between the Town industrial and office parks and Route 3 to keep commercial traffic off local roads.	Planning, DPW						\$	\$
C. Ensure protection of the drinking water supply watersheds that extend across municipal boundaries.	Mayor, ConComm					\$	\$	
D. Seek open space acquisitions that are focused on regional greenbelt for ecosystem protection and broad regional recreation opportunities.	ConComm					\$	\$	\$
E. Monitor MWRA sewer programs to determine actions that will have a financial impact on Weymouth residents.	DPW					\$		

MASTER PLAN ASSESSMENT AND UPDATES

This document should be seen as a framework for guiding the actions of the Town. The Master Plan can serve as a flexible and responsive tool, which will be modified in response of the changing needs of the community over time.

The goals for implementation suggest that the timetable for action and the agency responsibilities should be clearly defined. The suggestion is to perform an annual review of the final implementation program to determine the areas of success and to make recommendations for modification or redirection to better meet the goals of the Town of Weymouth, which would occur with regular assessments and updates to the Master Plan itself.

A. Annual Departmental Assessments

To assist the Town and each of its agencies in their responsibilities, and to increase interdepartmental coordination, assessments of the planning and project efforts proposed under this Master Plan should be conducted on a regular basis. In order to maximize the efficiency of the assessments, the database of actions incorporated into the Implementation Table could be modified to allow a series of responses from each of the departments. The information could include a listing of successful actions, an identification of any obstacles to implementation and ideas on means to overcome those obstacles. In addition, future projects could be listed so that they could be incorporated into the capital planning program.

B. Master Plan Updates

The Master Plan proposes concepts that may be completed twenty or more years out from the time of the document. Consequently, there are a number of updates that could be made to the Master Plan to ensure it remains a responsive document. The three areas recommended for periodic updating are the Findings, the Goals and Objectives, and the Implementation Plan.

Current information on the Town can be maintained through the Town's geographic information system. A means to flag significant changes in the database trends would facilitate an ability of the Town to respond to issues. As an example, the change in land use through redevelopment and new construction projects could be keyed into changes in traffic generation and allow the Town to reset priorities if necessary for infrastructure improvements.

The Planning Board should also review and modify the Goals and Objectives to ensure that the Master Plan provides the proper guidance to the community. The process should involve public interaction and input. One idea may be an annual meeting focused on the Goals and Objectives.

The Planning Board should also annually evaluate the both the regulatory and non-regulatory objectives that were established and determine the need to reconsider certain actions based on the conditions and results of the past year.

APPENDIX A

COMMENT LETTERS