

- - -

Annual Report

of

PINE BANKS PARK

- - -

January 2018

- - -

Budget for Fiscal 2019

- - -

Report of Activities

for

Calendar 2017

- - -



## PINE BANKS PARK



## 2018 Report of the Trustees



Clerk's Certificate  
Pine Banks Park

A meeting of the Board of Trustees of Pine Banks Park was held at 3:30 P.M. on Tuesday, May 1, 2018, due notice of which was given to all members in advance thereof, at 350 Main Street, Malden, Massachusetts.

Present at the meeting were the following members:

C. Henry Kezer, of Melrose, Presiding, Hon Gayle F. Infurna, Mayor of Melrose, Richard R. Burns, Jr. of Malden, Peter M. Carroll, of Malden and Richard C. Rudolph, of Melrose.

A quorum was declared present and voting.

Section 6. of St. 1905, Chap. 393 states:

The board shall annually in the month of January make a full report to the cities of Malden and Melrose of its receipts and expenditures, with its estimate of the amount required for maintenance for the ensuing year.

Section 7. of St. 1905, Chap. 393 states:

The Cities of Malden and Melrose shall in their annual appropriation bills each appropriate and place at the disposal of said board one half of the amount determined by said board to be necessary for the maintenance of said property for that year, and set forth in its annual report as provided in section six.

Wherefore, the Annual Report of Pine Banks Park for January 2018, containing the Budget for the fiscal year 2019, and the report of the Superintendent of operations for Calendar 2017 was presented for the consideration of the board.

Upon motion duly made and seconded, it was unanimously:

VOTED: To adopt the report and budget, and submit the same to the Cities of Malden and Melrose for the purposes set forth in St. 1905, Chap. 393.

A true copy

C. Henry Kezer  
C. Henry Kezer, Clerk

**TAX RATE RECAPITULATION**  
**Fiscal Year 2018**

**I. TAX RATE SUMMARY**

Ia. Total amount to be raised (from page 2, IIe)	\$ 208,265,009.15
Ib. Total estimated receipts and other revenue sources (from page 2, IIIe)	121,471,923.00
Ic. Tax Levy (Ia minus Ib)	\$ 86,793,086.15
Id. Distribution of Tax Rates and levies	

CLASS	(b) Levy percentage (from LA5)	(c) Ic above times each percent in col (b)	(d) Valuation by class (from LA-5)	(e) Tax Rates (c) / (d) x 1000	(f) Levy by class (d) x (e) / 1000
Residential	79.6842	69,160,376.35	6,146,916,961.00		
Net of Exempt			4,908,530,767.00	14.09	69,161,198.51
Open Space	0.0000	0.00	0.00	0.00	0.00
Commercial	11.8629	10,296,177.02	471,412,078.00	21.84	10,295,639.78
Net of Exempt					
Industrial	4.7975	4,163,898.31	190,645,295.00	21.84	4,163,693.24
SUBTOTAL	96.3446		6,808,974,334.00		83,620,531.53
Personal	3.6554	3,172,634.47	145,263,490.00	21.84	3,172,554.62
TOTAL	100.0000		6,954,237,824.00		86,793,086.15

MUST EQUAL 1C

**Board of Assessors**

James O'Brien, Assessor, Malden, [assessor@cityofmalden.org](mailto:assessor@cityofmalden.org) 781-397-7100 | 12/1/2017 12:06 PM

Comment: I am authorized to sign on behalf of the board

Do Not Write Below This Line --- For Department of Revenue Use Only

Reviewed By: Susan Whouley  
Date: 12/05/2017  
Approved: Thomas Guilfoyle  
Director of Accounts: Mary Jane Handy

*Mary Jane Handy*

NOTE : The information was Approved on 12/5/2017

**TAX RATE RECAPITULATION**  
**Fiscal Year 2018**

**I. TAX RATE SUMMARY**

Ia. Total amount to be raised (from page 2, IIe)	\$ 99,535,741.70
Ib. Total estimated receipts and other revenue sources (from page 2, IIIe)	42,299,560.25
Ic. Tax Levy (Ia minus Ib)	\$ 57,236,181.45
Id. Distribution of Tax Rates and levies	

CLASS	(b) Levy percentage (from LA5)	(c) Ic above times each percent in col (b)	(d) Valuation by class (from LA-5)	(e) Tax Rates (c) / (d) x 1000	(f) Levy by class (d) x (e) / 1000
Residential	91.7035	52,487,581.66	4,632,636,869.00	11.33	52,487,775.73
Net of Exempt					
Open Space	0.0000	0.00	0.00	0.00	0.00
Commercial	4.9214	2,816,821.43	145,494,921.00	19.36	2,816,781.67
Net of Exempt					
Industrial	0.6750	386,344.22	19,953,290.00	19.36	386,295.69
SUBTOTAL	97.2999		4,798,085,080.00		55,690,853.09
Personal	2.7001	1,545,434.14	79,820,680.00	19.36	1,545,328.36
TOTAL	100.0000		4,877,905,760.00		57,236,181.45

MUST EQUAL 1C

**Board of Assessors**

Christopher Wilcock, Director, Melrose, cwilcock@cityofmelrose.org 781-979-4103 | 12/6/2017 12:36 PM

Comment: Attached Hard Copy of Signatures

Do Not Write Below This Line --- For Department of Revenue Use Only

**Reviewed By:** Susan Whouley  
**Date:** 12/07/2017  
**Approved:** Andrew Nelson  
**Director of Accounts:** Mary Jane Handy

*Mary Jane Handy*

NOTE : The information was Approved on 12/7/2017

Municipal Funding Formula				Fiscal 2019	
Pine Banks Park					
Chapter 393 of 1905; as Amended by Chapter 162 of 1906					
Total Assessed Valuation - All Classes			Smaller Assessed Value		
Real Property Excluding Municipal and Tax Exempt Property			City of Melrose	\$ 4,798,085,080.00	
			"1 Percent"	\$ 47,980,850.80	
Prior Fiscal Year	2018		"1/150th Part" of 1%	\$ 319,872.34	
City	Total Assessed Value		Maximum Budget Requisition		
City of Malden	\$ 6,808,974,334		City of Melrose - 50%	\$ 319,872.34	
City of Melrose	\$ 4,798,085,080		City of Malden - 50%	\$ 319,872.34	
			Total	\$ 639,744.68	

**Statutory Excerpt: St. 1905 Chapter 393; amended by St. 1906 Chapter 162**

**Section 6.**

*Said Board of trustees shall have the absolute control and management of the property, and shall have power to make rules and regulations regarding its use and management, in such manner as it shall deem best.*

*The board shall annually in the month of January make a full report to the cities of Malden and Melrose of its receipts and expenditures, with its estimate of the amount required for maintenance for the ensuing year. Its expenditures in any year shall not exceed the sum of the appropriations for that year and the income at the disposal of said trustees by reason of any gifts received under the authority of section two of this act.*

**Section 7.**

*The cities of Malden and Melrose shall in their annual appropriation bills each appropriate and place at the disposal of said board one half of the amount determined by said board to be necessary for the maintenance of said property for that year, and set forth in its annual report as provided in section six.*

*If either of said cities shall in any year fail to make such appropriation, the said board shall upon the written request of said donors or their heirs or devisees who may then hold their estate, reconvey said property to said heirs or devisees free from all trusts;*

*but the amount required of each city by said board to work a forfeiture shall not in any year exceed one one hundred and fiftieth part of one per cent of the assessed valuation for the preceding year of the city having the smaller assessed valuation.*

*Said cities may, if in their judgment the proper maintenance or improvement of said property shall require it, appropriate in equal amounts and place at the disposal of said board sums in excess of the amount which said board is hereby authorized to require of said cities.*



Pine Banks Park - Budget Summary - Fiscal Year 2019									
						5:54 PM	27-Apr-18	Budg Code	
Compensation & Benefits Summary	Prior FY	Budget	\$ increase	% increase	/City	Increase/City	Maid	Meir	
Salaries & Wages	\$ 200,518.00	\$ 204,016.47	\$3,498.47	1.74%	\$ 102,008.23	\$1,749.23			
Pensions, Benefits & Insurance	\$ 203,182.01	\$ 205,454.67	\$2,272.66	1.12%	\$ 102,727.33	\$1,136.33			
	---	---	---	---	---	---			
Total from Compensation Schedule	\$ 403,700.01	\$ 409,471.14	\$ 5,771.13	1.43%	\$ 204,735.57	\$2,885.56			
Utilities	Budget	Budget	\$ increase	% increase	/City	Increase/City			
Telephone	\$ 5,000.00	\$ 5,000.00	\$0.00	0.00%	\$ 2,500.00	\$0.00	52217	522000	
Electric	\$ 26,000.00	\$ 26,000.00	\$0.00	0.00%	\$ 13,000.00	\$0.00	52218	522500	
Fuel/Heating Oil	\$ 9,000.00	\$ 9,000.00	\$0.00	0.00%	\$ 4,500.00	\$0.00	54311	530800	
	---	---	---	---	---	---			
Total	\$ 40,000.00	\$ 40,000.00	\$0.00	0.00%	\$ 20,000.00	\$0.00			
Insurance	Budget	Budget	\$ increase	% increase	/City	Increase/City			
Liability	\$ 8,450.00	\$ 8,450.00	\$0.00	0.00%	\$ 4,225.00	\$0.00	52418	543201	
Auto Ins	\$ 3,500.00	\$ 3,500.00	\$0.00	0.00%	\$ 1,750.00	\$0.00	52417	544330	
D & O Liab.	\$ 2,500.00	\$ 2,500.00	\$0.00	0.00%	\$ 1,250.00	\$0.00			
Fire Ins	\$ 4,000.00	\$ 4,000.00	\$0.00	0.00%	\$ 2,000.00	\$0.00	52415	544320	
	---	---	---	---	---	---			
Total	\$ 18,450.00	\$ 18,450.00	\$0.00	0.00%	\$ 9,225.00	\$0.00			
Vehicles	Budget	Budget	\$ increase	% increase	/City	Increase/City			
Gasoline/Grease	\$ 7,000.00	\$ 7,000.00	\$0.00	0.00%	\$ 3,500.00	\$0.00	54312	531000	
Repair & Maint MVE	\$ 5,000.00	\$ 5,000.00	\$0.00	0.00%	\$ 2,500.00	\$0.00	52260	527500	
	---	---	---	---	---	---			
Total	\$ 12,000.00	\$ 12,000.00	\$0.00	0.00%	\$ 6,000.00	\$0.00			
Maintenance	Budget	Budget	\$ increase	% increase	/City	Increase/City			
Repair & Maint Bldg	\$ 20,000.00	\$ 20,000.00	\$0.00	0.00%	\$ 10,000.00	\$0.00	52262	527700	
Field/Park Maint.	\$ 60,000.00	\$ 60,000.00	\$0.00	0.00%	\$ 30,000.00	\$0.00	54319	535100	
	---	---	---	---	---	---			
Total	\$ 80,000.00	\$ 80,000.00	\$0.00	0.00%	\$ 40,000.00	\$0.00			
Supplies & Materials	Budget	Budget	\$ increase	% increase	/City	Increase/City			
Office Supplies	\$ 1,000.00	\$ 1,000.00	\$0.00	0.00%	\$ 500.00	\$0.00	54310	530600	
Clean/Disinfect	\$ 1,000.00	\$ 1,000.00	\$0.00	0.00%	\$ 500.00	\$0.00	54325	532000	
Paint	\$ 1,000.00	\$ 1,000.00	\$0.00	0.00%	\$ 500.00	\$0.00	54332	533000	
Hardware	\$ 1,000.00	\$ 1,000.00	\$0.00	0.00%	\$ 500.00	\$0.00	54330	533500	
Lumber	\$ 1,000.00	\$ 1,000.00	\$0.00	0.00%	\$ 500.00	\$0.00	54334	537200	
Misce Expenses	\$ 6,600.00	\$ 6,600.00	\$0.00	0.00%	\$ 3,300.00	\$0.00	57247	528804	
	---	---	---	---	---	---			
Total	\$ 11,600.00	\$ 11,600.00	\$0.00	0.00%	\$ 5,800.00	\$0.00			
Professional Services	Budget	Budget	\$ increase	% increase	/City	Increase/City			
Audit & Accounting	\$ 16,000.00	\$ 16,000.00	\$0.00	0.00%	\$ 8,000.00	\$0.00	5300	528600	
Web Site/Scheduling Admin	\$ 10,000.00	\$ 10,000.00	\$0.00	0.00%	\$ 5,000.00	\$0.00		529000	
	---	---	---	---	---	---			
Total	\$ 26,000.00	\$ 26,000.00	\$0.00	0.00%	\$ 13,000.00	\$0.00			
Eqpmt/Caplt Purch	Budget	Budget	\$ increase	% increase	/City	Increase/City			
<b>Last Year &amp; Continuing</b>									
Ballfield Project Amortization	\$ 202,588.36	\$ 202,588.36	\$0.00	0.00%	\$ 101,294.18	\$0.00	58539	551044	
John Deere Tractor	\$ 42,000.00	\$ 0.00	(\$42,000.00)	-100.00%	\$ 0.00	(\$21,000.00)			
Blower attachment for tractor	\$ 5,000.00	\$ 0.00	(\$5,000.00)	-100.00%	\$ 0.00	(\$2,500.00)			
John Deere Utility Vehicle	\$ 22,000.00	\$ 0.00	(\$22,000.00)	-100.00%	\$ 0.00	(\$11,000.00)			
Mower	\$ 28,000.00	\$ 0.00	(\$28,000.00)	-100.00%	\$ 0.00	(\$14,000.00)			
Total Last & Continuing	\$ 299,588.36	\$ 202,588.36	(\$97,000.00)	-32.38%	\$ 101,294.18	(\$48,500.00)			
<b>New Initiatives</b>									
None	\$ 0.00	\$ 0.00	\$0.00	-	\$ 0.00	\$0.00			
	---	---	---	---	---	---			
Total New Initiatives	\$ 97,000.00	\$ 0.00	\$97,000.00	-100.00%	\$ 0.00	\$48,500.00		551020	
	---	---	---	---	---	---			
Total	\$ 299,588.36	\$ 202,588.36	\$97,000.00	-32.38%	\$ 101,294.18	\$48,500.00			
Summary	Budget	Budget	\$ increase	% increase	/City	Increase/City			
<b>Compensation and Benefits line 5</b>	\$403,700.01	\$409,471.14	\$5,771.13	1.43%	\$204,735.57	\$2,885.56			
Operating Expenses									
Utilities line 11	\$40,000.00	\$40,000.00	\$0.00	0.00%	\$20,000.00	\$0.00			
Insurance line 18	\$18,450.00	\$18,450.00	\$0.00	0.00%	\$9,225.00	\$0.00			
Vehicles line 23	\$12,000.00	\$12,000.00	\$0.00	0.00%	\$6,000.00	\$0.00			
Maintenance line 28	\$80,000.00	\$80,000.00	\$0.00	0.00%	\$40,000.00	\$0.00			
Supplies & Materials line 37	\$11,600.00	\$11,600.00	\$0.00	0.00%	\$5,800.00	\$0.00			
Professional Services line 42	\$26,000.00	\$26,000.00	\$0.00	0.00%	\$13,000.00	\$0.00			
	---	---	---	---	---	---			
Operating Expenses lines 60 - 66	\$188,050.00	\$188,050.00	\$0.00	0.00%	\$94,025.00	\$0.00			
	---	---	---	---	---	---			
<b>Eqpmt/Caplt Purch line 56</b>	\$299,588.36	\$202,588.36	\$97,000.00	-32.38%	\$101,294.18	\$48,500.00			
<b>Total</b>	<b>\$891,338.37</b>	<b>\$800,109.50</b>	<b>\$91,228.87</b>	<b>-10.24%</b>	<b>\$400,054.75</b>	<b>\$45,614.44</b>			
Statutory Mandate Amount	\$ 596,170.16	\$ 639,744.68	\$43,574.52	7.31%	\$319,872.34	\$21,787.26			
Total Budget Amount	\$ 891,338.37	\$ 800,109.50	\$91,228.87	-10.24%	\$400,054.75	\$45,614.44			
Amount Over/(Under) Mandate	\$ 295,168.21	\$ 160,364.82	\$134,803.39	-45.67%	\$80,182.41	\$67,401.70			

Pine Banks Park - - - Fiscal Year			2019				5:49 PM	27-Apr-18
Compensation & Benefits Summary		Prior FY	Budget	\$ increase	% increase	/City	Increase/City	
1	Salaries & Wages							
2	Superintendent	\$ 74,796.80	\$ 76,300.22	\$1,503.42	2.01%	\$ 38,150.11	\$ 751.71	
3	Assistant Superintendent	\$ 46,820.80	\$ 47,318.75	\$497.95	1.06%	\$ 23,659.38	\$ 248.98	
4	Skilled Laborer	\$ 39,478.40	\$ 40,184.98	\$706.58	1.79%	\$ 20,092.49	\$ 353.29	
5	Skilled Laborer	\$ 33,800.00	\$ 34,492.43	\$692.43	2.05%	\$ 17,246.22	\$ 346.22	
6		---	---	---	---	---	---	
7	Total	\$ 194,896.00	\$ 198,296.38	\$3,400.38	1.74%	\$ 99,148.19	\$ 1,700.19	
8								
9	Reserve for Overtime	\$ 5,622.00	\$ 5,720.09	\$98.09	1.74%	\$ 2,860.04	\$ 49.04	
10								
11	Total Current Compensation	\$ 200,518.00	\$ 204,016.47	\$ 3,498.47	1.74%	\$ 102,008.23	\$ 1,749.23	
12	Pensions, Benefits & Insurance							
13	Pension Benefits							
14	Pensions Benefits Active Staff	\$ 69,644.30	\$ 70,688.96	\$1,044.66	1.50%	\$ 35,344.48	\$ 522.33	
15	Pension Benefits to Retirees	\$ 83,001.00	\$ 84,081.00	\$1,080.00	1.30%	\$ 42,040.50	\$ 540.00	
16		---	---	---	---	---	---	
17	Total Pension Benefits	\$ 152,645.30	\$ 154,769.96	\$2,124.66	1.39%	\$ 77,384.98	\$ 1,062.33	
18								
19	Health Insurance							
20	Health Insurance Active Staff	\$ 30,595.84	\$ 30,182.48	\$413.36	-1.35%	\$ 15,091.24	-\$ 206.68	
21	Health Insurance Retirees	\$ 14,319.60	\$ 14,831.64	\$512.04	3.58%	\$ 7,415.82	\$ 256.02	
22		---	---	---	---	---	---	
23	Total Health Insurance	\$ 44,915.44	\$ 45,014.12	\$98.68	0.22%	\$ 22,507.06	\$ 49.34	
24								
25	Misce							
26	Employers % Life Insurance	\$ 995.28	\$ 995.28	\$0.00	0.00%	\$ 497.64	\$0.00	
27	Employers % Medicare Tax	\$ 2,825.99	\$ 2,875.30	\$49.31	1.74%	\$ 1,437.65	\$ 24.65	
28	Unemployment InsuranceH	\$ 0.00	\$ 0.00	\$0.00	0.00%	\$ 0.00	\$ 0.00	
29	Workingman's Compl	\$ 0.00	\$ 0.00	\$0.00	0.00%	\$ 0.00	\$ 0.00	
30	Sick Leave Buyback (3x \$600)	\$ 1,800.00	\$ 1,800.00	\$0.00	0.00%	\$ 900.00	\$ 0.00	
31		---	---	---	---	---	---	
32	Total Miscellaneous	\$ 5,621.27	\$ 5,670.58	\$ 49.31	0.88%	\$ 1,935.29	\$ 24.65	
33		---	---	---	---	---	---	
34	Total Pensions & Insurance	\$ 203,182.01	\$ 205,454.67	\$ 2,272.66	1.12%	\$ 102,727.33	\$ 1,136.33	
35	Total Current Compensation	\$ 200,518.00	\$ 204,016.47	\$ 3,498.47	1.74%	\$ 102,008.23	\$ 1,749.23	
36	Total Pensions & Insurance	\$ 203,182.01	\$ 205,454.67	\$ 2,272.66	1.12%	\$ 102,727.33	\$ 1,136.33	
37	Total Compensation	\$ 403,700.01	\$ 409,471.14	\$ 5,771.13	1.43%	\$ 204,735.57	\$ 2,885.56	

Reserve for Overtime Reconciliation.

Year Round Budgeted Amount	\$ 198,296.38
Per week (52)	\$ 3,813.39
Reserve - 1.5 x One Week	\$ 5,720.09

Notes:

FY18 consists of 52 weeks

Administered through and with current payments made through the City of Melrose HR Department.

Reimbursements from the City of Malden - estimated quarterly -->

\$ 51,183.89

Annualized Increase o/ prior yr -->

1.43%

Active employee pension cost based on per capita cost over all Melrose Employees.

H Unemployment Insurance funded semi-annually and if a PB employee is laid off Malden will contribute 1/2 actual cost.

I Melrose self insures Workingman's Compensation and Malden will pay 1/2 of claims as they actually occur.

Cost might change if employees or retirees change their benefits during Open Enrollment with effective date of change July 1.



**ANNUAL REPORT  
OF  
PINE BANKS PARK**

**Fiscal Year 2018**

**July 1, 2017 through June 30, 2018**

**Board of Trustees**

C. Henry Kezer, President and Chairman, Melrose  
Richard R. Burns, Jr., Treasurer, Malden  
Peter M. Carroll, Malden  
John Lynch, Melrose  
Gary Christenson (Ex Officio), Mayor of Malden  
Gayle F. Infurna, (Ex Officio), Mayor of Melrose  
Richard C. Rudolph (Provisional at-Large)

**Staff Members of Pine Banks Park**

Andrew Walsh, Superintendent  
Kevin Benner, Assistant Superintendent  
Russell P. Kezer, Skilled Laborer  
John Wright, Seasonal Laborer  
Joseph Finn, Intern  
David Pasciuto, Intern

**Report of the Superintendent.**

As Superintendent of Pine Banks Park, I herewith submit the following report for the year 2018.

The park's day to day usage was substantial, from the ever-increasing activity on the sports fields to an abundance of weekend picnic reservations. Hikers and dog walkers filled the trails, and the track was in use an average of 18 hours a day, without exaggeration. The brand new dog park is just now open and we expect a large influx of visitors to utilize this addition.

The grounds crew added a full time employee, John Wright, who started as a part time worker and came on full time at the beginning of the season. Having another set of hands during the shoulder months was the motivation for the hire, and John has flourished in his new role.

Assistant Superintendent Kevin Benner became both a qualified Tree Warden in Massachusetts as well as became an ISA Certified Arborist. These two distinctions exemplify Kevin's passion of arbor care and his

dedication to continued education and excellence. The park is extremely fortunate to have an employee of Kevin's character and skill.

With the full support of the Trustees, some key benefactors, and both communities, we were able to acquire some new pieces of equipment essential to the maintenance of the park. These include a larger John Deere utility vehicle, John Deere compact tractor, and a Toro field mower. Each of these pieces of equipment serves a necessary function in order to maintain the park at the highest level possible. The tractor and utility vehicle were selected for their quality and versatility as they each can be used in multiple ways by utilizing attachments made specifically for each machine. These acquisitions will have a useful life of at least fifteen years, reduce third party vendor costs, and ensure exceptional field conditions at Pine Banks Park.

Additional equipment acquisitions are planned. A John Deere 300-gallon sprayer attachment for the aforementioned utility vehicle will further improve the efficiency and quality of the fertility program at the park. It also allows the crew to effectively apply pest management products (such as herbicides), which was previously subcontracted out to a third party. Also planned is a Ryan Jr. sod-cutter which will enable us to make sod repairs quickly and accurately in areas where instant grass cover is desired.

The park had several impactful improvement projects completed this year, including the construction of the new dog park. The park is situated on a former municipal dump site, which is now capped with clean material and has re-purposed to provide a largely popular amenity to both communities.

Santa's workshop received a complete and much needed overhaul. The prior structure was rotting from the inside out and was in relatively poor condition. The new building is completely water tight, is slightly larger, looks beautiful on the inside and out, and is insulated. New electrical service enables the staff to add a large amount of Christmas lighting and decorations. This year was a huge success with increased advertising via social media, as well as the addition of several elves to help keep the patient crowds company and well fed. Many thanks to Malden city councilor Barbara Murphy for her continued involvement in making Santa's visit a tradition at Pine Banks Park.

Overall, this year was a tremendous success. While the park improved in a lot of ways, there is still much room to grow. Now, the staff has the tools, knowledge and support to keep making progress on an annual basis.

Without the support of the Board of Trustees and both Melrose and Malden, none of this would be possible. I would like to thank the Melrose and Malden Departments of Public works for all their help this year; they are vital allies to us and have been ever generous with their specialized equipment and services. We constantly rely on both cities' Police and Fire Departments, who continue to keep this park safe for all who visit, and we cannot thank them enough.

The staff here – Kevin Benner, Russell Kezer, John Wright, Joseph Finn, and David Pascuito – are all tremendous at what they do, and they make my job easy. They are devoted and passionate, two things which cannot be trained or taught. I thank all of them for their continual efforts.

Respectfully submitted,

*Andrew A. Walsh*

Superintendent

### **Scheduled Field Usage**

The following is a list of participants using the sports fields on an annual basis:

#### **Malden:**

Varsity, JV & Freshman Baseball  
Varsity & JV Soccer  
Varsity, JV & Freshman Field Hockey  
High School Cross Country  
Girls' Varsity & JV Lacrosse  
Boys' Varsity & JV Lacrosse  
Malden Youth Soccer (with lights)  
Malden Babe Ruth Baseball (with lights)  
Malden Pop Warner Football  
Malden Youth Softball

#### **Melrose:**

Varsity, JV & Freshman Baseball  
Boys' Varsity & JV Soccer  
High School Girls' Varsity & JV Soccer  
High School Girls' Field Hockey  
High School Girls' Varsity Softball

High School Girls' Lacrosse  
High School Boys' Lacrosse  
Babe Ruth Baseball (with lights)  
Pop Warner Football practice (with lights)  
Melrose Youth Soccer (with lights)  
Melrose Youth Lacrosse

#### **Other Organizations:**

Kendall Wanderers AFC Soccer  
Melrose Running Club  
Mystic River Rugby Club (with lights)  
Melrose Men's Softball League (with lights)  
Vikings AAU baseball  
Team Boston AAU baseball  
North Shore Flag Football  
North East Baseball Tournament  
Boston City Football Club

### **Special Events Calendar**

A sample of groups which hold their "Special Events" at the Park during the season. They included:

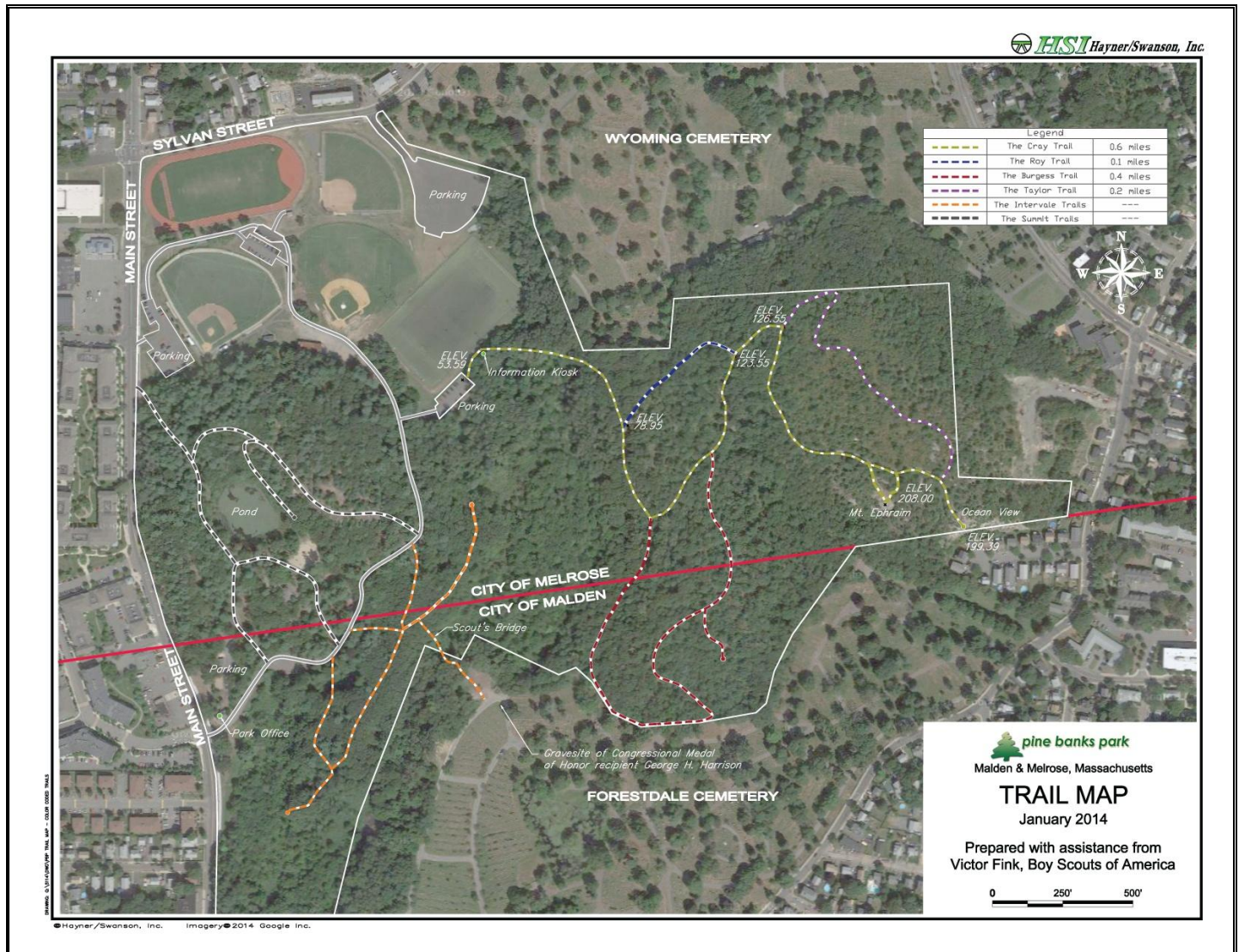
- A. Melrose Running Club Mother's Day 5K Race
- B. Bread of Life Walk
- C. Melrose High School Marching Band Memorial Day Picnic
- D. Melrose and Malden Boy Scouts Camp Out
- E. Mayors' Cup (Malden vs. Melrose scholastic teams).
- F. Malden YMCA Summer Program (a day camp)
- G. Malden YWCA 5k road race.
- H. Melrose Victorian Fair Road Race
- I. Fundraising event for the Jimmy Fund
- J. Learn to Cope Run and Walk Race
- K. Weekly AA Meetings
- L. Mystic River Rugby Club – Youth Rugby Summer Camp June - July.
- M. The Annual Fairy House Event – August.

The Christmas Season of 2017 celebrated its 68th year of Santa visits. Santa was here for 2 evenings, from 4:00 p.m. until 8:00 p.m. providing cocoa & free pictures for families attending.





## Pine Banks Park – Satellite Photo.



This is a satellite photo of Pine Banks Park as it is presently configured, with an overlay of the locations of improvements and adjoining streets. The trail mapping was part of Victor Fink's Eagle Scout project five years ago, and was accomplished with a hand held GPS unit that provided exact locations and elevations. Victor stopped every six feet along the way to get these. His original work has been placed on the updated satellite image showing the new track, softball and parking area. This has been provided to us by our Civil Engineer, John Vancor, of Hayner/Swanson, and our thanks goes out to him for it.

It is always interesting to see that the portion of the Park dedicated to the ball fields is a small portion of the total. It is also interesting to see the extensive trails running through the area, which a not well known to residents of either city.

A good portion is covered by a tributary stream to the Malden River. This comes down through the notch in our boundary with Wyoming Cemetery, running in a Southwesterly direction along our border with Forestdale Cemetery. This is the reason that there are no trails on the map where the boundaries for Melrose and Malden are shown. This low area is in contrast to the area to the East, which runs up to the high point at Mr. Ephraim and the view from Ocean View. Anyone who has not been up to visit these areas should try to make it and see the great views of Boston and the Ocean that available at Pine Banks Park.

## **Pine Banks Park - Trustees' Notes 2018**

### **Superintendent.**

Our Superintendent, Andrew A. Walsh, continues to exceed our expectations. Andrew passed the examination and became a Certified Sports Field Manager (CSFM) by the Sports Turf Management Association, which is a significant accomplishment. Andrew and the staff continue to attend New England Sports Turf Management Association events and seminars. He has insured that our permanent staff have passed the examinations are now licensed by the Commonwealth of Massachusetts for the application of chemical insecticides, herbicides and fertilizers. These efforts have shown in the quality of the fields at Pine Banks Park.



This is a photo of the track and soccer field taken May 16, 2018, notably in excellent shape after a season on constant scholastic and team soccer activity. The combination of dedication, knowledge, equipment and municipal support has made this possible.

### **Capital Projects.**

The capital budget for Fiscal 2019 provides only for the amortization of the 2016 MassDevelopment Tax Exempt Bond which was used in the improvements on the Rugby field and remediation projects. The total is reduced from the prior year as our equipment purchases have largely been completed (see lines 50 and 53 of the Budget Summary for Fiscal 2019).

In fiscal 2018 Pine Banks Park acquired a ranged of equipment necessary to sustain the Park. These are described in the Equipment Acquisition report to follow, all of which was made possible by the financial support of the cities of Malden and Melrose, along with that of the Adelaide Breed Bayrd Foundation and the Piccolo Family Charitable Foundation. Thanks should also be extended to the Mystic River Rugby Team, and their contribution of over \$100,000 to these improvements.

The remediation of the land fill has been completed, and the Pine Banks Park Dog Park is now open for use. This facility provides over 40,000 square feet of canine exercise area, divided into a facility for each large and small members of that community. We have been briefed by the animal officers of both cities, and organized a joint user group to assist in the operation and improvement of this facility. A formal dedication is being planned.

We continue to plan the construction of the garage and utility building, which has proven more difficult than expected due to the ledge at the site contemplated. This is our project for the ensuing year.

### **Contributions.**

In support of the projects outlined, the trustees received the following contributions during the fiscal year:

- The Adelaide Breed Bayrd Foundation is in the second year of a grant of \$250,000 over five years. Total contributions from them now exceed \$1 million for park improvements.
- The Adelaide Breed Bayrd Foundation contributed \$25,000 for the purpose of acquiring miscellaneous

equipment, improvements and other initiatives.

- The Adelaide Breed Bayrd Foundation contributed \$5,000 for the hiring of a college student from Malden as an intern during the late Spring and Summer. This year Mr. Joseph Finn joined us in that capacity.
- The Piccolo Family Charitable Foundation contributed \$28,000 for the purpose of acquiring miscellaneous equipment, improvements and other initiatives.
- The Piccolo Family Charitable Foundation contributed \$5,000 for the hiring of a college student as an intern from the city of Melrose during the late Spring and Summer. This year Mr. David Pasciuto joined us in that capacity.

#### Line Item Notes - Budget 2019

Expenditures are described in three categories, and are shown on the Budget Summary for FY 19. They are Summarized on lines 58 - 75 on page 7, and described as follows:

#### Part I Income - Compensation and Benefits. Lines 1 - 5.

The Park 'Leases' its employees from the City of Melrose. All compensation and benefits are administered through the Human Resources Department of the City of Melrose, and the entire scope of the costs are shown on the Park Budget. The City of Malden advances to the City of Melrose one half of the amounts required quarterly. The process was put into place in November 2012, and has been working extremely well, with thanks to the Human Resources Department of Malden and Melrose. Detail information is shown on page 8. Increases in this area reflect the standard compensation increases adopted by Melrose, indicating a 1.43% increase inclusive of benefits.

#### Part II Income - Operations. Lines 6 - 42.

These expenditures are made through a segregated central operating account at the Park, funded by monthly disbursements from each city. This has allowed a more accurate and timely control over expenses, which previously were made by each city on a per-expenditure basis. It also provides a more accurate basis for budgeting, which has been incorporated this year. The process has indicated areas to focus for more effective application of resources. These expenses are level funded for the year.

#### Park III Income - Equipment and Capital Purchases Lines 43 - 57.

Capital expenses and acquisitions are shown on lines 43 - 57. These items are allocated and billed to each city as they are incurred during the year. Line 45 is the continuing amortization payment for the field improvements.

Lines 46 through 55 compare the prior year's acquisitions and this year's projected acquisitions. Essentially, we are not acquiring any addition equipment within the budget, which shows a decline of \$97,000 on this line item from last year.

#### Conclusion.

The Summary of expenditures is on lines 58 through 72. The Statutory Mandate is shown on line 73, and has grown \$43,574.52 this year to \$639,744.68. The proposed 2019 budget is \$800,109.50, and exceeds the mandate by \$160,364.82. Line 71 shows the Equipment and Capital Expenditure amount is \$202,588.36 which represents the majority of the excess over the mandate.

The Trustees wish to express their appreciation to the citizens of Malden and Melrose for making this project possible. Those contributions together with the private grants that we continue to receive have permitted the Park to greatly improve its services for the citizens of both communities.



## Equipment Purchases During the 2017 - 2018



This is the new John Deere tractor. It is a John Deere 4044R Compact Utility Tractor. The leaf blower attachment is shown on the back. We have plenty of leaves at Pine Banks Park, and plenty of use for this attachment. The tractor is also invaluable in snow removal. This equipment has made a substantial improvement in operations. They are listed on line 46 & 47 of the Budget summary.



This is the John Deere Gator Utility Vehicle. It is listed as John Deere MY17 ProGator 2020A. The advantage of this vehicle is that it is the foundation for a large assortment of attachments. One such is a Top Dresser, which was donated to the Park, and proves invaluable in keeping the fields in their best shape. It is listed on line 48 of the Budget Summary.



One such attachment is the John Deere HD300 SelectSpray shown here. It is used in the application of fertilizer, insect control and herbicides. This equipment was made possible by a grant from the Piccolo Family Charitable Foundation.



This is the Toro Groundsmaster 3505-D lawn mower. It is diesel powered, with Free Floating Contour Plus Decks and Striping Rear Rollers, which give the fields the visual designs common on playing fields. It is listed on line 49 of the Budget Summary.



This is a Scag Giant-Vac TLB25-37CH leaf blower, which is attached to the dump truck. It replaces the blower that we have had for thirty years, which died during the Fall. Andrew constructed a new plywood box which fits on the dump truck to contain the composted leaves. We should be set for the next thirty years. This was made possible by a grant from the Adelaide Breed Bayrd Foundation.



This is a Ryan 18" Jr. Sod Cutter, which is used for turf renovation and sod cutting. We can use this for trimming the sod around in-fields, and in growing and transferring our own sod for patching. It can be used for trenching, cabling or piping. This equipment was made possible by a grant from the Piccolo Family Charitable Foundation.



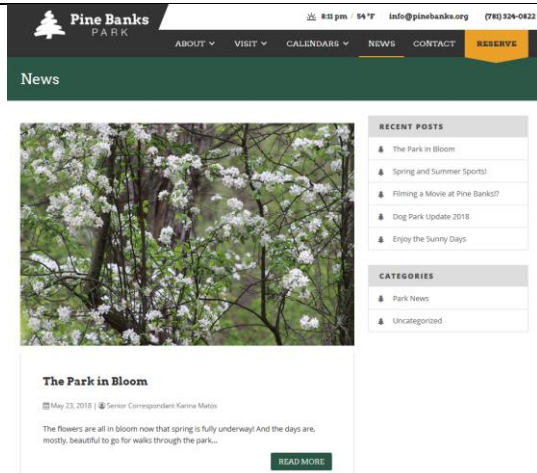
This is a Gravelly 27-Ton Horizontal / Vertical Log Splitter. Pine Banks Park has a great number of trees, many of which will fall down over a winter. Once cut up into manageable lengths, this allows us to produce firewood. This Spring we had a 10' pile in the Sylvan Street lot, removed by those interested on a first come first serve basis. It was predominately pine, but still suitable for fire pits. This was made possible by a grant from the Adelaide Breed Bayrd Foundation

## Staff Additions



We are pleased to announce the addition of Maggie Walsh as the Chief Canada Goose Removal Warden (in training) commencing in the Spring of 2018. The exact extent of the duties attached to this position are still being defined, but the training is said to be intensive.

## Website & Social Media



Please visit our website at [www.pinebanks.org](http://www.pinebanks.org) for the latest calendar of events. We have news articles by our Senior Correspondent, Karina Matos, who also maintains our Instagram account *PineBanksPark*. There is always something going on at Pine Banks Park – from movie shoots to fairy house festivals – and you can see it all right here.



