



# Somerville Tufts Community Partnership Agreement

*Public Workshop – May 29, 2018*

*West Somerville Neighborhood School*

Photo Cred: Graham Baker



# Welcome and Meeting Overview

*Ona Ferguson, the Consensus Building Institute*



## Purpose

- Share the City's history with non-profit Partnership Agreements, and specifically with Tufts
- Learn from residents about key concerns and ideas as the City prepares for the next round of negotiations

6:40 – Overview of partnership agreements

7:00 – Table discussions by topic

8:00 – Discussion of key insights and preferences

8:30 – Adjourn



# Community Engagement Process



- Gathering input through interviews, surveys, and this public forum
  - [bit.ly/TuftsPartnershipAgreement](https://bit.ly/TuftsPartnershipAgreement)
- Releasing summary of community input in June
- Forming a negotiating team with City, School, and community representation
- Establishing process to report out to the community



# History of Partnership Agreements in Somerville

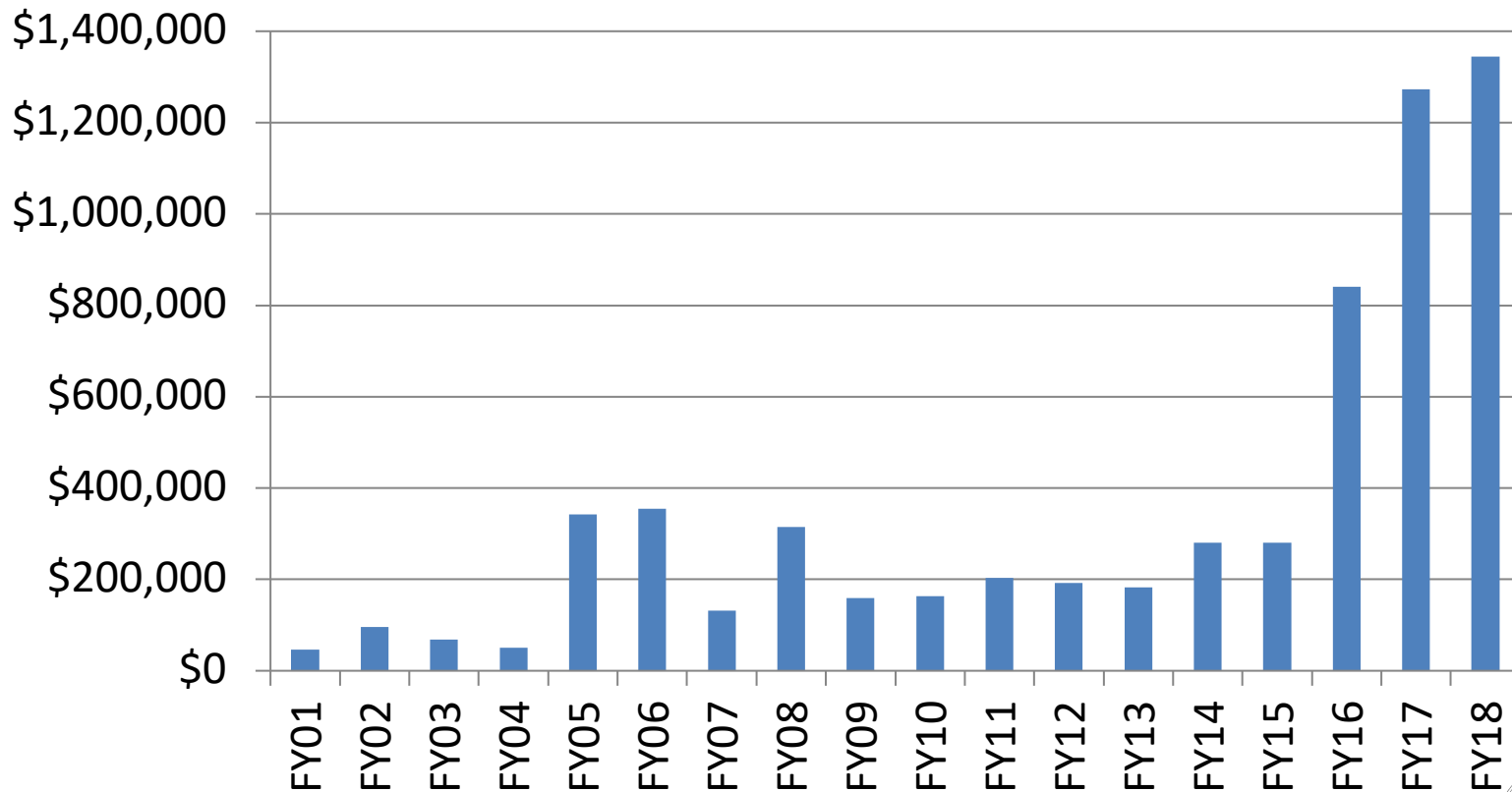
*Mayor Joe Curtatone, Somerville*



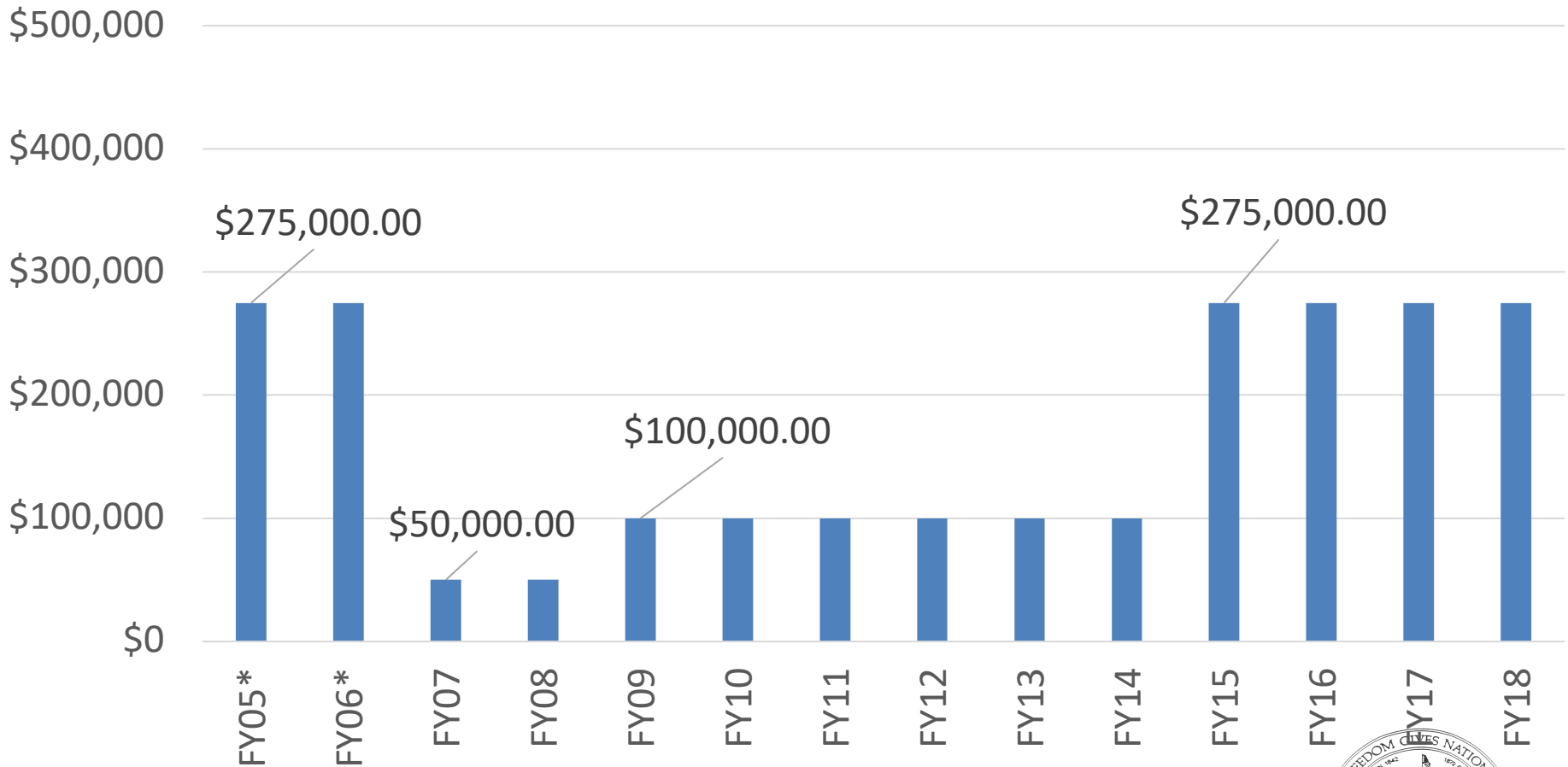
# Direct Cash Payments from Non-Profits in Somerville



## Total Payment-in-lieu-of-Taxes (PILOT) Contributions from Non-Profits in Somerville



# Direct Cash Payments from Tufts per the Partnership Agreements



# Non-monetary commitments from Tufts



Waives application fees to all Somerville students. Offers Kids to College program & coordinates with SPS guidance counselors to support students.



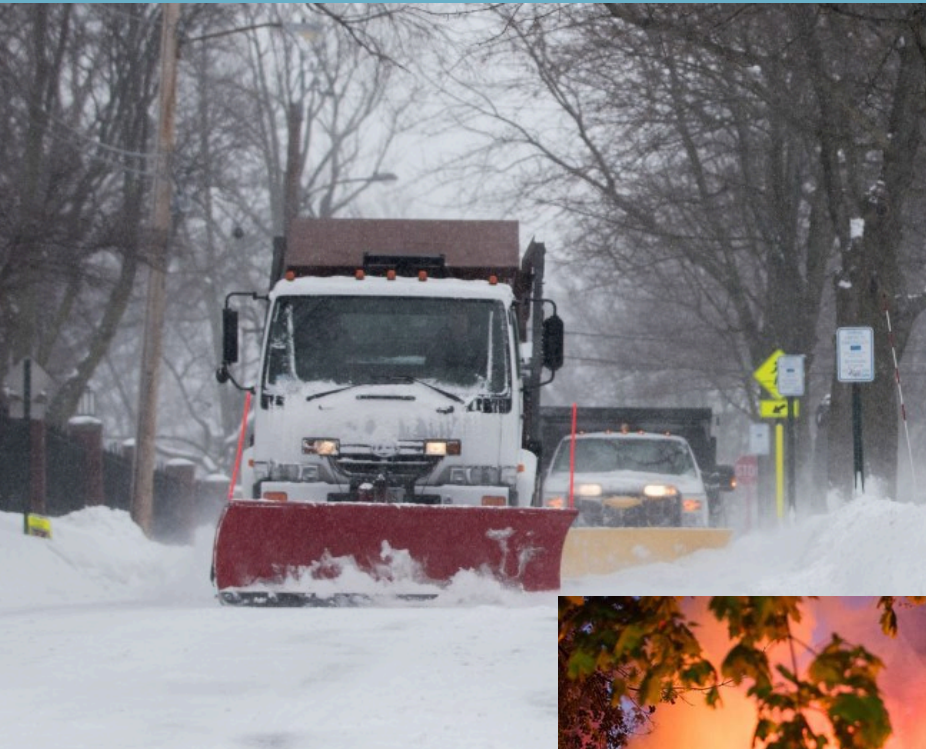
Use of Athletic Fields for Somerville Youth Sports

Shape Up Somerville & Shape Up under 5





# What services does Somerville provide to Tufts today?





# Tufts Footprint in Somerville



Tufts owns 50 tax-exempt parcels in City limits

Class of Property	Exempt Value	FY18 Assessment if it were taxable
Commercial	\$337,226,200.00	\$6,140,889.10
Residential	\$50,372,400.00	\$569,711.84
	\$387,598,600.00	\$6,710,600.94

# Proposed contribution from Tufts using City of Boston PILOT model



Total FY18 Assessment – if Tufts’ property was taxable	25% of Assessment – if taxable	Less 50% for a Community Benefit Reduction	vs. Current annual PILOT payment from Tufts
\$6,710,600.94	\$1,677,650.24	\$838,825.12	\$275,000.00

# What should be included in our next Partnership Agreement with Tufts?

- Statement of our partnership that reflects a our community's values
- Larger financial contribution
- Direct aid for students from Somerville
- Institutional Master Plan – a clear, predictable plan for growth, including more student housing.





# Somerville Input Themes to Date

*Themes from interviews and survey*



## Principles

1. Both partners should and do bring great value to the other.
2. The relationship matters. Communication and trust are key. Seek meaningful engagement and mutual support.

# Somerville Input Themes, 2 – What matters to people in Somerville?

*Themes from interviews and survey*

- The cash payment value and parity with other cities
- Educational opportunities for students and adults
- That Tufts provides more housing for students
- That Tufts covers the costs of services the city provides
- That Tufts offers residents employment opportunities
- That Tufts communicates its development plans clearly
- That Tufts is responsive to neighbors
- That Somerville residents know how to engage with Tufts schools, programs and students (jobs, internships, cultural events, etc.)
- That Tufts continues to share its athletic fields

# Partnership Agreements



What do PILOTs contain? *It varies widely.*

- Additional consideration for local applicants
- Scholarships for local students
- Support of the public schools
- Training programs for community members
- Reduced course costs for community participants
- Traffic planning and analysis
- Funding of additional transit services
- Direct contributions to infrastructure projects
- Use of athletic or other facilities and playgrounds at low/no cost



# Your input



Please think tonight about how this agreement could  
**help build the partnership**  
between Tufts and Somerville.

# Table Discussion Instructions



We will have two 20-minute sessions.

Small tables on different topics, based on what this group said they wanted to discuss.

At each table:

- A pre-identified individual will take notes (not facilitate)
- Share your thoughts on what you hope will be included in the partnership agreement related to that topic.
- Everyone should have a chance to speak.
- At the end, add to your individual worksheet.

# Small Group Topics



- A. Payment / Cash Value
- B. Educational Linkages
- C. Communication & Reporting
- D. Planning, Housing & Land Use
- E. Other



# Key Insights and Preferences



What was especially interesting or thought provoking?

Where did there seem to be a lot of agreement?

# Next Steps



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