



International Brotherhood of Electrical Workers

## Local Union No. 104

Chartered January 24, 1900

130 West Street, Walpole, MA 02081 • Tel. (508) 660-3900 • Fax (508) 660-0986  
22 Old Concord Turnpike, Barrington, NH 03825 • Tel. (603) 868-1143 • Fax (603) 868-1798  
238 Goddard Road, P.O. Box 1289, Lewiston, ME 04240 • Tel. (207) 241-7691 • Fax (207) 241-0899  
[www.ibew104.org](http://www.ibew104.org)



Mass Cultural Council  
10 ST. James Ave. # 2  
Boston, MA 02116

January 5, 2018

Dear Mass Cultural Council,

I am writing you in support of our new neighbors to the north of our new main office building in Mansfield, MA. The Mansfield Music and Arts Society (MMAS) is located at 888 South Main Street, Mansfield MA. And we believe they will be a welcomed asset to the area.

We are the neighbors just to the south at 900 South Main Street, Mansfield and 259 Mansfield Ave. Norton, MA. (2 parcels, 4 acres just to the south in total) We are the International Brotherhood of Electrical Worker's Local Union 104. (I.B.E.W. Local 104) We represent 1,200 men and women working in the high voltage electrical industry. We are excited to have neighbors that we can work together with to improve the area and increase the value for all.

I have had communications with Mr. Ken Butler of MMAS and we have committed to him and MMAS to work together for both of our businesses to present a positive experience for the community.

Anything we can do to assist in bringing the Arts to the surrounding area of Mansfield on a greater scale is a welcomed value to all.

Please do not hesitate to contact any of us at Local 104 for more information.

Thank you,

Hugh A. Boyd  
Assistant Business Manager and Treasurer of  
I.B.E.W. Local 104

Brian T. Murphy, Business Manager/Financial Secretary  
Jason Bentley, Assistant Business Manager/Recording Secretary  
Hugh Boyd, Assistant Business Manager/Treasurer  
Tim Burgess, Business Representative

Brian Pierce, President  
Jared Cormier, Vice President  
James Breare, Referral Agent  
Dave Moreau, Organizer



*The Commonwealth of Massachusetts*  
*House of Representatives*  
*State House, Boston 02133-1020*

**LOUIS L. KAFKA**  
STATE REPRESENTATIVE  
8TH NORFOLK DISTRICT  
ROOM 185, STATE HOUSE  
TEL: (617) 722-2960  
FAX: (617) 722-2713  
Louis.Kafka@MAhouse.gov

ASSISTANT MAJORITY WHIP  
FLOOR DIVISION LEADER

December 20, 2017

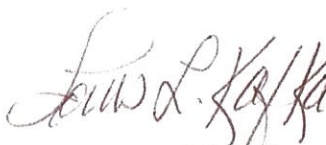

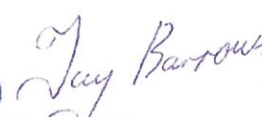
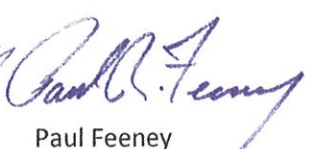
H. Thomas French, Jr., Chair  
Mansfield Planning Board  
6 Park Row, Town Hall 1<sup>st</sup> Floor  
Mansfield, MA 02048

CC: Kenneth Butler, Executive Director  
Mass Music Arts & Society (MMAS)  
P.O Box 1283  
Mansfield, MA 02048

Dear Chair French & Members of the Planning Board:

My colleagues and I write to you in support of the new Mass Music Arts and Society (MMAS) Arts Center located at 888 South Main Street, Mansfield, MA 02048. The new Arts Center will not only benefit our region's economy, but also its tourism through the wide range of programming, concerts, and entertainment offered at MMAS. As a result of the new Center, local partnerships have been established and expanded with area colleges, The Xfinity Center and Live Nation. These partnerships will ultimately attract more people into the greater Mansfield community. The second location of MMAS allows for the expansion of arts and theater classes offered to both children and adults living in the Southeastern MA area. The facility is truly a wonderful reuse of the previously underutilized property. We hope that the Mansfield community will continue to be supportive of MMAS and all the work they do, as it is a hidden gem for the arts and entertainment community in Southeastern Massachusetts.

Warmest Regards,

			
Louis L. Kafka	Elizabeth A. Poirier	F. Jay Barrows	Paul Feeney
State Representative	State Representative	State Representative	State Senator
8 <sup>th</sup> Norfolk	14 <sup>th</sup> Bristol	1 <sup>st</sup> Bristol	Bristol & Norfolk




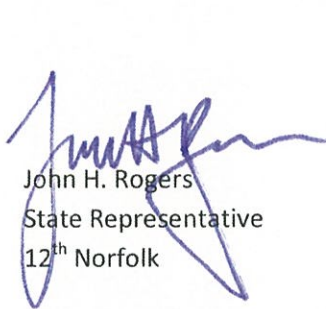
  

William C. Galvin  
State Representative  
6<sup>th</sup> Norfolk

Walter F. Timilty  
State Senator  
Norfolk, Bristol & Plymouth

Richard J. Ross  
State Senator  
Norfolk, Bristol, & Middlesex

  
Jeffrey N. Roy  
State Representative  
10<sup>th</sup> Norfolk



John H. Rogers  
State Representative  
12<sup>th</sup> Norfolk



Shawn Dooley  
State Representative  
9<sup>th</sup> Norfolk



Paul McMurtry  
State Representative  
11<sup>th</sup> Norfolk



Claire Cronin  
State Representative  
11<sup>th</sup> Plymouth



Gerard Cassidy  
State Representative  
9<sup>th</sup> Plymouth



December 8, 2017

Planning Board  
Town of Mansfield  
6 Park Row  
Mansfield, MA 02048

Subject: MMAS Arts Center at Great Woods

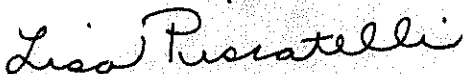
Dear Planning Board Members:

Mansfield Local Cultural Council is unanimously in support of the special permit for MMAS Arts Center of Great Woods, located at 888 South Main Street in Mansfield. We would like to reference the results from a Community Input Survey conducted in 2016. At that time, we collected a total of 216 responses. Please see a summary of highlights below:

- Respondents strongly favored festivals, concerts, plays and the performing arts for prioritizing in grant funding. They also indicated a focus on arts in education as important for consideration.
- When asked about program participation, respondents highly rated the performance arts such as dance, music and theatre.
- The majority of survey respondents were interested in an Arts Center with gallery/exhibition space, performance/rehearsal space and meeting/classroom space.
- Other feedback noted that the arts and culture had a strong connection to the local economy and infrastructure.

These survey results align nicely with the project brought before the Planning Board for a hearing. On behalf of Mansfield Local Cultural Council, thank you for your thoughtful consideration.

Sincerely,



Lisa Piscatelli, Chair  
Mansfield Local Cultural Council  
508-658-0123

*Power of culture – Mass Cultural Council*

cc: Ken Butler, MMAS Inc.



## The Commonwealth of Massachusetts

HOUSE OF REPRESENTATIVES  
STATE HOUSE BOSTON, MA 02133-1020

**F. JAY BARROWS**  
**STATE REPRESENTATIVE**

1<sup>st</sup> Bristol District  
Room 542, State House  
Tel: (617) 722-2488  
Fred.Barrows@mahouse.gov

January 13, 2017

Jay Paget  
Massachusetts Cultural Council  
10 St. James Ave, 3<sup>rd</sup> floor  
Boston, MA 02116

Dear Jay Paget,

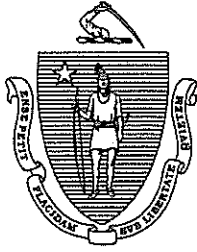
I write to you in enthusiastic support of the grant application put forth by The Mansfield Music and Arts Society to support the Arts Center at Great Woods Project. The MMAS has been a fixture in the Mansfield community for over two decades and a great contributor to communities in the area. As a thriving arts organization, the MMAS has a strong reputation, totaling over 30,000 volunteer hours a year from those who volunteer and earning the "Good Neighbor" award from the Tri-Town Chamber of Commerce in 2015.

A goal for the MMAS in 2017 is to purchase the area under agreement for 888 South Main Street for the use of an Arts Center at Great Woods. This area under the MMAS will become a leading arts destination in Massachusetts with the ability to offer high quality educational arts programs and theater productions. With purchase of this land, made possible through a successful grant application, the Arts Center at Great Woods would be a permanent home for the organization, being able to accommodate a 250 seat theater, two studio rooms functioning as a meeting place, classroom, special event area, a scenic shop, greenroom with soundproof music rooms, and three office spaces and a conference room. The opportunities that would become available in earning this grant would be incredible for the MMAS and our District.

As a dedicated Mansfield resident raising my family in the town I love, I want to ensure the continued vitality and success of this community. This project will significantly contribute to the future prosperity of Mansfield and the MMAS. I greatly look forward to the results of this application process.

Sincerely,

**F. Jay Barrows**  
**State Representative**



*The Commonwealth of Massachusetts*  
*House of Representatives*  
*State House, Boston 02133-1020*

**LOUIS L. KAFKA**  
STATE REPRESENTATIVE  
8TH NORFOLK DISTRICT  
ROOM 185, STATE HOUSE  
TEL: (617) 722-2960  
FAX: (617) 722-2713  
Louis.Kafka@MAhouse.gov

ASSISTANT MAJORITY WHIP  
FLOOR DIVISION LEADER

January 12, 2017

Mr. Jay Paget, Program Director  
Massachusetts Cultural Facilities Fund  
10 St. James Avenue, Third Floor  
Boston, MA 02116

Dear Director Paget:

I am pleased to be writing in support of the Mansfield Music & Arts Society's (MMAS) application for a Massachusetts Cultural Facilities Fund grant to assist in the purchase and subsequent renovation of a property which will become their new home in Mansfield, adjacent to the Xfinity Center.

The proposed facility will include a 250-seat theater, a gallery, two studio rooms to be used as classrooms, meeting spaces, soundproof music rooms, and much more. Its proximity to Mansfield's more recognizable concert venue, which pulls in around 750,000 visitors annually, will hopefully spur a new level of interest and involvement from the surrounding region in the arts. It will also provide a home for a local children's theater company, and continue the existing relationship with the L.L. Bean Company, which stores their kayaks on the property for excursions on the Norton Reservoir.

MMAS has a great vision for this property and what it could be, and has done an outstanding job in starting to marshal the resources necessary to make that vision a reality. I wholly support their efforts in this endeavor, and I hope that you will too through your allocation of grant funds. If you have any questions or if I can be of any further assistance with this, please do not hesitate to contact me.

Thank you for your consideration of this matter. With warmest regards, I remain

Sincerely,

A handwritten signature in cursive script, reading "Louis L. Kafka".

**LOUIS L. KAFKA**  
*State Representative*





The Commonwealth of Massachusetts  
MASSACHUSETTS SENATE

SENATOR JAMES E. TIMILTY  
*Bristol and Norfolk*

STATE HOUSE, ROOM 507  
BOSTON, MA 02133-1053  
TEL. (617) 722-1222  
FAX (617) 722-1056

JAMES.TIMILTY@MASENATE.GOV  
WWW.MASENATE.GOV

January 13, 2017

Mr. Jay Paget  
Massachusetts Cultural Council  
10 St. James Avenue, 3<sup>rd</sup> Floor  
Boston, MA 02116

Dear Mr. Paget,

Thank you in advance for your consideration of my letter in support of the Mansfield Music and Arts Society's application for a Cultural Facilities Fund grant. The Mansfield Music and Arts Society has a long established presence in southeastern Massachusetts as a leader in arts programming and arts education. It is an asset both to the Mansfield community and also the entire Bristol and Norfolk district.

The Mansfield Music and Arts Society intends to purchase and renovate property located at 888 South Main Street in Mansfield, MA for the purposes of expanding their offerings. The facility at the new site will be known as the MMAS Arts Center at Great Woods. Future partnerships with Live Nation and the Xfinity Center are planned to promote local musicians and musical acts from area colleges. This project will create construction jobs as there is a sizeable renovation planned to include a 250 seat theater, gallery, in addition to soundproof music rooms, three office spaces, and special event spaces. The new location will enhance the society's presence as a regional tourist destination. I believe the Mansfield Music and Arts Society's plan for the MMAS Arts Center at Great Woods is an ideal candidate for a Cultural Facilities Fund grant from the Massachusetts Cultural Council.

Again, thank you for your consideration of my support for the Mansfield Music and Arts Society. If I can provide any additional information that may be of use, please do not hesitate to contact me.

With every good wish.

James E. Timilty  
State Senator  
Bristol and Norfolk

*Chairman*  
PUBLIC SAFETY AND  
HOMELAND SECURITY  
PUBLIC SERVICE

*Vice Chairman*  
REVENUE

SENATE WAYS AND MEANS  
REDISTRICTING  
PUBLIC HEALTH

CONSUMER PROTECTION AND  
PROFESSIONAL LICENSURE

MUNICIPALITIES AND  
REGIONAL GOVERNMENT

ENVIRONMENT, NATURAL RESOURCES  
AND AGRICULTURE





P.O. Box 161, Mansfield, MA 02048 ♦ (508) 339-4525 ♦ [www.uncommontheatre.org](http://www.uncommontheatre.org) ♦ [uncommontheatre@verizon.net](mailto:uncommontheatre@verizon.net)

**Board of Directors**

January 13, 2017

*Co-President*

Amy Van Dell  
Matt Reingold

Attn: Jay Paget,  
Executive Director  
MCC Cultural Facilities Fund

*Treasurer*

Lisa Armstrong

Dear Mr. Paget:

*Clerk*

Clara Blodgett

The Un-Common Theatre Company, formed in 1980, is a non-profit youth theatre company which strives to teach life lessons through the theatrical experience.

*Executive Committee*

Nancy DiPietro  
Gavin Fraser  
Janet Mullert

Throughout the years, we have enjoyed a friendly and collaborative relationship with Mansfield Music and Arts Society. Based on mutual supporters and sharing of resources and talent, our relationship has grown into a friendship that has greatly benefitted Un-Common. As a non-profit theatre, we are able to offer more programs and opportunities for youth in our community through the support and help from our community theatre friends.

*Adjunct Board*

Adina Barnett  
Debbie Berenson  
Jane Bielawa  
Kathy Dowd  
Christine Eddy  
Barbara Fitzgerald  
Nancy Fullerton  
Laurie Geminiani  
Randy Kessler  
Kristin Lightbody  
Chris Lowey  
Cricket Neary  
Joyce Parlapiano  
Rick Sitte  
Jill Spirito  
Nancy Stebbins  
Michelle Tsintsos  
Jen Zinno

Most recently we have been faced with the challenge of finding a consistent, stable home for our productions. Last summer, MMAS offered Un-Common the opportunity to perform our Young Adult Production in the MMAS Black Box. Throughout the process, MMAS was very supportive of our efforts, further solidifying the relationship between our two companies.

We are excited about the possibilities of the MMAS Arts Center at Great Woods. The potential for a possible partnership with MMAS would offer Un-Common a permanent home for our productions as well as much needed rehearsal and event space. Having a place to call home would also ensure the stability of our organization and help us continue to offer our programs for years to come.

As a non-profit, volunteer organization, Un-Common continually strives to find ways to be efficient with our financial and volunteer resources. A potential partnership with MMAS would help consolidate resources such as technical equipment costs, set and costume costs, administrative costs as well as volunteer resources. More efficient use of our resources will potentially allow us to expand our offerings and reach more youth in our community.

Un-Common fully supports this project and will be actively involved in helping bring the MMAS Arts Center at Great Woods to fruition. We look forward to a long, collaborative relationship well into the future.

Thank you for your consideration,

Amy Van Dell  
Co-President

Matt Reingold  
Co-President





November 15, 2017

Dear Mansfield Planning Board,

I am writing in support of a Tri-Town Chamber of Commerce member the MMAS Arts Center at Great Woods and their amazing plans that will enhance our Region.

Excitement has increased with the Centers new plans of development, the regional appeal is sure to increase tourism, and boost the local economy. As a champion of the local economy this is a real plus.

Geographically Mansfield is at the crossroads of 495 and 95, and with our expansions of business and industry that have occurred. The Arts Center additional plans to add a mid-size function facility will be crucial to what our Region needs.

Recently the Board of Selectman talked about creating a Cultural District in Mansfield. With its historic buildings, art galleries, the National Black Doll Museum and centers for cultural happenings like the Mass Music and Arts Society the Town of Mansfield creation of a "cultural district" would encourage additional economic development and tourism.

The MMAS Arts Center at Great Woods align with the Chamber's mission is to bring business people together to improve the economic well-being of their organizations and thereby improve the quality of life in our communities.

Kara J Griffin  
Executive Director  
Tri-Town Chamber of Commerce

508-339-5655



Mass Cultural Council  
10 St. James Ave  
Boston, MA 02116  
December 18, 2017

To Whom It May Concern:

I am writing today to express my support for the New MMAS Arts Center at Great Wood proposal and I am very supportive of the Mass Music & Arts Society (MMAS) and its plans for this regional arts center. I am the General Manager of the Xfinity Center which is a 20,000 seat Live Nation owned and operated amphitheater directly across the street from the new Arts Center location.

We at the Xfinity Center/Live Nation look forward to finding ways to work together on events or promotions and we are exploring opportunities to work collaboratively with MMAS during concert season.

I believe that the MMAS Arts Center will enhance arts and music offering for the region and can be a great additional resource for Live/Nation. The town of Mansfield has recently created a Cultural District and the MMAS Arts Center and the Xfinity Center will anchor one end of that district. I am a big proponent of impact that tourism can have on a region and we are actively measuring the economic impact that the Xfinity Center has on the town of Mansfield as well as the region. I feel that there is an opportunity to increase the impact that tourism and hospitality has on the economy of this region. After seeing the plans for the new Arts Center at Great Woods I am very optimistic that this new center will have a positive economic impact on the region.

Sincerely,

*Jeffrey S Mann*

Jeffrey Mann  
General Manager  
Xfinity Center  
Mansfield MA



# MMAS ARTS CENTER

AT GREAT WOODS  
888 SOUTH MAIN STREET, MANSFIELD MA 02048

**MMAS Staff**  
Executive Director  
Ken Butler

Artistic Director  
Dori Bryan-Ployer

Development Director  
Abigail B. Young

**MMAS Board of Directors**  
President  
David Coccia

Treasurer  
Linda Rogers

Secretary  
Tracy Scott

**Directors:**  
Terri Biancucci  
Marc Fireman  
Glenn Fournier  
Ryan Gott  
Brian Johnson  
Sandy Levine  
Tom Quin  
Rosemarie Sioris  
Shannon Stiles  
Evelynne Swagerty

**Capital Campaign Committee**  
Honorary Chair  
Andrew Card Jr.

Frederick Armstrong  
Ken Butler  
Marc Fireman  
Gail Hayes  
Sandra Levine  
Evie Malm  
Patricia McDougal  
Scott Ployer  
Annie Schuster  
Thomas Souza  
Abigail B. Young

**Building Committee**  
Chair  
Scott Ployer

Architect  
Gary Hendren

David Coccia  
Rudy Barajas  
Brian Johnson  
Brian Kelly

**MMAS Black Box Theater**  
377 North Main Street  
Mansfield, MA 02048

508-339-2822  
MMAS.ORG

Dear Community Neighbor,

Something special is happening in Mansfield.

Having grown up in southeastern Massachusetts, my wife Kathleene and I continue to celebrate the remarkable successes in the region. Even though we now live in southeastern New Hampshire, we pay close attention to our old stomping grounds and the sources of pride. In 2015, we discovered the MMAS Blackbox Theater and Morini Art Gallery in Mansfield.

We bought tickets to a play, were greeted by enthusiastic patrons, performers and a very impressive Executive Director, Ken Butler. We also watched a most enjoyable production of *Steel Magnolias*. After the performance, I spent some time with the Executive Director and was impressed with his vision, discipline, dedication, and his commitment to keeping arts-based engagement alive in the greater southeastern neighborhoods of Massachusetts.

Over the subsequent months, I followed up with Ken, and also attended another wonderful production, *Our Town*. Ken is a native of Mansfield and founder of MMAS. He has also demonstrated real passion, and a realistic yet bold plan for success for this small non-profit jewel of excellence. Without hesitation, I extended a hand of support to Ken and his mission.

Yes, we have kept in touch and before too long, I volunteered to help MMAS and was asked to serve as Honorary Chair of the MMAS Campaign Committee. The Committee, under Ken's most able and motivating leadership, is building on the success of the past few years to embark on a \$3.6 M capital campaign to purchase and renovate 888 South Main Street in Mansfield, a property that allows for MMAS's current programs and makes room for future growth.

Please join me in the continued success and growth of MMAS. Kathleene and I have made our pledge of financial support and invite you to join us . . . In fact, we even challenge you to join us.

Your financial support will allow this fine organization to further its mission, expand its reach into the community, expose more of the community to the fine and performing arts, mentor phenomenal talent to inspire others, and design outreach opportunities for disadvantaged populations. This all-inclusive home for the arts will honor and welcome all ages, abilities, and levels of interest. Let us together help MMAS continue its important work.

Attached hereto, please find various sponsorship opportunities as well as supplementary documents detailing the expansion, renovation plans, and timelines. For more information please contact Ken Butler, the MMAS Executive Director at the number below or visit the website at [www.mmas.org](http://www.mmas.org).

Thank you in advance for being part of something special.

Respectfully,  
Andrew H. Card Jr.