



ST. MARK'S SCHOOL

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A Letter to the town of Southborough regarding the proposed sale of the St. Mark's Golf Course

As St Mark's Head of School, I thought it important to share our thoughts about the agreement we have reached with Town officials about the sale of the Golf Course.

The genesis of the proposed Land Exchange Agreement sprang from discussions between the Town and St. Mark's as Town officials were reviewing plans to upgrade or build structures for its Public Safety Departments and as St. Mark's was considering future options for the Golf Course. As Town officials began to discuss options with us for an upgraded approach to Public Safety Facilities, the possibility emerged of Southborough acquiring the land that currently serves as the Golf Course for those facilities, with St. Mark's receiving some parcels of land contiguous to the campus and cash in exchange.

Town officials and St. Mark's officials came to recognize that this arrangement would be mutually beneficial. Along with providing a location for the Police and Fire Departments in close proximity to the existing facilities, the proposed transaction would allow for preservation of significant open green space in Southborough. St. Mark's would also be able to thoughtfully and responsibly monetize a large parcel of non-contiguous property while acquiring land adjacent to our Main Campus. Additionally, this transaction would allow the Town to complete construction on the new public safety buildings while continuing to house the Police and Fire Departments at their current location, a significant savings for the Town.

For the School, as an engaged and concerned member of the Southborough community, the opportunity to do this particular transaction with the Town is indeed exciting. We are happy about the prospect as called for in the Land Exchange Agreement, of at least 50 percent of the Golf Course property remaining undeveloped. We are proud of our heritage and history in the Town of Southborough, and being able to provide the Town with this opportunity to preserve considerable open green space is a win for both the community and the School.

It has recently come to our attention that certain members of the community have called into question the decision on the part of the Town to purchase the Golf Course. It is important that the School makes clear our position on this potential dispute. While the proposed Land Exchange Agreement represents an optimal situation for the School because we are able to purchase adjacent land while also providing land for the Town to use in the development of its Public Safety facility, it should be understood by all parties involved that our intentions as a School are to sell the St Mark's Golf course, regardless of the outcome of this particular agreement. As members of this community of Southborough, we saw an opportunity to partner with the Town while also serving our own needs as an academic institution. However, should the plan not be approved during the Town Meeting, St. Mark's will enter into a formal process of selling the land in a private transaction. While the Town may have the opportunity to bid for the land in this process, it will be competing with bidders who may not be encumbered by restrictions on the future use of the land, which could result in higher cash bids. The proposed transaction in front of us today offers unique beneficial attributes of value to both the Town and St. Mark's which cannot be replicated in the future.

Again, please know that we are excited about the opportunity represented by the Land Exchange Agreement currently under consideration by the Town and the School and we look forward to the completion of the transaction. I want to thank the town of Southborough for being wonderful partners in the development of this plan, and in other collaborative ventures. We look forward to continued participation and partnership in the development and preservation of the Town.

Sincerely,

John C. Warren '74
Head of School