



RONALD O'BRIEN
SELECT BOARD

Caucus Nominee: Yes

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INTRODUCTORY STATEMENT

I am excited to be running in this dynamic race as a candidate for the Bedford Select Board (please remember to vote on March 12th). The Select Board is Bedford's executive leadership body responsible for the direction and management of the property, buildings, and affairs of the Town. My professional experiences are directly applicable to this role and could enhance the Select Board's technical depth and breadth, strengthening Bedford's strategic planning and execution capabilities.

My life experiences and professional career have been foundational to prepare me for a seat on the Select Board. I am a registered Professional Civil Engineer and have designed, built, and managed every aspect of typical town infrastructure and buildings. I have successfully executed multi-million dollar capital projects and managed large operations divisions to support institutions such as the Intel Corporation, MITRE, and Worcester Polytechnic Institute (WPI).

My career highlights include:

- Decades of experience:
 - Running large facilities organizations
 - Managing multi-million dollar operations budgets
 - Strategic planning and executing capital projects
 - Negotiating fair effective union contracts
 - Making rational decisions to ensure sustainability and viability
- Contributing author for a McGraw-Hill Facilities Management text book
- Teach Operations Management and Financial Management for the Master's Program at Massachusetts Maritime

But my candidacy is more than my desire to leverage my professional expertise to help effectively manage Bedford's property, buildings, and affairs; it is my sincere desire to give back to the community that enabled my family and me to thrive and evolve in a vibrant, stable, and safe environment. I will be a faithful steward to continue Bedford's successful fiscal strategies and community development.

As your Select Board Member I will build on our vast strengths and carry on our legacy as a well-managed community-based town. Bedford is an amazing unique small town with boundless opportunities. With honest open dialogue and transparency, Bedford will continue to thrive for many generations. I ask for your support and look forward to listening to all viewpoints during my campaign.

REPLIES TO THE LEAGUE OF WOMEN VOTERS QUESTIONS

Q1—Please identify one thing about Town government that, if you could you change and how?

I think our Town government is great. My time on the Conservation Commission reinforced my faith in our citizen government's capability to do good work. One thing I noticed while serving on the Conservation Commission was that many Bedford residents were confused about local rules and regulations, which sometimes led to negative interactions with the Town boards and employees. I would like to continue Bedford's work to demystify and communicate critical aspects of our local rules and regulations to town residents.

Q2—What is your assessment of Bedford's capacity to develop more economically diverse housing particularly in light of new State regulations that will tie future MBTA service to increasing low income housing options?

The State of Massachusetts enacted Section 3A of M.G.L. c. 40A (Zoning Act) in January 2021. This act requires communities served by the MBTA provide at least one zoning district of reasonable size for multi-family housing; provided that such multi-family housing shall be without age restriction and shall be suitable for children and families and located within 0.5 miles of MBTA Service areas.

We need to see how the regulations will ultimately be written to support this new law. Like any new regulation, Bedford should take a rational approach and weigh the pros and cons. We may find that much of the new regulation will be in line with aspects that our Zoning By-Law already has in place, such as the Residence D zoning district, or the provisions in 4.2.2 Two Family Dwelling. However, we need to ensure that we clearly identify potential impacts to our schools, traffic, and infrastructure prior to making any Zoning changes to accommodate this new regulation, once promulgated.

Q3—What are one or two sustainability projects that you identify will improve the quality of life for Bedford residents that you will champion and advocate for the Town to implement in the next two years?

Every waste stream is a squandered resource. Bedford has made great strides in reducing our landfill bound wastes. Our recycling program is excellent, but I think we can do more. I would focus my attention to this potential resource.

Sustainability is foundational for well-run facilities and needs quite a bit of care and feeding. There are many great sustainability projects that involve energy reduction and alternative energy sources. Bedford should continue to pursue their 1 to N list of sustainability projects, such as the conversion to LED street lights and recent HVAC upgrade at the Town Hall. This list should continue to be reviewed, revised, and prioritized every year utilizing the current 6-year horizon.

I call attention to these projects, because they could be executed well and save significant energy, reducing Bedford's carbon footprint; or they could be executed poorly and provide only moderate savings to the Town and not effectively move the needle to reduce our energy consumption. Our Town's Executive leadership should have experience in this area. In addition, we need to ensure that we have the effective training to maintain our new systems and proper feedback loops to ensure that the systems continue to operate efficiently.

SUMMARY STATEMENT

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LETTERS TO THE EDITOR

[Erica Liu, President of the Chinese American Association of Bedford](#)

[David Parmentier](#)

[Joe Piantedosi and 182 Residents](#)

[Stacy Swider](#)