

FREDERICK S. (RICK) TAINTOR, AICP

10 Dexter Street – Newburyport, MA 01950
978-872-8230 – rtaintor@gmail.com

SUMMARY OF EXPERIENCE AND QUALIFICATIONS

Rick Taintor has 40 years of planning and community development experience, including 18 years as a municipal planner and 22 years as a consultant to municipalities and state and federal agencies.

As a consultant, Rick has focused on comprehensive and strategic planning, corridor management, and land use regulation. He has directed a wide variety of community and regional planning projects, including:

- *comprehensive and master plans* for Acton, Berlin, Douglas, Newburyport, Pittsfield, Wellfleet and Westford, MA; Cranston, RI; and Windham and Portsmouth, NH
- *comprehensive zoning revisions* for Berlin and Wareham, MA, and Portsmouth, NH
- *commercial area zoning updates* for Revere, Framingham, Marion, and Carver, MA
- *commercial corridor studies* for Marshfield, MA, and Wells, ME
- *open space and recreation plans* for Wellesley, Berlin, Framingham and Dedham, MA
- *development review services* (impact analysis, zoning regulations, development agreements, and site plan review) for major commercial developments in Berlin, MA, and Merrimack, NH
- *regional economic development strategies* in the New Jersey Pinelands and South County, Rhode Island
- *scenic corridor management plans* in Maine, Rhode Island, New Jersey and Nevada
- *statewide scenic byway programs* in Rhode Island and Nevada
- *community planning guidebook and program assessment* for the Federal Highway Administration's National Scenic Byways Program

Rick was the Planning Director for Portsmouth, NH from 2009 to 2017, and for Framingham, MA from 1983 to 1988.

Rick's experience in municipal government also includes serving as a member and chair of the Holliston, MA, Zoning Board of Appeals, and as a member and vice-chair of the Newburyport, MA, Redevelopment Authority.

PROFESSIONAL EXPERIENCE

2017 – present **Community Planning Consultant**

Senior consultant providing community planning and zoning services to select clients. Current projects include:

- Land use regulatory updates (zoning ordinance, site plan review regulations, Planning Board rules and regulations) for the City of Portsmouth, New Hampshire.
- Assistance in preparing an updated comprehensive plan for the Town of Lamoine, Maine.

2009 – 2017

**Planning Director
City of Portsmouth, New Hampshire**

Director of planning for the City of Portsmouth (pop 21,000). Responsible for managing the Planning Department; assessing proposals for land use and development; determining compliance with local land use regulations and applicable state and federal laws; long range planning and leadership; and recommending policies, standards and criteria to the Planning Board and City Manager.

- Administered a nine-person department providing a wide range of planning and development services.
- Managed the City's land use, transportation and environmental planning activities.
- Assisted residents, property owners and permit applicants with land use and development issues.
- Provided staff support to the Planning Board.
- Provided support to ad hoc committees appointed by the City Council, such as the Transportation Policy Committee and Housing Committee.
- Oversaw staff support to the Zoning Board of Adjustment, Historic District Commission and Conservation Commission.
- City representative on the Board of the Rockingham Planning Commission; member of Executive Committee and Legislative Policy Committee.
- Responsible for updating the Master Plan and land use regulations.
- Supervised planning projects including the Downtown Form-Based Zoning, Bicycle and Pedestrian Plan, and Coastal Resilience Initiative.

2000 – 2009

**President
Taintor & Associates, Inc., Newburyport, Massachusetts**

1992 – 2000

**Partner
Whiteman & Taintor / The LandUse Collaborative
Hopkinton/Ashland, Massachusetts & Boulder, Colorado**

Principal in consulting firm providing community and regional planning, policy and development review services. Prepared comprehensive and strategic plans, growth management plans, open space and recreation plans, economic development studies, housing and population studies, land use regulations, scenic byway program design and corridor plans, and policy studies and reports.

Representative projects:

Comprehensive and Strategic Planning

- Managed the preparation of more than 10 comprehensive plans for communities in New England (including two prepared under the Cape Cod Commission Act and one under Rhode Island's Comprehensive Planning Act), and contributed to several additional comprehensive plans.

- Prepared build-out studies for a 5-mile commercial corridor in a suburban community and for a 1,300-acre section of a growing town along I-495, to estimate potential development and recommend growth management strategies.
- Prepared strategic plans for commercial districts, including a regional retail center, a suburban commercial area, and several downtown/village areas.

Land Use Regulations

- Prepared comprehensive zoning revisions for communities in Massachusetts and New Hampshire.
- Prepared innovative land use regulations to promote mixed-use and transit-oriented development and redevelopment.
- Provided consulting assistance to eight Rhode Island communities under the South County Watersheds Technical Planning Assistance Project, including preparation of handbooks and model ordinances on farmland protection and transfer of development rights
- Prepared model regulations and specific proposals for three Rhode Island communities under the Eight-Town Affordable Housing Project.

Economic Development

- Provided economic development planning assistance to the New Jersey Pinelands Commission and seven rural communities under the Pinelands Rural Economic Development Pilot Program.
- Prepared economic development strategies for rural communities in Massachusetts and New Hampshire, including recommended actions to support small-scale businesses and tourism.
- Prepared an economic development feasibility study for eight Rhode Island communities under the South County Sustainable Economy Project.

Scenic Highway Planning and Management

- Assisted in the design of statewide scenic byways programs in Nevada, Rhode Island and Vermont under the National Scenic Byways Program.
- Prepared a corridor management plan and successful state and national scenic byways nominations for the Pyramid Lake Paiute Indian Tribe in Nevada.
- Prepared corridor management plans for several designated scenic roads in Rhode Island.
- Prepared a corridor management plan for the Rangeley Lakes (Maine) Scenic Byway, in support of the route's successful nomination for National Scenic Byway designation.
- Prepared a corridor management plan for the Pine Barrens Byway, a 130-mile scenic byway in southern New Jersey. The byway planning process included 16 municipalities, 5 counties, and the New Jersey Pinelands Commission.

- Co-authored *Byway Beginnings: A Community Guide to Inventorying and Assessing Intrinsic Qualities Along Potential Scenic Byways*, published by the Federal Highway Administration.
- Managed the preparation of a report to the Federal Highway Administration on the National Scenic Byways Program, reviewing the status of the program after its first 15 years and identifying opportunities to enhance the program through administrative policies, and regulatory and statutory changes.

Development Review

- Assisted the Berlin, MA, Planning Board in negotiations for rezonings and development agreements for several major commercial developments. Coordinated development impact reviews and site plan reviews.
- Assisted the Merrimack, NH, Planning Board to develop regulations and permitting procedures for a regional outlet shopping center. Provided oversight for the permitting process.

1988 – 1992

Senior Planner IEP, Inc., Northborough, Massachusetts

Project Manager for various municipal planning projects including master plans and growth management plans, affordable housing plans, compliance review, and zoning bylaw preparation.

- Prepared a land use plan for a major commercial center located on the boundary of Framingham and Natick, MA, including recommended zoning regulations that were adopted by both local governments.
- Prepared a town center plan for a rural community, addressing economic development, aesthetics, historic preservation, and traffic and pedestrian circulation and safety.
- Managed the preparation of comprehensive plans for urban and suburban communities, including coordination of subconsultants and in-house staff, public participation and client relations.
- Assisted communities to assess the potential traffic impacts of major proposed industrial and residential developments.

1983 – 1988

Planning Director Town of Framingham, Framingham, Massachusetts

Responsible for planning and community development activities for a community with a population of 65,000, reporting to the Town's Board of Selectmen and Executive Administrator.

- Administered a ten-person department providing a wide range of planning and development services.
- Managed the Town's Community Development Program, including a housing rehabilitation program providing assistance for property renovations to lower-income homeowners and owners of apartments with lower-income tenants.

- Planned, established and managed the Town's first public bus service.
- Developed a successful proposal for establishment and funding of a community land trust to help preserve affordable housing.
- Planned and coordinated the development of an access road to an underutilized and blighted industrial area.
- Planned and managed the construction of the Town's first public parking garage, coordinating the funding and design processes and working with consultants, local businesspersons, Town officials, and state agencies.

1980 – 1983

**Community Development Coordinator
Town of Framingham, Framingham, Massachusetts**

Assistant to the Planning Director. Responsible for design and management of several housing rehabilitation programs; coordination of projects and programs funded under the federal Community Development Block Grant Program; and general planning functions.

1977 – 1980

**Project Planner (1977 - 1978)
Senior Project Planner (1978 - 1980)
Town of Framingham, Framingham, Massachusetts**

Responsible for data collection and analysis; preparation of plans and reports, funding applications, and contracts; monitoring program performance; and working with citizens and public officials on issues and activities relating to planning and community development.

EDUCATION

1969 – 1973	Harvard University Harvard College: B.A. magna cum laude in History, June 1973.	Cambridge, Massachusetts
1973 – 1974	Harvard University Graduate School of Design: City and Regional Planning Program, 1973-74.	Cambridge, Massachusetts
1975 – 1977	University of Maine Graduate School: M.S. in Agricultural & Resource Economics, December 1977. Areas of concentration: Resource Economics and City and Regional Planning.	Orono, Maine

PLANNING AWARDS

- Golden Triangle Study, Framingham & Natick, MA
Outstanding Comprehensive Planning Project, 1991
American Planning Association, New England Chapter
- Acton Master Plan, Acton, MA
Outstanding Comprehensive Planning Project, 1992
American Planning Association, New England Chapter

Cranston Comprehensive Plan, Cranston, RI
Outstanding Comprehensive Planning Project, 1994
American Planning Association, Southern New England Chapter

Little River Transit Village Feasibility Study, Newburyport & Newbury, MA
Outstanding Comprehensive Planning Project, 2006
American Planning Association, Massachusetts Chapter
and
Governor's Smart Growth Innovation Award, 2006

Jeffrey H. Taylor Lifetime Achievement Award, 2017
New Hampshire Planners Association

PROFESSIONAL SERVICE AND AFFILIATIONS

Member, American Institute of Certified Planners

Member, American Planning Association