

The Westborough Community Center at 1500 Union St.

Verified Information to Support Community Understanding

Community Conversation: “The vote to purchase the building barely passed.”

What Facts Show:

It wasn't close — the vote cleared the two-thirds majority required under Article 3 of the October 16, 2023 Special Town Meeting by a wide margin, with the main motion passing 386–186.

Source: Special Town Meeting Minutes, Oct. 16, 2023, Art. 3: town.westborough.ma.us/DocumentCenter/View/2342

Community Conversation: “Purchasing the building was a mistake. We paid too much.”

What Facts Show:

In 2023, the Town purchased the building and its 2.58-acre property for \$8.8M — well below what it would have cost to buy comparable land and build a facility of this size from scratch. The building has already proven its value, housing the Recreation Department and Library during their respective renovations and hosting programs without costly outside rentals, saving taxpayers money in the process.

Source: Claude AI comparison: Acquiring the existing property at 1500 Union Street cost roughly 40% of what it would have cost to buy comparable land and construct the same building new in 2023 — the Town paid \$8.8M versus an estimated \$21M–\$22.5M to build from the ground up, a savings of approximately \$12M–\$14M.

Community Conversation: “The building wasn't inspected.”

What Facts Show:

The building underwent full due diligence before the purchase closed, including inspections of the structure, pool, and mechanical systems. Detailed reports are available on the Town's website.

Source: Inspection reports: westboroughma.gov/917/Westborough-Community-Center

Community Conversation: “The purchase of the building cost taxpayers too much.”

What Facts Show:

The debt service on the building acquisition cost the average single-family taxpayer \$147.84 in 2025.

Source: communityadvocate.com — “A look at Westborough's proposed fiscal 2025 budget”

Community Conversation: “Promises weren't kept and older adults have been overlooked.”

What Facts Show:

From the start, the plan called for a true multigenerational Community Center — Senior Center space on the first floor and Recreation space on the second. Design work has continued with ongoing community input to shape a renovation that serves every generation.

Source: Design layout: westboroughma.gov/917/Westborough-Community-Center

Community Conversation: “We were promised a pool.”

What Facts Show:

The pool was inspected and presented to residents as an amenity as part of the \$8.8M purchase in 2023. It needed repairs before it could reopen, and on October 21, 2025, Town Meeting voters did not approve nearly \$800,000 to fund those repairs.

Source: communityadvocate.com — “Westborough seeks just under \$800,000 for Community Center pool repairs”

Community Conversation: “There's no transparency on costs.”

What Facts Show:

The Town has presented itemized, publicly available cost estimates at multiple points in the process: a Senior Center phase estimated at \$9.9M (design update, January 2025) and pool repairs approved at approximately \$800,000 (Town Meeting, October 2025). Officials have also estimated that further project delays would add roughly 5% in costs each year.

Source: town.westborough.ma.us/DocumentCenter/View/4609 — Updated Design and Cost Presentation, January 8, 2025

Bottom Line

The Westborough Community Center is more than a building — it's a commitment to a vibrant, inclusive, safe, attractive, connected, and engaged community. This is our chance to create a space that brings us together, supports every generation, and strengthens our beautiful Town. WCCF's goals are to help offset the taxpayer burden by winning grants, securing sponsorships, and inspiring individual giving. Let's choose progress, unity, and the vibrant future our Town deserves. Thank you for your attention, consideration, and support!

Westborough Community Center Foundation (WCCF)

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