

**TOWN OF ASHBURNHAM
SPECIAL JOINT MEETING OF BOARD OF SELECTMEN
AND ADVISORY BOARD - MINUTES
JANUARY 24, 2007**

PRESENT: Jonathan Dennehy, Chair, Mark Carlisle, Member, Chris Gagnon, Clerk, Kevin Paicos, Town Administrator, Bill Johnson, Chair Advisory Board, as well as Leo Janssens, Dottie Munroe, Marie Zbikowski, Jim Peidrafite, Belden DiVito and Sylvia Turcotte, Assistant to the Town Administrator.

Also present: Don Bucchianeri, Project Manager for the Town Hall Renovation, Gary Howland, Conservation Trust President and Anne Cervantes, Town Treasurer.

APPROVAL OF AGENDA: Dennehy called the meeting to order at 5:38 p.m. and read the agenda. Carlisle moved to accept the agenda and was seconded by Gagnon. Motion carried.

- I. TOWN MEETING PREPARATION (Items I and III were combined for discussion)
- III. TOWN ADMINISTRATOR PRESENTATION RE: TOWN HALL STAFF TEMPORARY QUARTERS

Kevin Paicos went over the documents that were distributed to everyone at the start of the meeting. He then stated that the Board of Selectmen and the Advisory Board needed to consider and vote on the remaining articles.

Bill Johnson, the Advisory Board chair stated that they recommend Article 1.

Dennehy noted that Paicos would do a presentation on Article 18. Paicos described the events that brought the options together that he listed on the Town Hall Staff Temporary Housing Alternatives Comparison Summary Chart that was presented at this meeting.

Paicos stated that the VMS building has the Council on Aging in there at the present time and in order for us to use this facility they would have to be moved and no place had been found as of this date. He added that the same type of scenario pertains to the Stevens building if this was chosen as the piano museum would have to be relocated. He then went over the spreadsheet he created on the different repairs and costs for each option listed. (Copy attached)

Paicos noted that he didn't consider the VMS to be a viable option as it doesn't make sense to dislocate the Council on Aging. He stated that the Stevens building may be needed at this point by the Town but that the silver lining would be that when they would re-occupy the building it would be a vastly superior building.

Paicos stated that he apologizes to the Fredericks for this but that the plain fact is that occupancy of that space is necessary.

Dennehy noted that people are outraged about the possibility of using the VMS and the dislocation of the Council on Aging and added that in his opinion it is the least viable option.

He also stated that he feels that it's important to give the voters in the Town Meeting the option to choose and that as a community they should choose. He added that this is a value judgment.

Gagnon noted that someone would need to amend the vote on the floor and Dennehy again stated that it was important to have a vote by the voters.

Carlisle agreed that the VMS option is ill-advised and added that they should let the people decide how they want us to spend their money. Paicos noted that they could use the most expensive option for the motion and added that personally he would use \$125K. Dennehy reiterated that he wants to see and hear what people have to say.

Bill Johnson noted that as a Board they hadn't discussed this yet, but in his opinion we have to have a plan or we won't do service to the taxpayers this way. He stated that they should use the high number and say that they are looking at the three options and that more discussion is needed by the boards. Dennehy noted that they would only be asking for a decision on the money at this time but that people would want justification.

At this time Carlisle motioned to accept Article 18 and was seconded by Gagnon. Dennehy inquired as to what amount to put in this article and it was unanimously agreed that \$125k would be used. Dave Uminski inquired as to whether the motion would be to move the money from the stabilization account or also a discussion on the options. Dennehy noted that at some point a discussion would be needed and that tonight is good a time as any.

Paicos then began discussion on Article 19, noting that the Advisory Board did not recommend. Dennehy moved to not recommend this article and was seconded by Carlisle. Gagnon stated that articles are allowed to be changed on the floor and that he would vote to support this article. Dennehy and Carlisle voted to not recommend and Gagnon did not concur. Motion carried.

Article 9 was then up for discussion and Christina Sargent stated that this article requested \$10k but because they were denied the grant at this time, she suggested that the amount be changed to \$6k on the motion. Paicos stated that the article can't be changed but the motion would.

II. APPROVAL OF BOND ISSUANCE FOR PUBLIC SAFETY BUILDING AND TOWN HALL RENOVATION PROJECTS

Paicos stated that the money is needed for these projects. Anne Cervantes, Town Treasurer stated that the BAN would be for the full amount for the Town Hall Renovation and \$4m for the remainder of the Public Safety Building project which totals \$6.729m at an interest rate of 4.15%.

There followed a lengthy discussion on the need and timing of this bond issuance request after which Carlisle motioned to approve the bond as presented and was seconded by Dennehy. The vote was as follows:

"VOTED: That all action taken by the Town Treasurer in connection with the public sale of the \$6,729,000 Bond Anticipation Note (Municipal Purpose Loan of 2007), No. R-1, of the Town (the "Note"), issued in anticipation of bonds authorized pursuant to Chapter 44, Sections 7 and 16, of the Massachusetts General Laws, as amended and supplemented, and by votes of the Town duly adopted as more particularly described in Exhibit A attached hereto which by reference thereto is hereby incorporated in and made a part of this vote, be and hereby are ratified, confirmed, approved and adopted;

That the Note shall be dated as of January 29, 2007, shall mature on July 13, 2007, shall bear interest payable at maturity and shall be numbered R-1, and subject to the provisions of this vote, shall be in such form, of such denomination and contain such other details as the Town Treasurer and a majority of the Board of Selectmen shall determine or approve by their execution of the Note;

That the Note shall originally be issued by means of a book-entry system evidencing ownership and transfer of the Note; and in the event of failure or termination of the book-entry system, U.S. Bank National Association, Boston, Massachusetts, shall issue replacement notes in the form of fully registered certificates and shall act as Transfer Agent and Paying Agent therefore;

That the Note shall not be subject to redemption prior to its stated maturity date;

That the Note shall bear interest payable at maturity and is hereby sold and awarded as follows:

<u>Purchaser</u>	<u>Amount</u>	<u>Interest Rate</u>	<u>Premium</u>
Alta Capital Group, LLC	\$6,729,000	4.15%	\$14,265.48

That the Town Treasurer be, and hereby is, authorized to execute and deliver a Material Events Disclosure Certificate generally as described in the official statement relating to the Note and to incorporate by reference thereto in the Note such Certificate both in such form as the Treasurer may approve by his execution thereof, and the obligation of the Town contained in such certificate is hereby approved and confirmed;

That the Board of Selectmen, the Treasurer and the Town Clerk be and hereby are, and each of them severally is, authorized to take such action, and to execute and deliver such certificates, receipts, or other documents as may be determined by them, or any of them, to be necessary or convenient to carry into effect the provisions of the foregoing vote; and

That the Town Treasurer is hereby authorized to prepare and deliver the Note to the aforesaid purchaser or order against payment in full of the agreed purchase price."

After a short discussion on the timing of this BAN, Carlisle reiterated his motion to move as written and was seconded by Dennehy. Gagnon voted no.

IV. BOARD OF SELECTMEN POLICY RE: ANNUAL CALENDAR

This item was passed over due to time limitations.

V. EXECUTIVE SESSION

At 7:04 p.m., Carlisle motioned to enter into Executive Session to deliberate upon matters which, if done in open meeting could detrimentally affect the position of the Town regarding the purchase, exchange, lease or value of real property and to reconvene upstairs into open session. Gagnon seconded and the motion carried.

VI. ADJOURNMENT

At 9:55 p.m. the Special Town Meeting was adjourned.

Respectfully submitted,
Sylvia Turcotte
Assistant to the Town Administrator