



TOWN OF GRANBY

COA Building
10 West State Street
Granby, MA 01033

Telephone: (413) 467-7177 Fax: (413) 467-2080
Website: www.granby-ma.gov

Town Administrator: Christopher Martin

Granby Select Board: Louis Barry, Chair
Mark L. Bail
Mary A. McDowell

Board Meeting: July 23, 2012 @ 6:30 P.M.

AGENDA:

CALL TO ORDER:

PLEDGE OF ALLEGIANCE:

CITIZEN PARTICIPATION:

OLD BUSINESS AND INFORMATION:

APPROVE MINUTES:

TOWN ADMINISTRATOR:

APPOINTMENTS:

7:00 MARY JO MUGNIER

NEW BUSINESS AND INFORMATION:

- 1 Accept Departmental Reports
- 2 Approve and Sign Maintenance Warrants
- 3 Letter of Support for the Municipal Aggregation of Electricity-HCOG
- 4 Town Council and various appointments
- 5 Approve & Sign Primary Election (Sept 6, 2012) Warrant
- 6 Approve and Sign Chapter 90 Request

EXECUTIVE SESSION:

ADJOURNMENT:



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Meeting Minutes of July 23, 2012

Members Present:

Mark Bail, Louis Barry, and Mary McDowell and Town Administrator Christopher Martin.

Mr. Barry, Chair called the meeting to order at 6:30 P.M. and led the meeting with the "Pledge of Allegiance".

CITIZEN PARTICIPATION

Chris Daly of 117 Cold Hill asked the Board if they have given approval for a permit for a Dufresne Park Rental of the Horse rings in September as a fundraiser for the Granby and South Hadley Lions Clubs. He was there to answer any questions they may have had concerning the rental. Mr. Daly was told that the Board had signed-off on the permit and that the approved permit was being sent to Scott Merrill. The Board also told him that a fee of \$25.00 was due and Workmen's Comp paperwork filled out for the State, before approval could be made by them for a Common Victuraller's license.

Chris Daly of 117 Cold Hill asked to read a statement concerning a proposed addition at 1 Bittersweet Lane. After the reading Lou Barry explained to him that the Select Board could not do anything, it is the hands of the ZBA. Mr. Daly understood and told the Board that he wanted the statement to be entered in to the records of the meeting (back of minutes).

APPROVE MINUTES

On a motion by Mark Bail and seconded by Mary McDowell the Board unanimously voted to approve as written the Selectboard office hour minutes of July 14TH, 2012.

On a motion by Mark Bail and seconded by Mary McDowell the Board unanimously voted to approve as written the Selectboard regular meeting minutes of July 9TH, 2012.

APPOINTMENTS

Mary Jo Mugnier: Ms. Mugnier came in front of the Board to discuss renewing the lease agreement with the Town for 215-B West State Street. Both Ms. Mugnier and the Board agreed that nothing changes on the lease agreement other than the time period of 2-years instead of 3-years and the dates of the lease. On motion by Mark Bail and seconded by Mary McDowell the Board unanimously voted to have Louis Barry sign as chair of the Board the lease agreement between the Town of Granby and Mary Jo Mugnier for 215- B

West State Street (Town Annex) for the period of October 1, 2012-September 30, 2014. Ms. Mugnier discussed other concerns that she had with the Board after signing the lease agreement.

NEW BUSINESS AND INFORMATION

Accept Departmental Reports: On a motion by Mary McDowell and seconded by Mark Bail the Board unanimously accepted the departmental warrants as read.

Approve and Sign Maintenance: On a motion by Mary McDowell and seconded by Mark Bail the Board unanimously voted to approve and sign the maintenance warrants.

Letter of Support for the Municipal Aggregation of Electricity-HCOG: Chris explained to the Board that the HCOG has an application into the Department of Energy Resources (DOER) to bring electricity supply savings that we get as Municipality to residential and business customers. They have a public hearing on Wednesday August 1st and HCOG is asking the Board to send in a letter of support for the approval of the application. On a motion made by Mr. Bail and seconded by Mary McDowell, it was unanimously voted to send letters of support of the application by HCOG to the DOER.

Town Council and various appointments: On a motion made by Mr. Bail and seconded by Mary McDowell, it was unanimously voted to affirm the appointments of Sgt. Mark Smith to the Police Advisory Committee for a term ending June 30, 2013. (*Mr. Martin will also be sending a letter to Sgt. Smith and sending a copy to the Chief of Police stating that the Town likes to air on the side of caution and any known or anything that could appear as an appearance of conflict of interest should be avoided or advice be obtained from the State Ethic Board*).

After much discussion concerning appointing members to the Master Plan Committee the Board tabled the appointments to the next meeting after Mr. Martin speaks with Emre Evren.

After speaking to Mr. Barry, Mr. Martin recommended that Mr. Stuart Bailly of Ken Lane be appointed to the Sally Port Committee as he had worked on the original Safety Complex. The Board did not appoint Mr. Stuart Bailly at this time; Mr. Barry will talk to Mr. Bailly to see if he is interested in serving.

On a motion made by Mary McDowell and seconded by Mark Bail, it was unanimously voted to affirm the appointments of Louis Barry as the representative to the Veteran's District Board and Christopher Martin as the alternate (who will attend when Mr. Barry cannot) to terms ending 6/30/2013.

On a motion made by Mary McDowell and seconded by Mark Bail, it was unanimously voted to affirm the appointments of Martin Merrill, Christopher Martin and Albert Bail to the Personnel Ad-Hoc Committee to a term ending 12/31/12. They will be finishing up what they started concerning personnel by-laws recommendations additions/deletes and then turning over their findings to the Personnel Board members.

Board discussed bringing in 3 or more law firms that do Municipal law and to have them do a presentation for the Board. Then they will discuss who is to be appointed as Town Counsel. This will be done at a non-meeting night. Chris will look into who is advertising in the MMA booklet and in the Beacon.

Approve & Sign Primary Election (Sept 6, 2012) Warrant: On a motion made by Mr. Bail and seconded by Mary McDowell, it was unanimously voted to approve and sign the September 6, 2012 Town Warrant for 2012 State Primary as submitted by the Town Clerk.

Approve and Sign Chapter 90 Request: On a motion made by Mr. Bail and seconded by Mary McDowell, it was unanimously voted to approve and sign the Chapter 90 Project request for improvement for West Street from South Hadley Line to Burnett Street.

On a motion made by Mr. Bail and seconded by Mary McDowell, it was unanimously voted to approve and sign the Chapter 90 Project requests for improvement (resurfacing) for Carver Street west of Munsing Ridge Road.

OLD BUSINESS AND INFORMATION

Cumberland Farms: Expanding and putting in a new sign. They will be closed for gasoline for about a week. Subway will be moving to old Rugg Lumber building sometime in the future.

GCAM: They have signed a 3-year lease with William Porter to rent office space at 121 West State Street. They are hoping to move in the first of September.

Old Police Station: Status still under the Town. Board asked that Chris send a certified letter to the State. Louis Barry will get the info on where to send it from the individual that spoke to him a couple weeks ago and email it to Cathy.

2011 Audit: Chris said he will schedule a meeting with the Board with Scanlon Associates as soon as he has had an exit interview. They were late on doing the audit this year.

Schools: Mary asked if any updates on the schools with MSBA- Chris told her that when he was on vacation they did a walk-through at West Street. They called a senior study, they were looking at what was written in the SOI that the Town submitted.

Landfill Companies: Chris has a call into a company called McNamara's out of East Longmeadow. He has not heard back from Waste USA. Projected dated date to close is still the first quarter of 2013 as far as he has been told. The full-time position for the landfill is on hold at this time due to the fact that a part-time person was hired. The Board would like any new employees to be introduced to them at their monthly meetings.

REPORT OF TOWN ADMINISTRATOR

Public Library Project: Chris will be attending a meeting at the Attorney General's office in Boston on Tuesday July 24th concerning the bidding process. It has more to do with competitors than with the Town of Granby. The Bid opening is still set for Wednesday July 25th at this time.

Kellogg Hall: The Board needs to find a place to put all documents inside Kellogg Hall before we can advertize for the disposal (selling, etc) of the building. Chris asked for suggestions. Board suggested purchasing/leasing some storage containers and getting quotes on microfilming all the documents. The storage units could be stored at the Highway Department.

COA Elevator: Chris will be contacting the company this week. He is hoping to get it in by the end of August and move the offices around the first of September. Chris told the Board that the large office in the back of the building will house himself and the Town Administrator's Secretary. The large enclosed room will be used by the Building Inspector. And the open area will be for the Town Treasurer, Accountant and Veteran's Agent as they are not in the building for more than 20 hours a week. The clerk will be downstairs in the COA area, where she can handle both landfill requests and do some work for the COA.

Aldrich Hall: Chris will contact Eco Building CO about taking it down and Dave Desrosiers for other companies who could do the job. He will also talk to the Fire Chief about using the tearing down of the building as a training drill. Mary asked that the Board schedule a STM in the fall to address the taking down of Aldrich Hall. Mr. Barry also told the Board that he felt that when the offices are moved that the building should be shutdown, even if it meant that we had to hire someone to open and close the COA building at night. Mary agrees. She would also like to tear down the garage that in behind Aldrich Hall.

EXECUTIVE SESSION

None

ADJOURNMENT

On a motion by Mark Bail and seconded by Mary McDowell it was unanimously voted to adjourn the regular session meeting @ 7:45 PM.

Respectfully submitted,
Cathy Leonard

Application to build an extension on the property on Bittersweet Lane was made by Mr. and Mrs. Jonathan Conly on April 3rd, 2012.

The house was purchased on May 25th; evidently the owners felt assured that his could be accomplished.

Hearing at the Board of Appeals was not scheduled until June 25th **when sixty-two people signed a protest** owing to the fact that this construction would obliterate the view.

By-laws which govern potential impact on the environment, neighborhood integrity and town character:

Each structure shall be integrated into the existing landscape on the property so as to minimize its visual impact and maintain visibility of adjacent lands from public ways through vegetative and structural screening.

Permit review process is intended to insure a harmonious relationship between proposed developments and its surroundings.

Shall be in harmony with the natural terrain and other features of the land, and shall be designed to protect abutting properties and community amenities, to the extent feasible:

a) minimize use of steep slopes and hilltops.

b) minimize obstruction of scenic views from publicly accessible locations.

c) preserve unique natural or historical features.

d) maximize open space retention.

e) architectural style shall be compatible with the rural/historical character and scale of the buildings in the neighborhood.

These guidelines are ones formulated for the Planning Board regulating new developments. Obviously, it is the intent to preserve Granby's natural beauty.

The owners in this case believe they are within their legal rights to build. However, this is not just any house in any part of town - it is a house on the top of a hill on a Scenic Way, and they will be obscuring the beautiful view of the valley. This is an unprecedented case, and the reason they are at liberty to move ahead is **there have not been the same by-laws formulated for the protection of residential areas.**

Although the Board of Appeals has not delivered its decision, owners are so assured that the stakes for the construction are already in place.

Whereas there is such a deficiency in by-laws governing our environment, we declare that these proceedings should be halted immediately and the situation rectified. Granby officials need to set this right; instituting by-laws for the protection of the environment in residential areas is critical for all people living anywhere in the town.

Cold Hill is designated a Scenic Way. Houses on Cold Hill have higher site indexes owing to selling value, and that depends upon the view, of course.

The owners have three alternative options to have everything they desire, using the side

and back of their house while not obstructing the view.

There has been much anguish caused. We have been looking to the Board of Appeals for a reasonable and peaceful solution.

READ INTO RECORD 7/23/2012 SELECTBOARD MEETING.