

Jennifer Tabakin  
Town Manager

E-mail: [jtabakin@townofgb.org](mailto:jtabakin@townofgb.org)  
[www.townofgb.org](http://www.townofgb.org)



Town Hall, 334 Main Street  
Great Barrington, MA 01230

Telephone: (413) 528-1619 x2  
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## TOWN OF GREAT BARRINGTON MASSACHUSETTS

OFFICE OF THE TOWN MANAGER

### SELECTBOARD'S MEETING

MONDAY, JANUARY 12, 2015

7:00 PM – REGULAR SESSION

TOWN HALL, 334 MAIN STREET

### ORDER OF AGENDA

#### 7:00 PM - OPEN MEETING

##### 1. CALL TO ORDER.

##### 2. APPROVAL OF MINUTES:

- November 10, 2014 Joint Meeting with Planning Board.
- November 10, 2014 Regular Meeting.
- November 24, 2014 Regular Meeting.
- December 8, 2014 Regular Meeting.
- December 22, 2014 Special Meeting.

##### 3. SELECTBOARD'S ANNOUNCEMENTS/STATEMENTS

- A. GENERAL COMMENTS BY THE BOARD.

##### 4. LICENSES OR PERMITS:

- A. NATIONAL MULTIPLE SCLEROSIS SOCIETY/EMILY CHRISTIAN FOR AN ANNUAL BIKE MS RIDE ON SATURDAY, JUNE 6, 2015. (DISCUSSION/VOTE)

##### 5. PUBLIC HEARINGS:

- A. JEFFREY COHEN FOR A LICENSE FOR KEEPING, STORAGE OF CRUDE PETROLEUM OR ANY OF ITS PRODUCTS OR EXPLOSIVE OR INFLAMMABLE FLUIDS OR COMPOUNDS IN ACCORDANCE WITH CHAPTER 148, SECTIONS 9 AND 13 OF THE MASSACHUSETTS GENERAL LAWS AT 55 HURLBURT ROAD, GREAT BARRINGTON. (DISCUSSION/VOTE)
  - a. Open Public Hearing
  - b. Explanation of Project
  - c. Speak in Favor/Opposition
  - d. Motion to Close Public Hearing
  - e. Motion re: Findings
  - f. Motion re: Approval/Denial/Table
  - g. Vote

- B. COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) FOR POSSIBLE PURPOSES OF:
- 1) THE CONSTRUCTION OF STORMWATER INFRASTRUCTURE IN HOUSATONIC AND
  - 2) THE CONTINUATION OF A HOUSING REHABILITATION PROGRAM TO SERVE LOW TO MODERATE INCOME OWNER-OCCUPANTS. RESIDENTS OF GREAT BARRINGTON ARE INVITED TO ATTEND; ANYONE NOT ABLE TO ATTEND AND GIVE COMMENT MAY FORWARD THEIR COMMENTS TO CHRIS REMBOLD, TOWN PLANNER, 334 MAIN STREET, GREAT BARRINGTON, MA 01230 OR EMAIL [crembold@townofgb.org](mailto:crembold@townofgb.org) . (DISCUSSION/VOTE)
    - a. Open Public Hearing
    - b. Explanation of Project
    - c. Speak in Favor/Opposition
    - d. Motion to Close Public Hearing
    - e. Motion to Support CDBG Grant Application as Presented
    - f. Vote
    - g. Motion to Designate the Town Manager as Environmental Officer
    - h. Vote

**6. TOWN MANAGER'S REPORT:**

**7. NEW BUSINESS:**

- A. SB AND PLANNING BOARD – JOINT APPOINTMENT OF ASSOCIATE MEMBER TO THE PLANNING BOARD FOR A TERM TO EXPIRE JUNE 30, 2015. (DISCUSSION/VOTE)
- B. SB – APPOINTMENT OF MEMBER TO THE GB CULTURAL COUNCIL FOR A TERM TO EXPIRE JUNE 30, 2015. (DISCUSSION/VOTE)
- C. SB – HOUSATONIC SOLAR PROJECT TAX AGREEMENT. (DISCUSSION/VOTE)
- D. SB – DESIGNATION OF SPECIAL MUNICIPAL EMPLOYEES. (DISCUSSION/VOTE)
- E. UPDATE ON RECOMMENDED CPA PROJECTS. (DISCUSSION)
- F. UPDATE ON PUBLIC AUCTION OF TOWN FORECLOSED PROPERTIES.

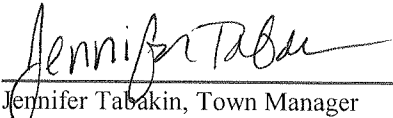
**8. CITIZEN SPEAK TIME:**

**9. SELECTBOARD'S TIME:**

**10. MEDIA TIME:**

**11. ADJOURNMENT:**

**NEXT SELECTBOARD'S REGULAR MEETING: MONDAY, JANUARY 26, 2015 AT 7:00 P.M.**

  
\_\_\_\_\_  
Jennifer Tabakin, Town Manager

**THIS MEETING MAY BE RECORDED BY MEMBERS OF THE MEDIA. THE LISTING OF AGENDA ITEMS ARE THOSE REASONABLY ANTICIPATED BY THE CHAIR WHICH MAY BE DISCUSSED AT THE MEETING. NOT ALL ITEMS LISTED MAY IN FACT BE DISCUSSED AND OTHER ITEMS NOT LISTED MAY ALSO BE BROUGHT UP FOR DISCUSSION TO THE EXTENT PERMITTED BY LAW.**



**National  
Multiple Sclerosis  
Society**  
Greater  
New England  
Chapter

RECEIVED  
TOWN MANAGER

NOV 19 2014

BOARD OF SELECTMEN  
GREAT BARRINGTON, MA

November 17, 2014

Town Manager  
Jennifer Tabakin  
Town of Great Barrington  
334 Main Street  
Great Barrington, MA 01230

*12/16/14 DRT  
has reviewed and  
has no issues. (CP)*

Jennifer,

The National Multiple Sclerosis Society would like to host its annual Bike MS: Bike and Hike the Berkshires Bike MS Ride on Saturday, June 6, 2015. The purpose of this event is to raise money to fund research and programs for over 21,000 people and families with multiple sclerosis in Maine, Massachusetts, New Hampshire, Rhode Island and Vermont.

Our route will take us through Great Barrington. We expect approximately 200 cyclists to be riding through town in small groups. Enclosed are cue sheets for street by street directions of the routes.

Cyclists will be instructed to ride single file on the right side of the road, and to observe all rules of the road. Cyclists who do not follow proper rules of the road will be issued one warning, and then be pulled from the ride. Our own support vehicles will travel the route to ensure the safety of all.

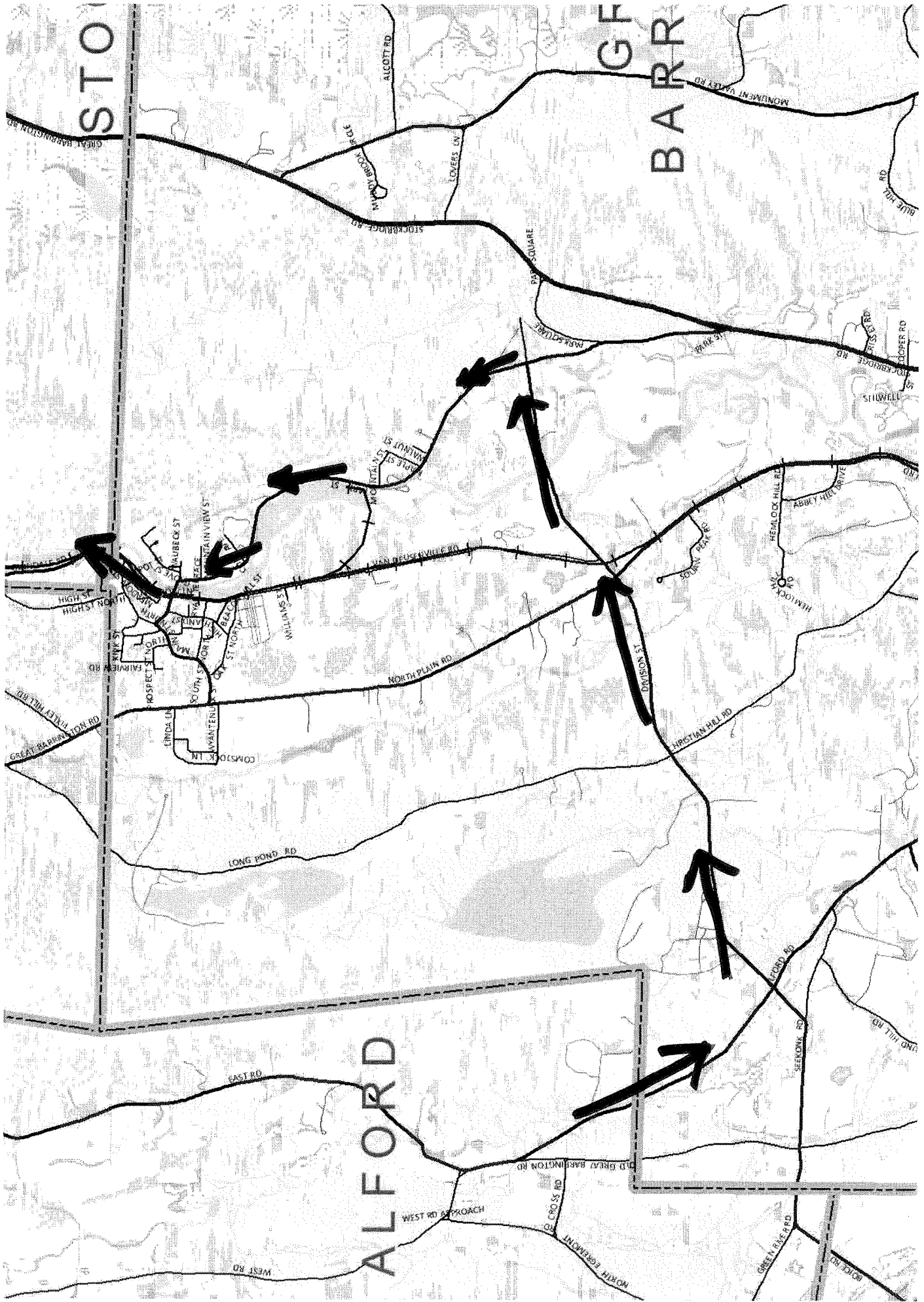
If you would please complete the enclosed form and mail, email or fax it back to me at 781-890-2089, that would be great. Please let me know if you have any questions or concerns. I may be reached at 781-693-5154.



Sincerely,

Emily Christian  
Logistics Associate  
[Emily.christian@nmss.org](mailto:Emily.christian@nmss.org)

MS Bike Race — Great Barrington portion — Saturday, June 6, 2014



2015 Bike MS: Bike & Hike the Berkshires - 25 mile

Net Control - 978-888-3363

Miles	Direction	Description	Go	Town
0.5	L	Brodie Mountain Road	0.6	Hancock
1.1	R	Route 43	8.2	
9.3	X	Route 7 @ 5 Corners, cont. on Green River Road	4.8	Williamstown
14.1	L	Route 2		
	R	<b>Rest Stop #1 - 772 Main Street - Williamstown, MA 01267 (Grassy Area)</b>	0.7	
14.8	cont	Route 2 & 7	2.2	
17.0	cont	Follow Route 7	1.9	New Ashford
18.9	X	5 Corners, stay on Rt. 7 - <b>CAUTION - Rumble Strips</b>	6.7	Lanesboro
25.6	R	Brodie Mountain Road - <b>CAUTION - Fast Descent</b>	2.8	Hancock
28.4	L	Jiminy Peak	0.2	
28.4	<b>FINISH</b>	<b>Finish Line - Congratulations! You made it!</b>		
<b>Route Closes at 4:00PM</b>				

Miles	Direction	Description	Go	Town
0.5	L	Brodie Mountain Road	0.6	Hancock
1.1	R	Route 43	8.2	
9.3	R	Route 7 @ 5 Corners, cont. on Green River Road - <b>ROUTE SPLIT</b>	3.4	Williamstown
12.70	R	<b>Rest Stop #4 - Old Stone Church</b>		Lanesborough
12.70	R	Out of rest stop onto Route 7 South	3.03	
15.73	R	Bull Hill Rd.	0.69	
16.42	L	Bull Hill Rd. (becomes Naragansett Rd.)	0.15	
16.57	R	Balance Rock Rd.	1.70	
18.27	S	Road name is Pecks Rd. at Pittsfield city line	1.00	Pittsfield
19.27	R	Dan Casey Memorial Blvd.	0.48	
19.75	L	Churchill St.	2.33	
22.08	L	West St.	0.27	
22.35	R	Fort Hill Ave.	0.99	
23.34	BR	Hungerford Ave.	0.21	
23.55	BR	US Route 20 West	1.62	
25.17	L	MA 41 South	2.30	
27.47	L	Dublin Rd	0.80	
28.27	L	Summit Rd	1.30	
29.57	L	<b>Swamp Road</b>	0.30	
29.87	R	Yokun Rd	0.10	Richmond
29.97	L	<b>Rest Stop #7 - Bartlett Orchard - MERGE with 100 milers</b>	1.03	
31.00	S	Entering Pittsfield - road name is Barker Rd.	1.10	Pittsfield
32.10	S	Barker Rd. (Swamp Rd.)	3.10	
35.20	L	At light onto W. Housatonic (US Route 20)	0.41	
35.61	BR	Gale Ave.	0.18	
35.79	R	Jason Rd. - narrow underpass ahead	0.30	
36.09	S	At light onto Valentine Rd.	1.84	
37.93	S	At light onto Highland Ave.	0.86	
38.79	R	Hancock Rd.	0.69	
39.48	L	At light onto North St. (US Route 7 North)	4.20	
43.68	L	Bailey Rd	2.50	Lanesborough
46.18	L	Brodie Mountain Road	2.10	
48.28	<b>FINISH</b>	<b>Finish Line - Congratulations! You made it!</b>		Hancock
<b>Route closes at 4:00PM</b>				

Miles	Direction	Description	Go	Town
0.50	L	Brodie Mountain Road	0.60	
1.10	R	Route 43	8.20	
9.3	X	Route 7 @ 5 Corners, cont. on Green River Road - <b>ROUTE SPLIT</b>	4.8	Williamstown
14.10	R	Route 7 North to 2 East		
	R	onto Route 2 East	1.70	
15.80	R	Luce Rd.	1.10	
16.90	S	Road name is Pattison at North Adams town line	1.50	North Adams
18.40	BR	Notch Rd.	1.01	
19.41	R	Notch Rd.	0.07	
19.48	<b>STOP</b>	<b>Rest Stop #2 - Mt. Greylock Reservation Entrance</b>		
19.48	R	Out of Rest Stop onto Notch Rd.	0.36	
19.84	<b>UP!</b>	Switchback begins - VERY STEEP!	0.57	
20.41	<b>UP</b>	End of switchback	4.60	
25.01	L	To Summit	0.87	
25.88	<b>STOP</b>	<b>Rest Stop #3 - Mt. Greylock Summit - Thunderbolt Shelter</b>		
25.88	R	Out of Rest Stop parking lot onto Notch Rd.	0.87	
26.75	L	Rockwell Rd. - difficult descent!	0.43	
27.18		Road is bumpy, moss in pavement cracks		
27.18		<i>If conditions are poor, you will be sagged down the mountain</i>		
27.18	<b>DOWN!</b>	Switchback descent! Take it Slow!	8.00	
35.18	L	North Main St.	0.74	
35.92	L	Route 7 South	0.55	Lanesborough
36.47	R	<b>Rest Stop #4 - Old Stone Church</b>		
36.47	R	Out of rest stop onto Route 7 South	3.03	
39.50	R	Bull Hill Rd.	0.69	
40.19	L	Bull Hill Rd. (becomes Naragansett Rd.)	0.15	
40.34	R	Balance Rock Rd.	1.45	
41.79	S	Road name is Pecks Rd. at Pittsfield city line	1.14	Pittsfield
42.93	R	Dan Casey Memorial Blvd.	0.48	
43.41	L	Churchill St.	2.33	
45.74	L	West St.	0.27	
46.01	R	Fort Hill Ave.	0.99	
47.00	BR	Hungerford Ave.	0.21	
47.21	BR	US Route 20 West	1.62	
48.83	L	MA 41 South	0.95	
49.78	S	Entering Richmond	6.05	Richmond
55.83	R	Baker St.	1.27	
57.10	L	Route 102 - State Line Rd.	0.95	
58.05	R	<b>Rest Stop #5 - West Stockbridge Municipal Offices</b>		W, Stockbridge
58.05	R	Out of Rest stop onto Route 102 East	0.10	
58.15	BR	Onto Route 41/Route 102 Albany Rd.	0.26	
58.41	R	Main St. Route 41/Route 102	0.33	
58.74		<i>Begin Loop to Great Barrington</i>		
58.74	R	Route 41 South	3.17	
61.91	R	Cobb Rd.	0.85	
62.76	BR	West Center Rd.	0.58	
63.34	L	Wilson Rd. (becomes West Rd.)	5.05	
68.39	BL	Alford Center Rd.	0.21	Alford
68.60	BR	Shunpike Rd.	1.58	
70.18	L	Division St.	1.92	
72.10	X	Cross Route 41 - Be Careful!	0.13	
72.23	L	<b>Rest Stop #6 - Guthrie Center</b>		
72.23	L	Out of Rest Stop onto Division St.	0.88	
73.11	L	Route 183 North - Park St.	2.04	
75.15	R	Route 183 North - Front St.	0.29	
75.44	S	Entering Stockbridge	3.84	Stockbridge
79.28	L	Route 102 West	1.95	
81.23	S	Entering West Stockbridge	1.09	W. Stockbridge
		<i>End Loop to Great Barrington</i>		
82.32	R	Swamp Road	1.22	
83.54	S	Entering Richmond	4.15	Richmond

Miles	Direction	Description	Go	Town
87.69	S	Rest Stop #7 - Bartlett Orchard - <i>MERGE with 50 Milers</i>	1.03	
88.72	S	Entering Pittsfield - road name is Barker Rd.	1.50	Pittsfield
90.22	S	Continue onto Tamarack Rd.	1.12	
91.34	L	Barker Rd. (Swamp Rd.)	2.40	
93.74	L	At light onto W. Housatonic (US Route 20)	0.41	
94.15	BR	Gale Ave.	0.18	
94.33	R	Jason Rd. - narrow underpass ahead	0.67	
95.00	S	At light onto Valentine Rd.	1.84	
96.84	S	At light onto Highland Ave.	0.86	
97.70	R	Hancock Rd.	0.69	
98.39	L	At light onto North St. (US Route 7 North)	4.30	Lanesborough
102.69	L	Bailey Rd	2.50	
105.19	L	Brodie Mountain Road	2.10	Hancock
107.29	FINISH	Finish Line - Congratulations! You made it!		
Route closes at 4:00PM				

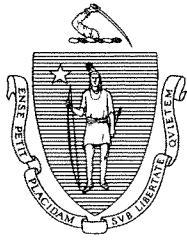


**TOWN OF GREAT BARRINGTON**  
**NOTICE OF HEARING**

The Selectboard will hold a public hearing on Monday, January 12, 2015 at 7:00 P.M. at the Town Hall, 334 Main Street, Great Barrington, MA to act on the application of Jeffrey Cohen for a license for keeping, storage of crude petroleum or any of its products or explosive or inflammable fluids or compounds in accordance with Chapter 148, Sections 9 and 13 of the Massachusetts General Laws at 55 Hurlburt Road, Great Barrington, MA 01230.

Deborah Phillips  
Chair

PLEASE PUBLISH December 5, 2014



FP-2A  
(Rev. 04-2010)

The Commonwealth of Massachusetts  
City/Town of GREAT BARRINGTON

**Application For License**

Massachusetts General Law, Chapter 148 §13

New License     Amended License

GIS Coordinates	
_____	LAT.
_____	LONG.
_____	License Number

Application is hereby made in accordance with the provisions of Chapter 148 of the General Laws of Massachusetts for a license to store flammables, combustibles or explosives on land in buildings or structures herein described.

Location of Land: 55 Huribert Road  
Number, Street and Assessor's Map and Parcel ID

Attach a plot plan of the property indicating the location of property lines and all buildings or structures.

Owner of Land: JEFFREY COHEN

Address of Land Owner: 115 CENTRAL PARK WEST, Apt D, NEW YORK, NY 10023

Use and Occupancy of Buildings and Structures: RESIDENTIAL

If this is an application for amendment of an existing license, indicate date of original license and any subsequent amendments

Attach a copy of the current license

**Flammable and Combustible Liquids, Flammable Gases and Solids**

*Complete this section for the storage of flammable and combustible liquids, solids, and gases; see 527 CMR 14; Attach additional pages if needed. All tanks and containers are considered full for the purposes of licensing and permitting.*

PRODUCT NAME	CLASS	MAXIMUM QUANTITY	UNITS gal., lbs, Cubic feet	CONTAINER UST, AST, IBC, drums
<u>PROPANE</u>	<u>2.1</u>	<u>4,000</u>	<u>gal.</u>	<u>ASME</u>

Total quantity of all flammable liquids to be stored: 4000 gal

Total quantity of all combustible liquids to be stored: \_\_\_\_\_

Total quantity of all flammable gases to be stored: \_\_\_\_\_

Total quantity of all flammable solids to be stored: \_\_\_\_\_

**LP-gas** (Complete this section for the storage of LP-gas or propane)

Indicate the maximum quantity of LP-gas to be stored and the sizes and capacities of all storage containers. (See 527 CMR 6)

❖ Maximum quantity (in gallons) of LP-gas to be stored in aboveground containers: 0

List sizes and capacities of all aboveground containers used for storage: \_\_\_\_\_

❖ Maximum quantity (in gallons) of LP-gas to be stored in underground containers: 4,000

List sizes and capacities of all underground containers used for storage: 1,000 gal PROPANE

Storage tanks, Qty 4.

Total aggregate quantity of all LP-gas to be stored: 4,000 gal.

**Fireworks** (Complete this section for the storage of fireworks)

Indicate classes of fireworks to be stored and maximum quantity of each class. (See 527 CMR 2)

❖ Maximum amount (in pounds) of Class 1.3G: \_\_\_\_\_ Type/class of magazine used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.4G: \_\_\_\_\_ Type/class of magazine used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.4: \_\_\_\_\_ Type/class of magazine used for storage: \_\_\_\_\_

Total aggregate quantity of all classes of fireworks to be stored: \_\_\_\_\_

**Explosives** (Complete this section for the storage of explosives)

Indicate classes of explosive to be stored and maximum quantity of each class. (See 527 CMR 13)

❖ Maximum amount (in pounds) of Class 1.1: \_\_\_\_\_ Number of magazines used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.2: \_\_\_\_\_ Number of magazines used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.3: \_\_\_\_\_ Number of magazines used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.4: \_\_\_\_\_ Number of magazines used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.5: \_\_\_\_\_ Number of magazines used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.6: \_\_\_\_\_ Number of magazines used for storage: \_\_\_\_\_

I, Eric J Carlson, hereby attest that I am authorized to make this application. I acknowledge that the information contained herein is accurate and complete to the best of my knowledge and belief. I acknowledge that all materials stored pursuant to any license granted hereunder must be stored or kept in accordance with all applicable laws, codes, rules and regulations, including but not limited to Massachusetts Chapter 148, and the Massachusetts Fire Code (527 CMR). I further acknowledge that the storage of any material specified in any license granted hereunder may not exceed the maximum quantity specified by the license.

Signature Eric J. Carlson Date Nov 18, 14 Name Eric J. Carlson

*Fire Department Use Only*

I, Charles Burger, Head of the Great Barrington Fire Department endorse this application with my

Approval  Disapproval

Signature of Head of the Fire Department [Signature]

Date 11/24/14

Recommendations: \_\_\_\_\_



**Town of Great Barrington  
Notice of Public Hearing**

The Selectboard will hold a Public Hearing on Monday, January 12, 2015 at 7:00 PM at Town Hall, 334 Main Street, Great Barrington, MA to seek public input on the filing of a Community Development Block Grant (CDBG) application for the possible purposes of: 1) construction of stormwater infrastructure in Housatonic and 2) the continuation of a housing rehabilitation program to serve low to moderate income owner-occupants. Residents of Great Barrington are invited to attend; anyone not able to attend and give comment may forward their comments to Chris Rembold, Town Planner, 334 Main Street, Great Barrington, MA 01230 or email [crembold@townofgb.org](mailto:crembold@townofgb.org). If the meeting is cancelled due to inclement weather, the hearing will be held on Monday, January 26, 2015 at 7:00PM at Town Hall.

Deborah Phillips, Chair

**Publish Friday, December 26, 2014**  
Berkshire Record

*sent 12/17/14*



TOWN OF GREAT BARRINGTON  
MASSACHUSETTS

OFFICE OF PLANNING AND COMMUNITY DEVELOPMENT

Christopher Rembold, AICP  
Town Planner

Ph: (413) 528-1619, ext. 7  
[crembold@townofgb.org](mailto:crembold@townofgb.org)

**EXECUTIVE SUMMARY**

**TITLE:** Community Development Block Grant (CDBG) Public Hearing

**BACKGROUND:** Pursuant to the Community Development Strategy and Master Plan, the Town is seeking CDBG funds from the Massachusetts Department of Housing and Community Development (DHCD) in order to construct drainage improvements on Front Street in Housatonic, and to continue the Housing Rehabilitation Program. This public hearing is intended to ensure that the community has an opportunity to learn about the intended application and provide input if they desire.

The Town is eligible to apply for \$913,000. Approximately \$600,000 would be sought to construct the Front Street drainage improvements, which we are currently designing with funding from an existing CDBG grant. Another portion of this application would be used to fund several more housing units under the existing CDBG Housing Rehabilitation Program.

We believe this will be a very competitive application. It will improve a designated slum and blight area, and it is sequential work, meaning previous CDBG grants will be taken to implementation. We have conceptual plans for the drainage improvements, and we will spend a small sum of Chapter 90 funds in order to develop more detailed plans for the application. If funded, this grant will allow the Town to continue making important investments in infrastructure and housing rehabilitation in the Village of Housatonic.

More information is provided on the attached sheets.


Per the grant agency rules, the Chairman of the Selectboard is, by default, the Environmental Certifying Officer and Relocation Officer. Staff recommends that the Selectmen designate the Town Manager with these responsibilities.

**FISCAL IMPACT:** There will be administrative time required to manage the grant if we are successful; however, most of the administrative costs and overall management will be provided by BRPC and paid for with the grant funds.

**RECOMMENDATIONS:**

- (1) Vote to support the Community Development Block Grant application as outlined.
- (2) Vote to designate the Town Manager as the Environmental Certifying Officer and the Relocation Officer.

PREPARED BY:

  
Town Planner

DATE:

1/6/2015

APPROVED BY:

  
Town Manager

DATE:

1/7/2015

# FY 2015 Community Development Block Grant Town of Great Barrington

## PUBLIC HEARING

Monday, January 12, 2015 at 7:00 PM

Great Barrington Town Hall, 334 Main Street, Great Barrington, MA

### *Town of Great Barrington - Notice of Public Hearing for FY 2015 CDBG Grant Application*

The Board of Selectmen will hold a Public Hearing on Monday, January 12, 2015 at 7:00PM at Town Hall, 334 Main Street, Great Barrington MA to seek public input on the filing of a FY15 Community Development Block Grant (CDBG) application. Potential projects include: 1) Construction of infrastructure improvements in Housatonic and 2) Continuation of the 2014 Housing Rehab Program. Residents of Great Barrington are invited to attend; anyone unable to attend may forward comments to Chris Rembold, Town Planner, 334 Main Street, Great Barrington, MA 01230 or email [crembold@townofgb.org](mailto:crembold@townofgb.org). If the meeting is cancelled due to inclement weather, the hearing will be held on Monday, January 26, 2015 at 7:00PM at Town Hall.

### CDBG Basics

- Community Development Block Grants (CDBG) are awarded on a competitive basis by MA Department of Housing and Community Development. CDBG grants are funded by the US Department of Housing and Urban Development, through an annual allocation to the Commonwealth, for award by DHCD to municipalities all across the Commonwealth.
- CDBG grants can be used to provide a variety of social services, rehabilitate homes of low to moderate income persons, acquire property for revitalization activities, build senior centers, install or upgrade municipal public facilities and infrastructure systems, ADA compliance in municipal buildings, conduct planning studies or to support many other activities designed to strengthen communities.
- All CDBG projects must meet one of the following National Objectives:
  - o benefit a majority of low- and moderate-income persons
  - o aid in the prevention or elimination of slums or blight
  - o meet an urgent need
- Applicants are required to have an approved Community Development Strategy (CDS). Each approved CDS is valid for a period of 3 years. Great Barrington's Community Development Strategy was last updated in December 2013.
- Great Barrington is eligible to apply for up to \$913,067 in CDBG funds for FY2015.
- The application is due on February 13, 2015.
- Refer to the back-side of this paper for more information about the proposed CDBG activities.

## Proposed Housing Rehabilitation Program Continuation

### Eligibility:

- Owner-occupants in Great Barrington are eligible for this program. Applicant income eligibility is based on the most recent HUD Income Limits which are updated yearly; direct verification of income for all household members; proof of ownership; and verification that property tax payments are current.

### HUD 2014 Income Limits

# Family Members	Annual Gross Income
1	\$44,750
2	\$51,150
3	\$57,550
4	\$63,900
5	\$69,050
6	\$74,150
7	\$79,250
8	\$84,350

### Program Design:

- This program would provide additional funding for the Housing Rehabilitation Program, which was started with FY2014 CDBG funds.
- The applicant's structure is brought into code compliance through elimination of building, plumbing, electrical and sanitary violations.
- Loans are awarded to projects determined to be the neediest. A Criteria Ranking System is used that factors in household income, code violations, and other demographic indicators such as the presence of elderly or handicapped persons living at a property. Applications are completely confidential.
- Inspections of properties are made by a qualified Housing Rehabilitation Specialist. The Rehabilitation Specialist inspects the premises for code compliance and substandard conditions.
- A detailed work list is then sent to each homeowner. The grant administrator will solicit bids on behalf of the homeowner from contractors who have been pre-qualified to work for the program. However, owners may choose to solicit bids from contractors who are not on the contractor list, as long as the contractors are licensed and insured. Each bid is reviewed for completeness and cost reasonableness.
- Notices to proceed are sent to each contractor after the loan closing with information on progress payments and permit requirements. The Housing Rehabilitation Specialist acts as the liaison between owners and contractors.
- When a contractor submits an invoice for work performed, the Housing Rehabilitation Specialist inspects the work for quality and conformance with the contract specifications. Payments are made directly to the contractors and require the Homeowner's signature. Final payments are made only when all applicable municipal inspectors have also signed off on the project.

### Program Administration:

- If the application from the Town of Great Barrington is successful in receiving Massachusetts Community Development Block Grant (CDBG) funds from the Department of Housing and Community Development, the Town would contract with the Berkshire Regional Planning Commission (BRPC) to administer the Housing Rehabilitation program on behalf of the Town.

## Proposed Construction Project

The proposed project is a continuation of the FY2014 CDBG award, which provided funding for the design / engineering of a storm water infrastructure project on Front Street in the Village of Housatonic. The proposed project would fund the construction of the storm water infrastructure.



Jennifer Tabakin  
Town Manager

E-mail: [jtabakin@townofgb.org](mailto:jtabakin@townofgb.org)  
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Town Hall, 334 Main Street  
Great Barrington, MA 01230

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## TOWN OF GREAT BARRINGTON MASSACHUSETTS

OFFICE OF THE TOWN MANAGER

### **DESIGNATION OF ENVIRONMENTAL CERTIFYING OFFICER**

In my capacity as Chair of the Selectboard for the Town of Great Barrington, Massachusetts, I hereby designate Jennifer Tabakin, Great Barrington Town Manager, as the Environmental Certifying Officer for the Massachusetts Community Development Block Grant Program.

Signed:

\_\_\_\_\_  
Chair, Great Barrington Selectboard

\_\_\_\_\_  
Date

RECEIVED  
TOWN MANAGER

DEC 09 2014

BOARD OF SELECTMEN  
GREAT BARRINGTON, MA

December 8, 2014

Jennifer Tabakin  
Town Manager  
Town of Great Barrington  
Town Hall  
334 Main St  
Great Barrington, MA 01230

To the Board of Selectmen and Planning Board,

I would like to apply for the Associate Member position on the Planning Board.

Thank you for your consideration.

Sincerely,

Jeremy Higa  
5 Rose Ct E  
Great Barrington, MA 01230



TOWN OF GREAT BARRINGTON  
MASSACHUSETTS

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PLANNING BOARD

December 16, 2014

Selectboard  
Town Hall  
334 Main Street  
Great Barrington, MA

RE: Associate Member Appointment  
Jeremy Higa

Dear Members of the Selectboard:

At its meeting of December 11, 2014 the Planning Board voted unanimously to appoint Jeremy Higa as the Associate Member to the Planning Board. The Planning Board respectfully requests your support of this joint appointment of Mr. Higa.

Thank you for your attention to this matter.

Sincerely,

A handwritten signature in cursive script that reads 'Kimberly L. Shaw'.

Kimberly L. Shaw  
Planning Board Secretary

Cc: Jennifer Tabakin, Town Manager  
Helen Kuziemko, Executive Administrative Assistant

4. To hear and decide comprehensive permits for construction of low or moderate income housing by a public agency or limited dividend or nonprofit corporation, as set forth in G.L. c. 40B, ss. 20-23.

**10.2.3 Regulations.** The Board of Appeals may adopt rules and regulations for the administration of its powers.

**10.2.4 Fees.** The Board of Appeals may adopt reasonable administrative fees and technical review fees for petitions for variances, administrative appeals, and applications for comprehensive permits.

### **10.3 PLANNING BOARD**

**10.3.1 Establishment.** The town has voted to establish the existing Planning Board, under G.L. c. 41 s. 81A, and the members of the Planning Board now in office shall serve as members of the Planning Board under Section 81A, with all the powers and duties allowed planning boards as detailed in MGL C.41 §81A through 81GG, inclusive.

**10.3.2 Powers.** The Planning Board shall have the following powers and those established by the General Laws.:

1. To hear and decide applications for special permits as provided in this Bylaw, subject to any general or specific rules therein contained and subject to any appropriate conditions and safeguards imposed by the Board.
2. To review and decide applications for site plan approval.

**10.3.3 Associate Member.** The Planning Board is authorized to have one associate member. The associate member shall be appointed for a three-year term by a majority vote of the members of the Planning Board and the Board of Selectmen. The Chairman of the Planning Board may designate the associate member to sit on the Planning Board for the purposes of acting on a special permit or site plan review application, or any other matter for which a quorum is required, in case of an absence, inability to act or conflict of interest on the part of any member of the Board or in the event of a vacancy on the Board.

**10.3.4 Rules and Regulations.** The Planning Board shall adopt rules and regulations not inconsistent with the provisions of the Zoning Bylaw for conduct of its business and otherwise carrying out the purposes of said Chapter 40A, and shall file a copy of such rules in the office of the Town Clerk.

**10.3.5 Fees.** The Planning Board may adopt reasonable administrative fees and technical review fees.

## EXECUTIVE SUMMARY

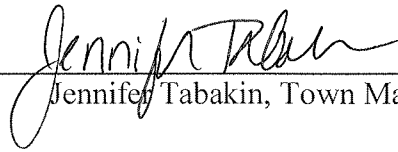
**TITLE:** Appointment of Cultural Council member.

**BACKGROUND:** The Town has advertised for residents to serve as members on the Cultural Council. M.G.L. Chapter 10, Section 58 allows for a membership of at least five members and not more than twenty-two members to be appointed by the Selectboard. The Cultural Council currently has seven members. At this time there are a number of vacancies. Ellen Shanahan has applied to be a member on the Cultural Council and they have recommended that the Selectboard appoint Ellen Shanahan.

**FISCAL IMPACT:** Not applicable; members serve without compensation.

**RECOMMENDATION:** Appoint Ellen Shanahan for a term to expire on June 30, 2015.

**PREPARED AND REVIEWED BY:**

  
\_\_\_\_\_  
Jennifer Tabakin, Town Manager

**DATE:**

1/9/15

**EXECUTIVE SUMMARY**

**TITLE:** Designation of Special Municipal Employees


**BACKGROUND:** The Selectboard is aware that the Massachusetts Conflict of Interest Law, MGL Ch. 268A, Section 17 places restrictions on a municipal employee's private activities, including business activities. That section prohibits municipal employees from receiving payment for work on a matter in which the town has an interest. The Selectboard is also aware that by designating municipal positions as "special municipal employees" the law would apply less restrictively .to those employees.

Great Barrington has a variety of boards and commissions that rely on the advice of professionals in their field. Yet by volunteering for service on the board or committee, that professional is then restricted in their professional work, because of Section 17.

By designating boards and commissions as "special municipal employees," the Selectboard can help ensure the Town can continue to rely on professional talent and welcome volunteer spirit.

**RECOMMENDATION:** The Selectboard designate the following positions as Special Municipal Employees pursuant to Chapter 268A of the Massachusetts General Laws:

- |                              |                         |                              |
|------------------------------|-------------------------|------------------------------|
| Agricultural Commission      | Animal Control Officer  | Assistant Building Inspector |
| Design Advisory Committee    | Conservation Commission | Cultural Council             |
| Historic District Commission | Historical Commission   | Parks Commission             |
| Technology Committee         | Tree Committee          | Zoning Board of Appeals      |

**APPROVED BY:**  **DATE:** 1/9/15  
Town Manager