



**Board of Selectmen
Minutes
Tuesday, May 20, 2014 at 7:00PM
Town Hall Meeting Room**

The meeting was called to order at 7:00 PM by Chair, Stu Sklar in the Town Hall Meeting Room. Selectmen Ron Ricci, Lucy Wallace, Marie Sobalvarro and Leo Blair were all in attendance as well as Town Administrator Tim Bragan and Executive Assistant Julie Doucet.

FRUITLANDS MUSEUM – ONE DAY LIQUOR LICENSE HEARING

Stu Sklar opened the hearing by reading the legal notice. He then invited Museum representative Marie LeBlanc to come forward and answer any questions. LeBlanc explained the event will be held at a different location on the property than last year. She indicated it is still outside the licensed premise requiring a one day liquor license.

On a Wallace/Sobalvarro motion, the board voted unanimously to close the public hearing.

On Wallace/Sobalvarro motion, the board voted unanimously to grant the one day license for June 22nd from 5pm to 9:30pm.

On a Sobalvarro/Wallace motion, the board voted unanimously to approve banner request from Fruitlands Museum for their Centennial.

TOWN CENTER TRANSPORTATION PLAN

Planner Bill Scanlan and Planning Board Chair Kara Minar attended the meeting. Scanlan explained Montachusett Regional Planning Commission (MRPC) is offering services to prepare a town center transportation and parking improvement plan. He said the town could use the \$25,000 allocated to finish where they left off with the 2005 Town Center Action plan. Minar said the Planning Board is fully supportive of the idea and feel it will work well with the Master Plan. Scanlan said he met with Brad Harris (MRPC), DPW Director Rich Nota and Police Chief Ed Denmark to identify issues and concerns related to pedestrian walkways, traffic flow and parking. Board members asked for clarity on the physical scope of the plan, if paving projects could be integrated and if there will be opportunities for public input. Scanlan plans to create an advisory committee comprised of business owners and residents to seek local perspective. He said the funds become available on October 1st and they allow 12 months to complete the plan. The board asked Scanlan to find out if the town is obligated to respond to the plan findings. Leo Blair and Ron Ricci were skeptical that the plan will be utilized as a pretext to spend many hundreds of thousands of dollars to comply with the findings of the study and would also likely be resisted by town center residents. Scanlan said the overall goal is to create a unified plan for the town center. He said the town may be able to utilize federal funds to make improvements over time.

On a Wallace/Sobalvarro motion, the board voted to authorize the chair to sign letter in support of application for comprehensive plan which includes pedestrian and bicycle ways once it is

confirmed the town is not compelled to perform remediation. (Ricci & Blair, Nay) Scanlan said he would contact MRPC to confirm action is not required.

PUBLIC COMMUNICATION

Philip Wesley, 107 Old Shirley Road, offered some statistics on how streaming services from Comcast will be quite unreliable, slow and costly. He said Comcast is not our best option. He encouraged the town to investigate technology with more advanced fiber optic capabilities. Wesley said we should not negotiate with single minded companies and try to get another company to work with us in providing faster internet more in line with state of the art levels. Together we can say no to Comcast.

TOWN ADMINSTRATOR REPORT

Tim Bragan informed the Selectmen of ceremonies to be held on Memorial Day. He said more details are on the town website.

Bragan received a letter from the Council on Aging asking the Selectmen to send a letter requesting a new van from MART. COA liaison Lucy Wallace said she was at the meeting when the COA discussed this. She explained the current van has over 250,000 miles and is very unreliable. On a Ricci/Wallace motion, the board voted unanimously to direct the Town Administrator to prepare a letter for the Board of Selectmen to sign.

Request to waive fees from CHOICE – 105 Stow Road

Bragan said the Zoning Board of Appeals has asked the Selectmen if they would consider waiving town fees for the redevelopment of 105 Stow Road. He said the developer, Choice Inc., has requested this waiver while their project is undergoing the comprehensive permit process with the ZBA. He said as a non-profit, they are trying to minimize expenses on this project as much as possible. Lucy Wallace thought since the town failed to provide funds for the project this was another way to show support. The board members were interested in how much the building, electrical and plumbing permits would cost. Leo Blair and Ron Ricci explained how the Municipal Affordable Housing Trust (MAHT) worked with the banks to delay foreclosure on the property which allowed Choice to purchase it for a great price. Blair and Ricci do not understand why the town would waive fees on this project when they have not for other similar type projects. Marie Sobalvarro acknowledged Choice Inc. did get a good deal on the property but they are also helping the town salvage nine affordable units. Stu Sklar and Lucy Wallace were inclined to support the request as a show of good faith. The board members were divided on how to proceed. Blair questioned whether the BOS had the authority to unilaterally waive building permit fees. He asked Bragan to ask town counsel about this. On a Wallace/Sobalvarro motion, the board voted to waive fees up to \$20,000 contingent on legal review. (Ricci & Blair - Nay)

Town Hall update

Bragan told the board he has mailed letters to four property-owners in town asking if they have space available to rent. He does believe his cost estimate for rental space is accurate. He has spoken with the School Superintendent about incorporating their office space needs. He asked him to discuss this with the School Committee at an upcoming meeting. He expects to have more information by the end of the week and will send it out to the board.

Bragan will schedule the Long-term debt discussion for Wednesday, June 18th. He asked if the board had any ideas on where to hold the meeting. It was decided to reserve the Bromfield Library.

Bragan said he is ready to advertise for the Assistant Town Administrator/Human Resource. He asked the board to review the advertisement.

FARM WINERY LICENSE – TURTLE CREEK

On a Wallace/Sobalvarro motion, the board voted unanimously to grant license to Lexington Consulting Group for the sale of wine at the Farmers Market.

BICYCLES BATTLING CANCER

On a Ricci /Wallace motion, the board voted unanimously to approve the Bicycles Battling Cancer ride for June 8th.

STRATEGIC PLANNING SESSION

The board decided to hold their Strategic Planning Session on Tuesday, June 17th at 6pm. It will be held in the same venue as last year. They discussed hold a regular meeting that night if necessary.

GIRL SCOUT – GOLD AWARD – PROCLAMATIONS

On a Wallace/Sobalvarro motion, the board voted unanimously to make proclamations to Kelly O’Shea, Jane Sullebarger and Madeleine Hettich.

CIVIL WAR ENCAMPMENT – BANNER REQUEST

On a Wallace/Sklar motion, the board voted unanimously to approve the banner.

**** On a Wallace motion, the Board voted unanimously by a roll call vote: (Sobalvarro – Aye, Ricci – Aye, Wallace –AYE, Sklar – Aye, Blair - Aye) to enter into executive session at 8:30pm, as authorized by Chapter 30A, Section 21.3 of the Massachusetts General Laws, at a meeting for which 48-hours’ notice has been given, to discuss strategy with respect to collective bargaining and litigation if an open meeting may have a detrimental effect on the bargaining or litigating position of the public body and the chair so declares. Following the executive session, the Board will reconvene into open session. ****

The meeting was adjourned at 9:10pm.

Documents referenced:

Fruitlands Museum – one day liquor license hearing – application dated 3.21.2014
Town Center Transportation Plan – draft letter dated 5.6.2014
Farm Winery License – Turtle Creek – application dated 5.14.2014