

**TOWN OF HULL
ADVISORY BOARD MINUTES**

Date of Meeting: 4/12/2008 Meeting Start: 8:30am Meeting Adjourned: 11:00 am

Attendance:

Member	Present	Absent	Others Attending
Charleen Tyson		X with notice	Phil Lemnios (early departure)
Joan Senatore	X		Pat Finn
Charlie Ryder	X		Dennis Blackhall
Jim Tobin	X		Ray Riddle
John Schmid	X		David Kellem
Dick Kenney		X with notice	Michael Sears
Jim O'Brien	X		Jill DeCosta
David Clinton	X		Holly Preston
Dennis Zaia	X		Teresa Simmons
Jay Polito	X		
Harry Hibbard	X		

Town Manager Financial Update

Phil Lemnios discussed some attachments to the Warrant. He passed out the Chart and graphs that will make up these attachments. Snow removal cost changed and the House numbers for cherry sheet were listed. He also presented the Budget Summary Sheets to our recommendations voting.

Motion: Expend in excess of appropriation for snow and ice removal in FY08 not to exceed \$150,000.

Vote:

Member	Made by	Seconded by	In Favor	In Opposition	Abstained
Charleen Tyson					
Joan Senatore			X		
Charlie Ryder			X		
Jim Tobin			X		
Dick Kenney					
Jim O'Brien	X		X		
David Clinton			X		
John Schmid			X		
Dennis Zaia			X		
Jay Polito			X		
Harry Hibbard		X	X		

Comments: unanimous

Motion: Favorable Action of Budget Article 8 as presented in the April 12, 2008 meeting attachment.

Vote:

Member	Made by	Seconded by	In Favor	In Opposition	Abstained
Charleen Tyson					
Joan Senatore	X		X		
Charlie Ryder			X		
Jim Tobin			X		
Dick Kenney					
Jim O'Brien		X	X		
David Clinton			X		
John Schmid			X		
Dennis Zaia			X		
Jay Polito			X		
Harry Hibbard			X		

Comments: unanimous

Article 29

Kenberma overlay parking

David Kellem presented the Riddles Plan for expansion and the need for an Overlay District Zoning change for part of Kingsley Rd.

Any proponent for this type of Expansion must go through the Planning Board Site Plan Review process. This would include issues such as drainage, traffic controls, Hours of use of a parking or delivery area, vehicle size.

Holly Preston presented the opponents View of the Article citing issues with delivery trucks and flooding. Jill Decosta Spoke of earlier non compliance of Deliveries in the area.

John Schmid asked if the Bank and insurance Lot would be moved into compliance.

This Proposal before us today was really site plan review issues and would encourage abutters to be present if this article passes at Town Meeting.

Planning Board Did

Dave Clinton asked about hours of deliveries.

Recycling (2 times a week) Can be flexible.

Rubbish (3 times a week) Can Be flexible.

Hour of delivery restrictions may be looked at with Site Plan review.

Phil Lemnios asked if the creation of the district automatically approves the project.

This is NOT the case. Site Plan Review Process will be instrumental in placing restrictions.

The core question for Town Meeting is... "Do we wish to create an overlay district which will force business to go through the site plan review process?"

Dennis Zaia asked if the Site Plan Review Process can include consequences to breaking agreements made.

Pat Finn States there are enforceable actions when dealing with Zoning. He also stated that this project will bring Existing Non Conforming lots into compliance. Post office is Federal property and not subject to our Zoning By-Laws.

Harry Hibbard states the Planning Board Process is the best vehicle for addressing the abutters concerns.

Motion: Article 29 Favorable Action.

Vote:

Member	Made by	Seconded by	In Favor	In Opposition	Abstained
Charleen Tyson					
Joan Senator			X		
Charlie Ryder			X		
Jim Tobin			X		
Dick Kenney					
Jim O'Brien			X		
David Clinton			X		
John Schmid	X		X		
Dennis Zaia			X		
Jay Polito			X		
Harry Hibbard		X	X		

Comments: unanimous

Article 32

Request Accessory Apartments.

Continuation of presentation. Pat states that this article is self serving, but believes this to be in the best interest of the town. 75% of Hull is Single Family Residential. Pat wished to create Affordable house under the Local Initiative Program. He believes this article will do that. He has amended his article to limit Accessory Apartment to a maximum of 10 per year.

Jim O'Brien stated that support of this article will not stop 40B development. The market will dictate how the Town will change in Socio-Economic Status.

Jim states that he can't support the article but appreciates the incredible effort made by Pat.

Harry Hibbard Commented that these units will not count to affordable housing. Secondly, this allows for the construction of a new Accessory Apartments and he would rather see this withdrawn and to work with the new town planner to create a better, more Workable by-law.

Motion: Articles 32 recommends No Action

Vote:

Member	Made by	Seconded by	In Favor	In Opposition	Abstained
Charleen Tyson					
Joan Senatore			X		
Charlie Ryder			X		
Jim Tobin			X		
Dick Kenney					
Jim O'Brien		X	X		
David Clinton			X		
John Schmid	X		X		
Dennis Zaia			X		
Jay Polito			X		
Harry Hibbard			X		

Comments: unanimous

Article 25
Two Building On One Lot.

This article will help to eliminate the so call “Wall Effect” to building.

Jim O’Brien would like to see this article amended to require developers to have a certain percentage of units as affordable.

Motion: Articles 25 Favorable Action

Vote:

Member	Made by	Seconded by	In Favor	In Opposition	Abstained
Charleen Tyson					
Joan Senatore			X		
Charlie Ryder			X		
Jim Tobin			X		
Dick Kenney					
Jim O’Brien	X		X		
David Clinton			X		
John Schmid			X		
Dennis Zaia			X		
Jay Polito		X	X		
Harry Hibbard			X		

Comments: unanimous

Article 31
 Amend Zoning re: Lodging House

This pertains to 301 Nantasket Ave. and current zoning requires retail in the first floor. Panning Board has not voted on this yet and they wished to research what other properties may be effected.

Article 36

Motion: Articles 36 No Action

Vote:

Member	Made by	Seconded by	In Favor	In Opposition	Abstained
Charleen Tyson					
Joan Senatore			X		
Charlie Ryder			X		
Jim Tobin			X		
Dick Kenney					
Jim O’Brien	X		X		
David Clinton			X		
John Schmid		X	X		
Dennis Zaia			X		
Jay Polito			X		
Harry Hibbard			X		

Comments:

Motion: Adjourn

Vote:

Member	Made by	Seconded by	In Favor	In Opposition	Abstained
Charleen Tyson					
Joan Senatore		X	X		
Charlie Ryder			X		
Jim Tobin			X		
Dick Kenney					
Jim O'Brien	X		X		
David Clinton			X		
John Schmid (left early)			X		
Dennis Zaia			X		
Jay Polito			X		
Harry Hibbard			X		

Comments:

Respectfully submitted;
David Clinton
Secretary/Clerk

FY2009 BUDGET SUMMARY									
Department/Description		FY06	FY07	FY08	FY09		%%	Dollar	%%
					Town Manager	Advisory Bd.			
		Actual	Actual	Approp	Recommends	Recommends	Budget	Change	Change
Elections	113	4,941	11,679	10,000	10,000	10,000		0	0.00%
Town Moderator	114	420	420	425	425	425		0	0.00%
Town Manager	121	160,856	197,606	208,677	213,325	213,325		4,648	2.23%
Selectmen	122	126,337	124,001	133,448	131,880	131,880		(1,568)	-1.17%
Town Wide Accounts	124	510,426	285,861	275,040	261,288	261,288		(13,752)	-5.00%
Advisory Board	131	11,162	7,551	8,000	7,600	7,600		(400)	-5.00%
Accountant	135	105,956	103,826	114,946	119,191	119,191		4,245	3.69%
Assessors	141	181,362	190,836	194,791	195,231	195,231		440	0.23%
Treasurer	145	105,430	100,144	96,446	96,724	96,724		278	0.29%
Tax Collector	146	167,959	169,155	186,075	182,945	182,945		(3,130)	-1.68%
Parking Clerk	147	18,102	21,027	25,155	25,113	25,113		(42)	-0.17%
Law Department	151	106,833	109,603	110,845	113,778	113,778		2,933	2.65%
Boards & Commissioners	152	7,999	17,992	7,700	5,250	5,250		(2,450)	-31.82%
IT	155	0	177,951	171,800	163,443	163,443		(8,357)	-4.86%
Town Clerk	161	23,266	22,359	23,355	23,795	23,795		440	1.88%
Board of Registrars	163	11,535	6,171	7,475	7,475	7,475		0	0.00%
Conservation	171	62,266	68,209	61,781	68,191	68,191		6,410	10.38%
Planning Board	175	38,854	25,249	43,191	48,094	48,094		4,903	11.35%
Board of Appeals	176	13,374	10,608	10,882	11,163	11,163		281	2.58%
Town Buildings	192	136,796	123,831	116,178	117,104	117,104		926	0.80%
Town Reports	195	4,500	4,500	4,500	4,500	4,500		0	0.00%
Police Department	210	2,339,872	2,352,236	2,350,742	2,300,156	2,300,156		(50,586)	-2.15%
Public Safety/Dispatch	215	362,121	384,802	402,165	429,473	429,473		27,308	6.79%
Fire Department	220	2,435,889	2,453,593	2,667,652	2,629,346	2,629,346		(38,306)	-1.44%
Building Department	241	160,288	171,837	157,748	134,583	134,583		(23,165)	-14.68%
Shellfish	297	10,512	11,257	11,840	12,104	12,104		264	2.23%
Emergency Preparedness	291	3,748	4,375	4,500	4,500	4,500		0	0.00%
Animal Control	292	24,774	35,559	42,841	44,037	44,037		1,196	2.79%
School	301	12,647,242	13,099,412	13,105,919	12,770,000	12,770,000		(335,919)	-2.56%
Highway	421	722,955	787,244	824,253	782,752	782,752		(41,501)	-5.04%
Snow Removal	423	114,332	100,608	74,830	74,830	74,830		0	0.00%
Landfill	430	161,283	121,778	99,921	124,094	124,094		24,173	24.19%
Grounds Maintenance	491	97,571	85,714	107,458	73,949	73,949		(33,509)	-31.18%
Beach Maintenance	492	44,359	34,422	39,011	0	0		(39,011)	0.00%
Tree Department	493	6,046	7,000	7,500	0	0		(7,500)	0.00%
Litter Removal	494	11,639	8,645	11,400	0	0		(11,400)	0.00%
Midge Control	495	13,548	12,877	14,200	14,200	14,200		0	0.00%
Park Maintenance	496	56,515	57,897	58,680	54,680	54,680		(4,000)	-6.82%
Board of Health	511	190,116	196,541	202,732	192,668	192,668		(10,064)	-4.96%
Council on Aging	541	114,435	112,140	127,366	119,257	119,257		(8,109)	-6.37%
Veterans' Services	543	30,436	76,557	80,734	80,663	80,663		(71)	-0.09%
Library	610	292,198	292,137	289,504	275,029	275,029		(14,475)	-5.00%
Park and Recreation	650	72,178	70,976	65,108	61,808	61,808		(3,300)	-5.07%

War Memorial	692	11,634	14,500	14,500	13,775	13,775	(725)	-5.00%
Department Budgets	21,722,066	22,270,687	22,571,315	21,998,419	21,998,419	21,998,419	(572,896)	-2.54%
Workers' Compensation	90,738	84,526	50,000	26,250	26,250	26,250	(23,750)	-47.50%
Unemployment Insurance	81,371	89,827	90,000	80,000	80,000	80,000	(10,000)	-11.11%
Life/Health Insurance	2,937,964	3,371,360	3,820,000	4,285,950	4,285,950	4,285,950	465,950	12.20%
General Town Insurance	282,573	298,292	300,000	315,000	315,000	315,000	15,000	5.00%
Medicare/FICA	180,511	213,544	200,000	225,000	225,000	225,000	25,000	12.50%
Un-Insured Medical	51,591	31,783	50,000	52,500	52,500	52,500	2,500	5.00%
Fuel Reserve				86,614	86,614	86,614	86,614	0.00%
Insurance Total	960	3,624,749	4,089,332	4,510,000	5,071,314	5,071,314	561,314	12.45%
Contributory Retirement	918	2,456,668	2,545,053	2,651,887	2,739,825	2,739,825	87,938	3.32%
Pension Non-Contributory	137,712	121,594	103,756	105,200	105,200	105,200	1,444	1.39%
Pension Total	970	2,594,380	2,666,647	2,755,643	2,845,025	2,845,025	89,382	3.24%
General Government Principal		219,000	215,000	185,000	185,000	185,000	(30,000)	-13.95%
Debt Exclusion Principal		265,000	265,000	265,000	265,000	265,000	0	0.00%
General Government Interest		208,896	129,882	123,081	123,081	123,081	(6,801)	-5.24%
Debt Exclusion Interest		386,082	186,700	177,094	177,094	177,094	(9,606)	-5.15%
Temporary Borrowings		571,865		281,108	281,108	281,108	281,108	0.00%
within levy							0	0.00%
outside levy (High School)							0	0.00%
Sewer Debt Principal			224,268	305,369	305,369	305,369	81,101	36.16%
Sewer Interest			31,149	86,791	86,791	86,791	86,791	0.00%
Debt Service Total	980	0	1,650,843	1,051,999	1,423,443	1,423,443	371,444	35.31%
Reserve Fund	132	20,000	29,988	70,000	30,000	30,000		0.00%
Capital Improvements	780	227,692	170,155	0	229,404	229,404	229,404	0.00%
Total Budget	28,168,887	30,847,664	30,958,957	31,597,605	31,597,605	31,597,605	638,648	2.06%