

**Board of Selectmen's Meeting
October 17, 2011, 6:30 PM
Sanford Hall, Town Hall
155 Village Street**

Present: Vice Chairman John Foresto, Selectman Andrew Espinosa, Selectman Dennis Crowley and Town Administrator Suzanne Kennedy. Selectman Trindade arrived at 7:05 PM. Chairman Richard Dunne was absent.

Also Present: Barbara Saint Andre, Town Counsel; Will Naser, Principal Assessor; Melanie Phillips, Treasurer-Collector; Susy Affleck-Childs, Planning and Economic Development Coordinator; Tom Holder, Director, Department of Public Services; Police Chief Allen Tingley; Fire Chief Paul Trufant.; Andy Rodenhiser, Chairman, Planning and Economic Development Board; Martin Dietrich, Chairman, Finance Committee; Missy Dziczek, Director, Council on Aging.

At 6:38 PM Vice Chairman Foresto called the meeting to order and led the Board in the Pledge of Allegiance.

Executive Session:

At 6:40 PM Selectman Crowley moved that the Board go into Executive Session to consider the purchase, exchange, lease or value of real property if the chair declares that an open meeting may have a detrimental effect on the negotiating position of the public body (Exemption 6): Oak Grove, and to return to public session immediately following executive session; Selectman Espinosa seconded. Roll call vote – 3-0: Vice Chairman Foresto, aye; Selectman Espinosa, aye; Selectman Crowley, aye.

At 7:21 PM Vice Chairman Foresto reconvened the public session.

Public Comments: None.

Discussion – After Hurricane Irene: Action Report:

The Board reviewed a report, dated October 4, 2011, prepared by Compass.

Present: Gerry Lewis, Compass; Allen Tingley, Police Chief; Paul Trufant, Fire Chief.

Town Administrator Suzanne Kennedy introduced Mr. Gerald Lewis to the Board, providing a brief review of his qualifications and previous work for the Town in workshops on sexual harassment. Mr. Lewis recently conducted interviews with various staff regarding their response to Hurricane Irene. Ms. Kennedy stated she and Mr. Lewis attended a disaster planning workshop last week. A national effort is underway to combine business and public sectors toward effective preparedness.

Mr. Lewis gave a brief synopsis of his report, noting that it was not about any particular area, but rather an unexpected combination of factors, like a “perfect storm”. He met with key people, and also researched how other communities responded to Irene. What does a town like Medway have to do to be better prepared? Mr. Lewis stated that Medway did very well, and the Town can use this evaluation to work toward a more comprehensive response in the coming years.

Vice Chairman Foresto thanked the chiefs and Mr. Tom Holder, Director, Department of Public Services, for their departments’ response throughout town. We can also learn from experience, and find out how we can improve going forward.

Selectman Crowley asked that a copy of the report be forwarded to the Capital Improvements Planning Committee as some suggested changes involved both schools and the Town. He asked how other communities handle the “who’s in charge” issue. Mr. Lewis responded that in some communities, it’s the mayor or town manager, while others designate the chief of police or fire chief. Ms. Kennedy stated the Town staff knows that in Medway the police chief is the emergency manager. Mr. Lewis agreed that it is usually police or fire, generally because they are responsible for rescue, recover, fire, etc. He advised that an Emergency Operations Center (EOC) be set up for future needs, and this would be the done by the police chief in consultation with the Town Administrator. He noted that only 32 municipalities of 154 opened up an emergency center. This should be a place that is always set up and ready to roll. That will be in the police department. Does it have to be open 24 hours or in pieces? Not necessarily, but it is nice to have periodic updates or reports given out to the public. However, if you are housing people in emergency shelters on a 24-hour basis, the EOC needs to be up and running around the clock.

Selectman Crowley asked who has the responsibility for determining the schools will be open for class. Mr. Lewis stated that it is usually the emergency manager who determines it because of safety of the students and staff, and the schools would follow that decision. It’s difficult to decide if kids should stay home in cold homes (winter) without supervision, or open school so that kids are somewhere safe and warm.

Selectman Trindade suggested that the person in charge should be the Town Administrator. In the case of Hurricane Irene, she called a meeting in advance of the storm to begin preparations. He noted that a Reverse 911 call making announcement of impending storm, and this could be used for advanced instructions and notifications. He stated further that he thought the report was good, and it can be used for educational purposes. Vice Chairman Foresto stated he would like to get a feel for how much people really want to be informed with these kinds of calls, or if they consider them more of a nuisance.

Ms. Kennedy stated that, through the generosity of the schools, the Town has expanded their List Serve by combining with the schools and should start using social networking as well. Mr. Lewis encouraged the Town to use newspapers, Facebook, websites, BlackBoard communications as ways to get important messages out to the residents.

Selectman Espinosa stated the report was great, noting it addressed a lot of things that were issues. Speaking as a resident, he said he didn’t feel like we were organized enough. He stated he saw people driving through or around barriers, kids walking around downed lines, pizza deliveries running as usual,

all of which was pretty dangerous while being confusing. He was frustrated that he couldn't find anyone to tell him what was going on. It could have been a situation worse than a storm. Mr. Lewis stated there was a lot of lead time before this storm, noting that it could have been something sudden like a hazardous materials spill, with no warning.

Ms. Kennedy stated that the generators not working did create a problem, as well as a fire in the police department, and web server going down. We learned a lot from this.

Vice Chairman Foresto stated he would like to see the "playbook" and thought there should be To Do lists for each day before a storm, especially when we have lengthy advance notice. We need to make sure who the contacts are, and that their contact information is correct. He suggested an open communications bridge. Mr. Lewis responded that text messaging on cell phones and two-way radio systems usually last longer. Vice Chairman Foresto asked if the Town has a list of the special needs, such as nursing homes. Police Chief Tingley responded that they did.

Selectman Trindade suggested this might be a good task for the new outreach worker from the Council on Aging, identifying folks living alone who otherwise have no support system. Missy Dziczek, Director, Council on Aging, stated such identification is done on a continual basis, but it is a good suggestion.

Approval – Fall Town Meeting Warrant Article Recommendations:

The Board reviewed a Draft Town of Medway Warrant for November 14, 2011 Fall Town Meeting.

Article 1 – Property Purchase: Town Administrator Kennedy stated this article will be removed from the Warrant.

Article 2 – Purchase Ambulance: Ms. Kennedy stated she worked with the EMT coordinator and the Finance Director to get quotes from vendors, securing three quotes. Selectman Trindade explained to viewers about the Ambulance Enterprise Account. Vice Chairman Foresto noted the Capital Improvement Planning Committee was also consulted. Responding to a question from Selectman Crowley, Ms. Kennedy stated the Town hopes to sell the old ambulance back in some way. Ms. Phillips stated the cost of the new ambulance reflects trade-in value, and the purchase price will be bonded. Discussion followed. **Selectman Trindade moved the Board accept Article 2 as read; Selectman Espinosa seconded. No further discussion. All ayes, 4-0.**

Article 3 – School Dept. Lease: Solar Power: Ms. Kennedy provided a brief explanation, noting that the article is a duplicate of an article approved at the 2009 Annual Town Meeting with minor changes referring to school programs. She stated the leasing documents have been reviewed by Town Counsel. Selectman Crowley stated he would like to have the specific schools identified. **Selectman Trindade moved the Board accept Article 3 as read with the caveat that the specific schools be identified; Selectman Espinosa seconded. Martin Dietrich suggested a time limit on performance. Ms. Kennedy noted the developer will be motivated by the tax savings. All ayes 4-0.** It was noted Broadway Electric is submitting this proposal. Mr. Dietrich commented that the School Committee indicated the cost of

the engineering study was not included in the grant. Ms. Kennedy stated she will investigate and report back to the Board.

Article 4 – Amendment to Council on Aging Revolving Fund: Missy Dziczek, Director, Council on Aging, stated the amount is usually \$81,000 and the difference is the federal funding. This is merely a housekeeping measure, and there is no funding impact on the Town. **Selectman Trindade moved the Board accept Article 4 as read; Selectman Crowley second. No discussion. All ayes, 4-0.**

Article 5 – Rescind borrowing: Council on Aging Building: Ms. Kennedy stated the unused \$25,000 cannot be used for anything other than construction. Brief discussion followed. **Selectman Trindade moved the Board accept Article 5 as read; Selectman Espinosa seconded. No further discussion. All ayes, 4-0.**

Article 6 – Rescind borrowing: ESCO Project: Ms. Phillips recommended this action. Selectman Trindade clarified for viewers that the borrowing capacity exists, and by rescinding this one, the capacity for other borrowing increases. **Selectman Trindade moved the Board accept Article 6 as read; Selectman Espinosa seconded. No discussion. All ayes. 4-0.**

Article 7 – Re-purpose funds: Fire Station Roof and Town Hall Renovation: Ms. Kennedy provided a brief explanation, noting the renovation within Town Hall includes half-walls to create offices for the IT Director and Housing Coordinator, as well as painting and molding and a new Selectmen desk in Sanford Hall. Whole walls would require renovation of the HVAC systems. Ms. Phillips pointed out that the money has to be spent for a similar purpose for which it was borrowed. Discussion followed. **Selectman Trindade moved the Board accept Article 7 as read; Selectman Espinosa seconded. No further discussion. All ayes, 4-0.**

Article 8 – Re-purpose funds: Snow Guard Rails at Police Station: This action is a direct result of damage sustained during a storm in January 2010. It was noted that it must be used for a building maintenance item. Selectman Crowley asked if this amount will cover the cost. Police Chief Tingley stated it is not, but the remaining funds will come out of the Police Department budget. **Selectman Trindade moved the Board accept Article 8 as read; Selectman Espinosa seconded. No discussion. All ayes, 4-0.**

Articles 9, 10, 11 & 12 refer to settlement of municipal contract. **Selectman Trindade moved the Board accept Articles 9, 10, 11 and 12 as read; Selectman Espinosa seconded. No discussion. All ayes, 4-0.**

Article 13 – Transfer: Police Outside Detail Account: Ms. Kennedy stated the Town Accountant determined the need to write off unpaid police detail expenses going back as far as 1995. By being able to pay the full invoice for insurance, the Town realized a savings. Ms. Phillips stated a combination of letters and phone calls was implemented to get payments in from people who contracted for details. **Selectman Trindade moved the Board accept Article 13 as read; Selectman Crowley seconded. No discussion. All ayes, 4-0.**

Article 14 –Prior Year Unpaid Bills: No discussion. **Selectman Trindade moved the Board accept Article 14 as read; Selectman Espinosa seconded. No discussion. All ayes, 4-0.**

Article 15 – Operational Reserve Transfer: Hurricane Irene: Ms. Kennedy stated this article was recommended as placeholder as a result of Tropical Storm Irene. The Town incurred almost \$96,500 in expenses, for which there is a guaranteed a 75% reimbursement in salary and equipment costs. She noted that because some of the debris removal occurred outside the window of declaration, it is possible that \$25,000 will not be reimbursed. She anticipates hearing an outcome no later than January 31. Selectman Crowley suggested this article be postponed until Annual Town Meeting when the exact amount will be known. Ms. Kennedy stated her initial concern was for the Fire Dept. expenses. **After discussion, the Board agreed to remove Article 15 from the Warrant.**

Article 16 – Approve Settlement(s): Sewer Ext. Project Claims: **Selectman Trindade moved the Board accept Article 16 as read including the amount of \$27,500; Selectman Crowley seconded. All ayes, 4-0.**

Article 17 – Establishment of OPEB Trust Fund: **Selectman Trindade moved the Board accept Article 17 as read; Selectman Crowley seconded. No discussion. All ayes, 4-0.**

Article 18 – Amend By-Law: Alcoholic Beverages: Ms. Kennedy stated the article now includes the addition of other locations, i.e., public library, senior center and 50 Winthrop Street. **Selectman Trindade moved the Board accept Article 18 as read; Selectman Crowley seconded. Brief discussion on insurance liability followed. All ayes, 4-0.**

Article 19 – Street Acceptance: Susy Affleck-Childs, Coordinator, Planning and Economic Development, stated this article is a follow-up to the Board’s vote to lay out the street. It was noted that no article would be necessary if the Board accepts land as a gift of open space. **Selectman Trindade moved the Board accept Article 19 as read; Selectman Espinosa seconded. All ayes, 4-0.**

Selectman Trindade moved that the Board approve and close the Fall Town Meeting Warrant; Selectman Crowley seconded. No discussion. All ayes, 4-0.

Approval – Inter-Fund Borrowing: Treasurer-Collector:

The Board reviewed a form entitled “Advance of Funds in Lieu of Borrowing Debt” prepared for execution on October 18, 2011.

Present: Melanie Phillips, Finance Director and Treasurer-Collector.

Ms. Phillips stated the School Department is looking for \$20,000 for water valves, and the Department of Public Services is in need of a water utility truck, totaling \$85,000. As this is a relatively small amount, she would prefer to inter-fund borrow until next year.

Selectman Trindade moved that the Board approve the inter-fund borrowing in the amount of \$65,000 related to Water Truck and \$20,000 related to School Water Valves as prepared by the Finance Director; Selectman Espinosa seconded. No discussion. All ayes, 4-0.

Approval – Elder Affairs Grant Contract – Council on Aging:

The Board reviewed the following information: (1) Contract between Commonwealth of Massachusetts and the Town of Medway in the amount of \$12,519.00; and (2) Memorandum, dated October 12, 2011, from the Council on Aging Director.

Present: Missy Dziczek, Director, Council on Aging.

Ms. Dziczek reported the amount as an increase, amended due to census reporting. She stated she would like to use the funds for a part time outreach worker to conduct surveys and other tasks.

Selectman Trindade moved that the Board authorize the Chair to execute a contract in the amount of \$12,519.00 which provides for a revision to the grant previously approved and received from the Executive Office of Elder Affairs; Selectman Espinosa seconded. No discussion. All ayes, 4-0.

Approval – Intent to Layout Iarussi Way as a Public Way:

The Board reviewed the following information: (1) Memorandum, dated October 4, 2011, from the Chairman of the Planning & Economic Development Board; and (2) Evergreen Meadow Subdivision Plan of Land Street Acceptance, revised August 1, 2011, prepared by GLM Engineering Consultants, Inc.

Ms. Susy Affleck-Childs, Coordinator, Planning and Economic Development, reminded the Board that in September this year it voted its intent to begin to lay out streets. Subsequently, the Planning and Economic Development Board voted unanimously to lay out Iarussi Way as a street. Responding to a question from Selectman Crowley, she explained that “laying out” is an action the Board of Selectmen takes to express intent, which is later accepted at Town Meeting. There is then a period of 120 days during which the developer must finalize all remaining details to complete work on the street.

Selectman Trindade asked if the parcel for open space has been clearly deeded. Ms. Affleck-Childs stated it has and will be considered in a separate article.

Selectman Trindade moved that the Board vote to accept the layout of Iarussi Way in its entirety as shown on the Plan of Land Street Acceptance “Iarussi Way” dated July 8, 2011, last revised August 1, 2011, prepared by GLM Engineering Consultants, Inc; Selectman Espinosa seconded. No discussion. All ayes, 4-0.

Approval – Acceptance of 23.71 Acre Parcel Associated with Iarussi Way Development:

The Board reviewed the following information: (1) Memorandum, dated October 7, 2011, from Susy Affleck-Childs, Planning & Economic Development Coordinator; and (2) Evergreen Meadow Open Space Parcel Plan dated September 26, 2011 prepared by Medway Planning & Economic Development Office.

Ms. Susy Affleck-Childs, Coordinator, Planning and Economic Development, explained that the 23-acre portion around the edge of the development was designated as open space as part of the initial decision in 2006. It is now time to officially accept the land as open space. She noted the Planning and Economic Development Board met with the Conservation Commission last week. Discussion followed. It was noted that the Conservation Commission has to attest that conservation laws are followed before any development can happen, such as developing an athletic field.

Responding to a question from Selectman Espinosa, Ms. Affleck-Childs stated this is the first open space residential development where homes are clustered near an open space area. In a traditional development, there would have been additional road costs on the part of the developer.

Martin Dietrich, Chairman, Finance Committee, asked who is now responsible for that land as far as safety and maintenance. Ms. Kennedy responded that responsibility will now fall to the Town. Selectman Trindade remarked it would fall under the Town's general liability policy. Ms. Affleck-Childs stated there is a small parking lot, and a trail has been developed. She stated she has talked to the Department of Public Services, letting them know that there will be more of these kind of developments.

Selectman Espinosa asked who decided that a trail should be put in. Ms. Affleck-Childs responded the developer paid for the trail. The Board questioned this process and wondered if the Town should be part of the initial decision to install a trail and bridge. Mr. Dietrich stated he is in favor of open space, but we have to consider that the Town is taking on the burden and costs of maintaining that open space and its accoutrements. Ms. Kennedy suggested the Planning and Economic Development Board could notify the Board of Selectmen when similar things are being proposed. Selectman Trindade suggested the trail and bridge could always be closed if there are no funds to take care of it.

Selectman Trindade moved that the Board vote to accept the donation of the 23.71 acres of open space surrounding 15 single family home lots at the Evergreen Meadow Subdivision (Iarussi Way) from developer Taniel Bedrosian/SENEK LLC; Selectman Espinosa seconded. No discussion. All ayes, 3-1. Selectman Crowley, oppose.

Selectman Trindade asked the Town Administrator to ask Town Counsel clarify issue of Conservation Commission involvement in these types of matters.

Discussion – Thayer House Development Plan:

The Board reviewed the following information: (1) The Thayer Homestead Development Committee – Recommendation to the Board of Selectmen dated October 17, 2011; (2) The Thayer Homestead

Development Committee – Recommendation to the Board of Selectmen dated October 25, 2010; and (3) The Thayer Homestead Development Concept Recommendation dated October 14, 2011.

Present: Dan Hooper and Matt Buckley, Thayer Development Committee.

Vice Chairman Foresto stated the Board received three documents, one which will be presented now.

Mr. Hooper stated the committee has been working on this for the past 16 months, and a year ago presented a recommendation to the Board. He briefly reviewed the acquisition of the property and other groups that have been instrumental in the process thus far. He went through a PowerPoint presentation, beginning with the following goals:

- Preserve the property's historic character
- Preserve the scenic vistas to and from Choate Park
- Preserve the open space aspect of the yard
- Design for compatibility with existing buildings and functionality for community use
- Design to create a self-sustainable model for continued upkeep and expenses

Mr. Hooper stated it is also important to have the property occupied by a caretaker to prevent vandalism. He noted that all new aspects will be ADA compliant.

Selectman Espinosa asked if the stage and amphitheater were part of Phase 1. Mr. Hooper stated he did not see it as a permanent structure, more likely a movable rental for those few occasions that might require it.

Regarding the barn, Mr. Hooper stated it has been made structurally sound due to work on the foundation, but it could use some "weather tightening" which could possibly be accomplished through the donation of volunteer time from another entity in Town. The house is on town sewer and also connected to natural gas.

Vice Chairman Foresto asked how they plan to create a self-sustaining aspect of the property. Mr. Hooper stated they researched surrounding towns for similar properties and how that revenue sustains the property. These venues are typically managed by a Board of Selectmen, Historical Commission or Historical Society. He listed various event costs and popular sites booked 2-3 years in advance, remarking that the market for such properties exists. The advantage of the Thayer House will be that it is air conditioned, and has the full use of the catering kitchen. Mr. Hooper briefly reviewed the revenue tables and how potential revenues and expenses were determined. He stated removal of the fireplace in the center room would create more space, clarifying that the fireplace was built in the 1950s and has no historical value.

Mr. Hooper continued, stating that the source of funds are those secured by the Community Preservation Act (CPA), and the design must meet the criteria for use of those funds. Selectman Crowley expressed concern about the numbers, noting that the revenues seem high, and asked to meet with Vice Chairman Foresto to review how they were determined. He clarified he wants to make sure that maintenance of the property will not come from the Town's general fund. Mr. Hooper stated that two

people who make their living as caterers were at most of their meetings. They noted that weddings are downsized in a tight economy, and indicated this is the kind of facility they like.

Responding to a question from Selectman Crowley regarding administration, Mr. Hooper stated an advisory committee will be in charge. Selectman Espinosa asked about the operational plan and whether a caretaker will really be able to do this. Selectman Crowley remarked that some properties he's researched are run by a trust, which then reports to the Town.

Mr. Hooper advised that any monies captured as profits have to go back to the Community Preservation Act funds. It would require Town Meeting action to establish a mechanism to collect revenue. Town Administrator Kennedy will get clarification about whether expenses are covered out of those profits before money is funneled back into the Community Preservation Act funds.

Selectman Trindade moved the Board reopen the Fall Town Meeting Warrant; Selectman Espinosa seconded. No discussion. All ayes, 4-0.

Selectman Trindade moved the Board add a warrant article as follows: "To see if the Town will vote to appropriate a sum of money (\$250,000) from the Community Preservation Fund Account for the purpose of retaining the services of both a schematic design firm and professional project oversight for the Thayer Development concept prepared by Davis Square and Associates to the Town-owned Thayer property at 2B Oak Street and authorize the Board of Selectmen, in consultation with the Community Preservation Committee, to enter into contract with professionals to perform said work, or take any other action relative thereto"; Selectman Espinosa seconded. Discussion followed on when Board will make its recommendation, funding options, etc. Split Vote: 3-0-1 – Selectman Crowley abstained as he is not comfortable with report on revenue and expenses until further information is provided.

Selectman Trindade moved the Board close the Fall Town Meeting Warrant; Selectman Crowley seconded. No discussion. All ayes, 4-0.

Discussion – Town Seal – Design Review Committee:

The Board reviewed the following information: (1) Memorandum dated October 4, 2011 from Matthew Buckley, Chair, Design Review Committee; and (2) Email from Town Counsel dated July 13, 2011. The Design Review Committee is comprised of the following individuals, some of whom were present: Matthew Buckley, Chair; Julie Fallon, Vice Chair; Mary Weafer, Recording Secretary; Karyl Spiller-Walsh, Planning and Economic Development Board representative; Rachel Walsh, Corresponding Secretary; and Dan Hooper, Associate Member.

Present: Matthew Buckley, Chair, Design Review Committee; Fire Chief Paul Trufant.

Mr. Matt Buckley stated the Design Review Committee is comprised of design professionals who believe the logo could be updated. Signs at the "gateways" into Medway need to be replaced so an updated

design is suggested. They hope an update will improve the perception of Medway as well. He noted that the present logo is fine when viewed close up, but the details are lost when driving by. He likened it to a “brand” that represents what Medway is or stands for.

Mr. Dan Hooper stated the last update for the logo occurred at the 200th anniversary so another update tied to the upcoming anniversary would be timely.

Selectman Crowley asked the committee to provide a budget on how much this might cost, as it involves signs, letterheads, and all sorts of things that will have to be changed. Mr. Hooper suggested making those changes as current inventory is depleted, spreading the costs over a longer period of time. Paul Trufant, Fire Chief, reminded the committee and Board that this would also mean the design on fire engines and uniform patches would all have to be changed. Vice Chairman Foresto suggested a comprehensive plan to determine all necessary action.

Ms. Kennedy stated that a change in the logo or Town Seal will require Town Meeting action. It was suggested to target this for 2012 Annual Town Meeting.

Vice Chairman Foresto encouraged everyone to attend the mixer sponsored by the Medway 300 Committee Tuesday night at the VFW.

Vice Chairman Foresto asked Ms. Kennedy to give the Board a general idea of the amount of rebranding that would have to occur throughout Town. He cautioned that the seal can only be used in ways designated by statute.

The Board gave its support to the project, and asked the committee to give periodic reports.

Discussion – Board of Assessors, Affordable Housing Committee vacancies:

Ms. Kennedy announced that a member of Board of Assessors wants to resign, but has agreed to remain on that Board until the vacancy is filled. She asked the Selectmen to think about people with the appropriate expertise who might be willing to serve.

Action Items from Previous Meeting:

There were no updates on Action Items.

School Committee Report from School Committee Liaison:

Diane Borgatti stated the School Committee is making the best use of all dollars made available to them. Other ways of cost savings might include returning students who are presently in home-based programs. They are also working on the realignment of budget following newly-received revenues, though the final

figures are not yet known. She stated she anticipates getting the report in time for their regular meeting scheduled for November 4. Her understanding is that a joint meeting of the School Committee and Board of Selectmen may not occur until sometime in December.

Selectmen Trindade clarified for viewers what information the Board of Selectmen is seeking, namely the source of new funds that come into the school budget since the budget was voted at Annual Town Meeting. He noted that circuit breaker funds from the state and school choice reimbursements are the big ones. Discussion followed. Realistic circuit breaker numbers for FY12 should be available on November 4.

Ms. Borgatti stated the schools are trying to be very “green”, and noted that 51% of electrical power capacity should come from solar panels placed on the roof.

Selectman Trindade suggested the work at the middle school be documented, like “before” and “after” photos and things like that. He acknowledged that while everyone is interested in the final result, later on someone will want to know what came before.

Approval of Warrants:

Selectman Crowley, Clerk, read aloud Warrant 12-16, dated 10/20/11, submitted for approval:

12-16	Town Bills	\$1,100,007.59
TOTAL		\$1,100,007.59

Selectman Trindade moved the Board approve Warrant 12-16 in the amount of \$1,100,007.59; Selectman Espinosa seconded. No discussion. All ayes, 4-0.

Town Administrator’s Report:

Ms. Kennedy stated she was informed by the Medway Police Department that the Alcoholic Beverages Control Commission conducted an exercise in Medway with great success. All establishments visited were actively checking IDs of patrons ordering alcoholic beverages.

Ms. Kennedy stated an email sent earlier to the Board of Selectmen from State Representative Dykema indicated that the State Department of Utilities to review Hurricane Irene preparedness and response by the utilities. A meeting will be held on National Grid’s response on Tuesday, November 1, at the Trottier Middle School in Southborough, and a similar one to review NStar will be held on November 16 in the Walsh Middle School Auditorium in Framingham. Ms. Kennedy stated she will try to attend those.

Ms. Kennedy stated she will bring the proposed five-year forecast to the next Board of Selectmen meeting.

Ms. Kennedy stated she recently learned of a proposal to build a solar farm in Bellingham, and proponents are soliciting municipal interest in the purchase of the solar energy generated. She has been invited to a meeting and will report back to the Board. This is a 20-year project, and the Town of Bellingham anticipates a savings of \$70,000 per year.

Selectmen's Reports:

Selectmen Trindade stated he is the Board's liaison to the Planning and Economic Development Board, and it has three warrant articles outside of the road acceptance article. While the current policy for Fall Town Meeting is to consider only financial articles, these feature very minor zoning changes in areas that were reclassified. For example, the current zoning law does not cover the ability of homeowner to build additional structure, such as in-law apartment. It also does not allow for home-based businesses. A third one involved property that is currently zoned residential, yet it is commercially owned by a utility company. It now needs classification as commercial so it can generate revenue.

Ms. Kennedy reminded the Board that Chairman Dunne specified Fall Town Meeting would only consider financial matters. She added that she referred the matter to Town Counsel who indicated there was nothing in the articles that could not wait for Annual Town Meeting in the spring, where there would also be a larger attendance.

Vice Chairman Foresto noted the proposed are not emergencies and he would prefer to put them off until the spring.

Approval of Minutes:

The Board reviewed draft minutes of public sessions held on May 16, 2011; June 6, 2011; June 13, 2011; June 16, 2011; June 20, 2011; July 8, 2011; July 18, 2011; and August 15, 2011.

Selectman Trindade moved the Board accept the public session minutes of May 16, 2011, as drafted; Selectman Espinosa seconded. No discussion. All ayes, 4-0.

Selectman Trindade moved the Board accept the public session minutes of June 6, 2011, as amended; Selectman Espinosa seconded. No discussion. All ayes, 4-0.

Selectman Trindade moved the Board accept the public session minutes of June 13, 2011, as drafted; Selectman Crowley seconded. No discussion. All ayes, 4-0.

Selectman Trindade moved the Board accept the public session minutes of June 16, 2011, as drafted; Selectman Espinosa seconded. No discussion. All ayes, 4-0.

Selectman Trindade moved the Board accept the public session minutes of June 20, 2011, as drafted; Selectman Espinosa seconded. No discussion. All ayes, 4-0.

Selectman Trindade moved the Board accept the public session minutes of July 8, 2011, as drafted; Selectman Espinosa seconded. No discussion. Split vote: 3-0-1; Crowley abstained as he was not at the meeting.

Selectman Trindade moved the Board accept the public session minutes of July 18, 2011, as amended; Selectman Espinosa seconded. No discussion. All ayes, 4-0.

Selectman Trindade moved the Board accept the public session minutes of August 15, 2011, as drafted; Selectman Crowley seconded. No discussion. All ayes, 4-0.

At 10:32 PM Selectman Trindade moved to adjourn; Selectman Espinosa seconded. No discussion. All ayes, 4-0.

Respectfully submitted,
Jeanette Galliardt
Night Board Secretary