

**Norwell Board of Selectmen
Meeting Minutes
November 5, 2014**

Ellen Allen opened the meeting and introduced Jason Brown, Gregg McBride, David DeCoste, Tammie Garner and Town Administrator Jim Boudreau. Agenda Amended to add: OB#3 Complete Streets, NB#3. McGreal's Tavern date change for half marathon. *MOTION: Jason Brown moved the Board approve the agenda as amended. Seconded and unanimously voted.*

CITIZEN COMMENTS – None

APPROVAL OF MINUTES – During the 7:00 portion of meeting, the Board of Selectmen approved December 4, 2013 & April 16, 2014 open meeting minutes.

7:35 Bruce Burgess – Board of Registrars Applicant – Not in attendance

7:40 Kevin Jones – Board of Registrars Applicant – Kevin Jones explained to the Board of Selectmen the process of how the Town Democratic Party offers 3 names to the Selectmen who are the appointing authority. Kevin explained that he is not particularly interested in filling this position but would be willing to, would defer and would support the decision of appointing Jill O'Loughlin to the Board of Registrars.

7:45 Jill O'Loughlin – Board of Registrars Applicant – Jill O'Loughlin briefed the Board of Selectmen on why she is interested in serving on the Board of Registrars.

Jason Brown moved to accept Jill O'Loughlin's resignation from the Library/Town Hall Study Committee and the Sr. Tax Relief Committee with regret. Seconded and unanimously voted.

MOTION: Jason Brown moved that the Board of Selectmen in accordance with the request of the Town Democrat Nomination Committee appoint Jill O'Loughlin to the Board of Registrars to a Term Expiring June 30, 2015. Seconded and unanimously voted.

OLD BUSINESS

Complete Streets – Briefing on the Selectmen attending a Planning Board Meeting with MAPC. No downside of creating a Complete Streets policy for the Town and pursue a grant. One Selectman will be a rep on this committee. *MOTION: Ellen Allen requested a motion to appoint Jason Brown to be the Selectmen Rep. to the yet to be determined committee to be established with the Planning Board to develop a Complete Streets Policy for the Town of Norwell. David DeCoste made the motion, seconded and unanimously voted.*

NEW BUSINESS

Acknowledge Resignation – Brian Noble, Advisory Board – Brian Noble has taken a job in Northfield as the Town Administrator and will not be able to attend AB Meetings. The Board congratulated him and wished Brian luck.

Beacon Hill Institute Feedback on Green Communities – On October 9, 2014 the following attended a meeting at Beacon Hill Institute: Selectmen Ellen Allen, David DeCoste, Jason Brown, Town Administrator Jim Boudreau, Town Planner Chris Dilorio and Energy Committee Members Bob McMackin, Matt DeCoursey. See attached minutes from BHI for meeting

discussions. *MOTION: Jason Brown moved that the Board approve the October 9, 2014 minutes. Seconded, passed with Garner and McBride abstaining since they were not in attendance.*

McGreal's Tavern Request to open at 10:00 – Rescheduled Date – November 16, 2014 –

On October 15, 2014 the Board of Selectmen approved a request from McGreal's Tavern to open at 10:00AM on November 2, 2014 to host the after festivities for Race Wire's Half Marathon. Race Wire rescheduled the Road Race to November 16, 2014. *MOTION: Jason Brown moved that the Board approve McGreal's request to open at 10:00AM with the rescheduled date of November 16, 2014. Seconded and unanimously voted.*

ANNOUNCEMENTS

- Norwell ½ Marathon rescheduled to November 16, 2014
- Congratulations to David DeCoste on his election to being Norwell's new State Rep

Jason Brown announced the AB Nominating Committee will be meeting soon to formally accept Brian Noble's resignation, schedule interviews and hopefully appoint a new member.

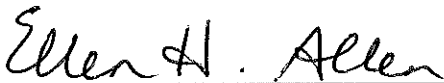
UPCOMING MEETINGS:

Next week OPEB Trust, Nov. 19th Board of Health and the Fire Chief regarding EBOLA & PAYT. No meeting the Nov. 26th, and Dec. 3rd Classification Hearing and CHT & Legion. Try December 10th or 17th for the 40B Forum.

EXECUTIVE SESSION – Personal Contracts

MOTION: Jason Brown moved the Board enter into Executive Session for the purpose of discussing Personal Contracts and not return to open session. Seconded and unanimously voted.

Chairman Ellen Allen explained that to discuss this in an open meeting may have a detrimental effect on the Town's bargaining or litigating position. Ellen Allen polled the Board. DeCoste voted yes, McBride voted yes, Brown voted yes and Garner voted yes.



Board of Selectmen

Attachment
to Nov. 5, 2014
Min.

**Board of Selectmen Minutes
Beacon Hill Institute
8 Ashburton Place, Boston, MA 02108
October 9, 2014 at 11:30 a.m.**

Norwell Attendees:

BOS: Ellen Allen, David DeCoste, Jason Brown
Energy Committee: Bob McMackin, Matt DeCoursey
Town Administrator Jim Boudreau
Town Planner Chris Dilorio

BHI Attendees:

Dr. David Tuerck, Executive Director
Paul Bachman, Director of Research
Frank Conte, Director of Communications and Information Services

At the suggestion of David DeCoste, Ellen Allen had arranged for this group to meet with the Beacon Hill Institute (BHI) to gain their thoughts about Green Communities (GC) designation. The Energy Committee recommends, and the Selectmen are considering, pursuit at Town Meeting of this designation in order to receive state grants to fund energy efficiency projects in the town.

Dr. Tuerck explained that BHI had conducted significant research into the macro issues of Massachusetts' Green Energy legislation. He expressed their view that the rest of the act is not good for Massachusetts, but said that they had not studied the Green Communities designation for municipalities.

Paul Bachman provided a written summary from the state website of the key requirements for designation, which were reviewed. The Norwell attendees indicated that, of the 5 criteria for designation, the only one of real concern to the Norwell Selectmen is the adoption of the Stretch Code. They further explained that the new base building code, which went into effect on July 1, 2014, is virtually identical to the current stretch code, so the concern is really about the potential impact if/when there is a new stretch code that makes building more expensive than under the base code.

There was a review in some detail of the gap that existed between the stretch code and the prior base building code, as well as the difference in residential building costs and the payback period on those additional energy efficiency items. The prior residential and stretch building codes required a HERS (Home Energy Rating System) rating of 100 and 70, respectively, out of a range of 0 - 500. Bob McMackin shared his recent experience in building a new home with a HERS rating of 13, which he said added between 5% and 10% to the cost of the home and would have a short payback period.

Dr. Tuerck did not think the minimum \$150,000 of state grant money that would come to Norwell was very significant. However, all three BHI representatives noted at various


points that Norwell might as well seek the funds if the risks of GC adoption were insignificant and, in fact, Norwell could later drop out. Ellen Allen noted that the grants received should be viewed in the context of their support for Norwell's annual capital budget (usually \$400,000-500,000).

The key feedback from Dr. Tuerck was that Norwell should focus on two concerns:

First, would adoption of the Stretch Code in any way discourage commercial development in Norwell, thereby working against the Selectmen's goal of increasing the commercial tax base? There was general agreement that this should be explored.

Second, does the legislation truly allow a community to back-out of Green Communities if it should change its mind about the attractiveness of the designation? It was recommended that a lawyer review the language in the statute and that the process of rescinding the GC designation be thoroughly vetted. Jim Boudreau explained that the by-law changes requiring 2/3 town meeting vote for adoption would also require a 2/3 vote to reverse. Dr. Tuerck expressed concern that there could be a campaign by "green" advocates that could successfully stop such a reversal.

The meeting ended at approximately 12:30 p.m., with the Norwell attendees thanking the BHI members for their time and insights.


Board of Selectmen