

**Norwell Board of Selectmen  
Meeting Minutes  
August 28, 2013**

Ellen Allen opened the meeting and introduced Selectmen Jason Brown, Gregg McBride, David DeCoste, Tammie Garner and Town Administrator Jim Boudreau.

*MOTION: Jason Brown moved the Board of Selectmen amend the agenda to combine Old Business #1, Special Town Meeting Warrant Articles, and New Business #2, Discussion Points re. STM. Seconded and unanimously voted.*

*MOTION: Jason Brown moved the Board approve the amended agenda for August 28, 2013. Seconded and unanimously voted.*

**CITIZEN COMMENTS** – None

**APPROVAL OF MINUTES** – July 24, 2013 Executive Session. *MOTION: Jason Brown moved to approve Executive Session Minutes for July 24, 2013. Seconded and unanimously voted.*

**OLD BUSINESS**

**Committee Liaisons:**

**Jason Brown** – Advisory Board Nominating Committee had been scheduled for September 5<sup>th</sup>, but will be rescheduled so the Advisory Board can meet that evening to discuss and vote on the Warrant articles for the Oct. 7th STM.

**Tammie Garner** – Personnel Board received 106 applications for the Facilities Manager position, narrowed it down and will be scheduling interviews.

**David DeCoste** – Conservation Commission and Energy Committee will review mission statements to see if any additional information needs to be added.

**Ellen Allen** – provided a list of the Board members' Liaison Assignments and the mission statements for these committees, boards, etc., that have been returned to the Selectmen's office to date.

**NEW BUSINESS**

**Car Wash Request from the National Honor Society** – Danielle Nelson had requested to use the Town Hall parking lot for a car wash on Saturday, August 31, 2013 between 10AM and 4PM with a rain date of Sunday, September 1, 2013 for a National Honor Society fundraiser. Water Superintendent John McInnis had approved the request. *MOTION was made to grant permission to the National Honor Society to use the Town Hall parking lot for a Car Wash on Saturday, August 31, 2013 between 10AM and 4PM with a rain date of Sunday, September 1, 2013. Seconded and unanimously approved.*

**STM Warrant Articles and Discussion Points re: STM** – Jim Boudreau told the Board that the cost for the new Police Station net of the proposed reduction in the CPA surcharge would be a tax increase for the average home of about \$40.00. He also shared financial projections and expectations about future operating and excluded debt overrides. His financial projections did not include specific potential new revenues, but showed if there are some from a medical marijuana facility or other possible sources, an override is not anticipated for the next several years. With respect to future funding for building needs, Jim Boudreau explained that there were past plans for renovating Town Hall to include a new Library; if pursued, this would probably require an override. Funds from the sale of the 81 Washington Street Fire Station could be used for the needed Highway Barn/Salt Shed. The Central Fire Station needs

approximately \$500,000 for updates to include windows, doors, kitchen, facade, roof, living quarters, heating, and air conditioning. If deemed historically significant by the Historic Commission, it might be eligible for CPA Funds. The School Dept. currently has no plans for a new high school. Jason Brown wanted to clarify that there are 2 different types of overrides: Operational overrides that increase taxes permanently to support the operating budget can come up at any time. Excluded Debt overrides are for buildings.

**Article 2 Police Station** – *MOTION: Jason Brown moved that the Board of Selectmen support Article 2 for the Police Station project on 300 Washington Street in the amount of \$5.2 million. Seconded by David DeCoste for the purposes of discussion. David DeCoste said he did not support it at this time because he first wanted time to review the financial information just presented by Jim Boudreau. Jason Brown agreed to table the motion until the next meeting. MOTION: Jason Brown moved to withdraw the vote on Article 2 of the Police Station. Seconded and unanimously voted.*

**Article 4 Reduction in CPA Surcharge** – Ellen Allen said she felt the best way to offer tax relief to residents was not by reducing the CPA surcharge reduction, but to pass the EDC zoning by-law changes. Ellen Allen wanted to keep the CPA surcharge at 3% and did not support reducing it to 2%. Jason Brown, Gregg McBride and Tammie Garner agreed with Ellen Allen. David DeCoste said he would vote for the reduction at Town Meeting because he believes the CPA funding will still be sufficient. The Selectmen unanimously supported having this article on the Warrant even though four of them do not support the reduction.

**Article 12 Jacobs Farm Restoration** – Gregg McBride asked that the Board take a vote on supporting this article. It would appropriate \$52,030 from the Community Preservation Fund for historic preservation purposes at the Jacob's Farm House property, including electricity and a new well for the fields. *MOTION: Jason Brown moved that the Board of Selectmen support this article as written in the amount of \$52,030. Seconded and passed in support 4-1, with David DeCoste voting against.*

Discussion Points – Jim Boudreau reviewed all the STM articles.

Article 1 is to fund contracts, some of which may be settled by Town Meeting.

Article 2 is for the new Police Station. The tax impact of the override on the median home would be less than \$100.

Article 3 is the Economic Development Committee's zoning proposal that would allow taller buildings in certain commercial districts.

Article 4 is to reduce the CPA surcharge from 3% to 2%.

Article 5 is to reconstruct 2 fields at the High School with funds from the CPA at a cost of \$2,895,946. The synthetic turf will be purchased with private funds.

Article 6 is \$599,000 to purchase approximately 25 acres at the end of Simon Hill Road for open space, recreation, historic preservation and town well field protection. The site has significant Native American historical significance.

Article 7 for \$350,000 is to purchase ten acres at the end of Masthead Drive that has direct access to the North River.

Article 8 is for \$900,000 from the CPA to extend the Pathway from the Middle School to Forest Street.

Article 9 is for \$10,000 to purchase a small piece of property on Main Street near the Middle School for the Pathway.

Article 10 requests \$114,530 to move the Sergeant Samuel Stetson House from the cul-de-sac to the entrance of the new cemetery on Stetson Shrine Lane and place it on a foundation.

Article 11 transfers \$100,000 from the Community Preservation Fund to the Community Housing Trust to continue efforts to build community appropriate affordable housing.

Article 12 is \$52,030 for restoration of electricity and a new well at Jacobs Farm.

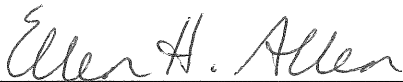
Article 13 is a petition article directing the Town to take property on Prospect Street; Town Counsel is reviewing the possible illegality of this article.

**Senior Tax Relief Committee** – The Board reviewed the membership and mission statement of the Senior Tax Relief Committee. They discussed changing the membership from 9 to 7, eliminating the Moderator, and including a member from both the Board of Assessors and the Finance Department

**UPCOMING MEETINGS:** Pension Obligation Bonds, Public Disclosure Policy, Police Station Article Vote, and Funding Maintenance of CPA projects were all identified as agenda items for future meetings.

**ANNOUNCEMENTS:**

**ADJOURNMENT** – Motion was made by Jason Brown to adjourn from Open Session and enter into Executive Session for purposes of discussing the Town Administrator's contract, Finance Director's contract, Police Union contract and land purchases, not to return to Open Session. Ellen Allen explained that to discuss this in Open Session could be detrimental to the Town's interests. Seconded and unanimously voted by a roll call vote.



---

Board of Selectmen