

BOARD OF SELECTMEN
MEETING MINUTES

February 8, 2012

Approved on March 14, 2012



ORLEANS TOWN CLERK

'12 APR 3 1:17PM

A meeting of the Orleans Board of Selectmen was held on Wednesday, February 8, 2012 in the Nauset Room of the Town Hall. Present were Chairwoman Margie Fulcher, Vice-Chairman Sims McGrath Jr., Clerk Jon R. Fuller, Selectman David M. Dunford, Selectwoman Susan B. Christie, Town Administrator John Kelly and Recording Secretary Kristen Holbrook.

Chairwoman Fulcher called the meeting to order at 6:30 PM.

Public Comment: (00:00:11)

Finance Committee Chair Gwen Holden-Kelly, spoke to the Board to announce the Board of Selectmen and Finance Committee's upcoming joint public hearing on the Capital Improvement Plan. The hearing will be held on February 15, 2012 in the Nauset Room at 7:30 PM.

Meet as Park Commissioners: (00:01:42)

On a motion by Mr. Fuller, and seconded by Mr. Dunford, the Board voted to meet as Park Commissioners. The vote was 5-0-0.

Park Commission Chair Sims McGrath called the meeting of the Park Commissioners to order. The Park Commissioners met with Town of Orleans Parks and Beaches Superintendent Paul Fulcher to discuss the changes to the Nauset Beach Agreement with the Town of Chatham.

Mr. Dunford suggested that items 2, 6 and 7 be revisited and/or reordered as there is some confusion as to what rules will be enforced.

Mr. Kelly suggested that the Board send the draft agreement to the Town of Chatham and ask that they consider adopting the Town of Orleans Rules and Regulations for continuity purposes.

Paul Fulcher stated that he will reorder the items mentioned by Mr. Dunford.

On a motion by Mr. Fuller, and seconded by Mr. Dunford, the Board voted to authorize a new one year Nauset Beach Agreement with the Town of Chatham as amended and to send a copy to the Town of Chatham for their approval and signature. The vote was 5-0-0.

Mr. Fulcher presented the Board with information on the proposed replacement of the Skaket Beach Snack Bar. Mr. Fulcher updated the Board with the estimated cost of the project. Mr.

Fulcher asked that the Board place the building on the building facilities maintenance plan for 2014.

Mr. Kelly explained that due to the increase in the size of the building it is possible that the revenue generated from the snack bar may increase as a result of the renovation.

On a motion by Mrs. Christie, and seconded by Mr. Fuller, the Board voted to continue with the planning of a public/private partnership for the replacement of the Skaket Beach Snack Bar with further details to be provided by the Town Administrator, and place the proposed Skaket Beach Snack Bar replacement on the Building Facilities Maintenance Plan for FY2014 at an estimated cost of \$68,200. The vote was 5-0-0.

Mr. Fulcher reviewed the changes to the Nauset Beach Concession stand RFP.

On a motion by Mrs. Fulcher, and seconded by Mrs. Christie, the Board voted to authorize the Town Administrator to advertise for Requests for Proposals to operate the Nauset Beach Concession Stand as outlined in the RFP as presented for a ten year lease that includes the proposed addition and to insert an article in the May Annual Town Meeting for final approval of a ten year contract. The vote was 5-0-0.

Mr. Kelly reviewed the options for the Eldredge Park Music Shell. Mr. Fulcher recommended that the Board make a final determination for the future use of the building.

Mrs. Fulcher asked if there was a possibility for the school to open their restrooms for the baseball games.

Mr. Dunford stated that this discussion should be taken with the Orleans Athletic Association and that perhaps a compromise could be reached.

Mr. Fuller stated that he leans toward replacing the building with a smaller facility and offering it to the Orleans Athletic Association with a lease.

Mr. Fuller moved the Board to vote to pursue the option to raze the existing facility and rebuild a new public restroom facility with an attached clubhouse and locker room facility but no Band Shell. The motion was seconded by Mr. Dunford.

On a motion by Mrs. Fulcher, and seconded by Mr. McGrath, the Board voted to amend the motion to require that a request for a discussion with the Orleans Athletic Association regarding their interest in participating financially in the rebuilding of the facility take place before a final decision is made. The vote was 5-0-0.

On a motion by Mr. Fuller, and seconded by Mr. Dunford, the Board voted to adopt the policy to pursue conversations with the Orleans Athletic Association regarding tearing down the existing Music Shell facility and whether the Orleans Athletic Association has any interest in participating financially in rebuilding the public restrooms with a clubhouse and locker room design with no Band Shell attached. The vote was 5-0-0.

Mr. Kelly informed the Board that he was forced to reject the bids for the new sprinkler system installation at Eldredge Park due to the extensive existing drainage problems on the field. The project will be re-bid once the existing issues have been addressed. The Board had a discussion regarding the notices given to the Orleans Athletic Association and the length of time that the Town is willing to wait for the information.

On a motion by Mrs. Christie, and seconded by Mrs. Fulcher, the Board voted to adjourn from Park Commission session. The vote was 5-0-0.

Meet as Board of Selectmen: (01:53:47)

Mr. Fulcher spoke to the Board about the current state of the Gavigan Cottages, which are used to house the Town of Orleans seasonal staff. Mr. Fulcher noted that he would not recommend for the Town to spend any money to repair the cottages. Mr. Fulcher presented the Board with a report on the condition of the motel on the Hubler property, and recommended that the Board consider using this property to house the seasonal staff.

Mr. Fulcher asked that the Board vote to reauthorize the available funds from the 53 ½ revolving account established for the maintenance and upkeep of the Gavigan cottages for use at the Hubler Motel.

On a motion by Mr. McGrath, and seconded by Mrs. Christie, the Board voted to continue to offer housing for the seasonal lifeguard staff as it is in the best interest in the Town of Orleans to retain the qualified and professional staff for continued public safety. The vote was 5-0-0.

On a motion by Mr. McGrath, and seconded by Mrs. Christie, the Board voted to authorize the use of the Office Building and first floor units of the Motel at the Hubler property, for seasonal housing and to reauthorize the use of the available 53 ½ revolving account funds established for seasonal housing at the Gavigan Cottages for use at the Hubler property and establish a new 53 ½ revolving account fund for the Hubler Property. The vote was 5-0-0.

The Board reviewed information from the Finance Department

On a motion by Mr. Fuller, and seconded by Mr. Dunford, the Board voted to authorize and sign the Bond Anticipation Notes for Orleans Elementary School Repairs, Rock Harbor Pier and Dock Repairs and Well 8 awarded to Eastern Bank in the amount of \$890,000 at an interest rate of .70% with an issue date of February 15, 2012 and a maturity date of February 15, 2013. The vote was 5-0-0.

On a motion by Mr. McGrath, and seconded by Mr. Dunford, the Board voted to reaffirm their action taken in the January 18, 2012 Executive Session and sign the memorandum of agreement with the Police Union. The vote was 5-0-0.

Vote to designate Town Administrator and Finance Director as the Board's representatives to implement changes in group health insurance benefits pursuant to M.G.L c 32B Sections 21

through 23: (02:10:45)

On a motion by Mr. McGrath, and seconded by Mr. Dunford, the Board voted to designate the Town Administrator and Finance Director as the Board's representatives to implement changes in group health insurance benefits pursuant to M.G.L c 32B Sections 21 through 23. The vote was 4-0-1, Mrs. Fulcher abstained from the vote.

Mr. Kelly presented the Board with information on the Draft Capital Improvement Plan and Capital Budget in anticipation of the upcoming joint meeting with the Finance Committee.

Town Administrator's Report: (02:15:32)

Nothing further was discussed.

Liaison Reports: (02:15:40)

Mrs. Fulcher updated the Board on a recent meeting of the Nauset Regional School District sustainability committee.

Any Other Business: (02:18:22)

No other business was discussed.

Adjourn: (02:19:15)

On a motion by Mr. Fuller, and seconded by Mr. McGrath, the Board voted to adjourn. The vote was 5-0-0.

Respectfully submitted,
Kristen Holbrook

Jon R. Fuller, Clerk

