

PLYMOUTH BOARD OF SELECTMEN

TUESDAY, APRIL 13, 2010

TOWN HALL MAYFLOWER ROOM

The Selectmen held a meeting on Tuesday, April 13, 2010 at 7:00 p.m. at Town Hall in the Mayflower Room.

Present: Richard J. Quintal, Jr., Chairman
David F. Malaguti, Vice Chairman
Daniel "Butch" Machado, Jr.
John T. Mahoney, Jr.
William P. Hallisey, Jr.

Mark Stankiewicz, Town Manager
Melissa Arrighi, Assistant Town Manager

CALL TO ORDER

Chairman Quintal called the meeting to order at 7:00 p.m. and led the Pledge of Allegiance. Vice Chairman Malaguti noted that members of the Board each made a donation to the Nathan Hale Foundation, in exchange for attending the meeting in casual attire.

SWEARING-IN CEREMONY: FIRE DEPARTMENT

Town Manager Mark Stankiewicz introduced the swearing-in ceremony to recognize the Town's newly-appointed Fire Captain, Paul F. Alden. Chief G. Edward Bradley provided information on Mr. Alden's educational background and training, and Town Clerk Laurence Pizer led Mr. Alden through the oath of service. Chief Bradley facilitated the formal pinning ceremony, and the Board of Selectmen offered its congratulations to Fire Captain Alden.

Chairman Quintal called for a brief recess to allow the crowd from the swearing-in ceremony to clear the room. The Board reconvened the meeting shortly thereafter to hear the Town Manager's Report.

TOWN MANAGER'S REPORT

Springtime for Seniors – Mr. Stankiewicz noted that he attended the recent 'Springtime for Seniors' event at the Public Library, and he thanked Council on Aging Acting Director Connie DiLego and Department Head Dinah O'Brien for their work in putting together the program.

Town Meeting – Mr. Stankiewicz provided a brief report on the Annual and Special Town Meeting that commenced on Saturday, April 3rd and adjourned on Monday, April 5th, 2010.

He noted that Senate President Therese Murray, Representative Vinny deMacedo, and Representative Tom Calter addressed the Town Meeting on State issues, while local officials provided an overview of Town issues. The Town's annual budget for Fiscal Year 2011 (to begin on July 1, 2010) was adopted, Mr. Stankiewicz explained, and the Town will await the outcome of the State's budget—which may not be available until June or July—to ascertain whether there will be any significant changes to local aid. He thanked the Town Moderator and Town Meeting Representatives for their decorum during the meeting, which, he said, proceeded smoothly and was conducted properly.

State Revolving Fund (SRF) – Mr. Stankiewicz informed the Board that a group of representatives and officials from Plymouth gave testimony to the Massachusetts Department of Environmental Protection (“DEP”) on behalf of the Town's application for \$21 million in State Revolving Funds (“SRF”), which would provide for the extension of water and sewer utilities to the area of Plymouth South High School and the proposed Plymouth Rock Studios (“PRS”). The next step in the process, he explained, will require the Selectmen to submit an additional letter of support by June 30th, in which the Town must outline the process to accept the funds—which will require the calling of a Special Town Meeting to authorize the borrowing of the \$21 million. By October 15, 2010, he noted, a complete application and verification of Town Meeting vote must be submitted to DEP.

Plymouth Regional Economic Development Foundation – Mr. Stankiewicz mentioned that he attended the April 7, 2010 meeting of the Plymouth Regional Economic Development Foundation.

29 Manomet Road – Mr. Stankiewicz discussed the vote taken during Town Meeting to reject an affordable housing proposal for a parcel at 29 Manomet Road (taken by the Town for non-payment of taxes), on which a vacant, historic structure is situated. The vote, as initiated by the Manomet Village Steering Committee (“MVSC”), rejected the affordable housing proposal in favor of historic preservation of the property, he explained, and Town Meeting agreed to allocate funds from the FY2011 budget to secure the deteriorating circa-mid-19th century house on the site. Mr. Stankiewicz reported that he and the Town's Building Inspector, Fire Chief, DPW Supervisor, and Town Planner viewed the property and inspected the house on the site. He detailed for the Board the deplorable condition—caused by long-term neglect—of the structure's interior and exterior, from which, he said, there was little evidence of salvageable historic features. Mr. Stankiewicz made note that the Building Inspector considers the building ‘unfit’ for habitation but fell short of condemnation, because the building does not appear to be in immediate danger of collapse. The Fire Chief, he added, recommended that the building be “posted” so that, in the event of fire, no firefighters would enter the building due to the poor condition of the floors.

Mr. Stankiewicz explained that the project could be considered an unanticipated, unexpected expense that falls under the definition of allowed uses for the Finance Committee's budget. Staff, he said, could submit a transfer request for the following items:

1. Insure the site – initial estimates for the minimum liability coverage (not replacement) is approximately \$1,600.00

2. Secure the building – estimates are being requested to board and secure the basement and first floor doors, windows and other potential access points.
3. Repair the roof – request an estimate to repair the roof; given the current damage and deterioration, we would expect it would be a significant expense.

Mr. Stankiewicz noted that he has offered representatives of the MVSC the opportunity to view the property and the interior of the home to observe the extensive renovations that would be required to rehabilitate the structure. Thereafter, he said, if the Manomet Steering Committee is still interested in rehabbing the property, the Town can schedule a meeting with the Selectmen to discuss transferring the property to an appropriate entity and assist in the preparation of the above-mentioned transfer requests.

Discussion ensued between the Board and the Town Manager regarding the property at 29 Manomet Point Road. Vice Chairman Malaguti acknowledged the MVSC’s desire to secure the building from further damage, but expressed concern over the expense necessary to make repairs to a building that appears to be beyond salvage. Chairman Quintal noted that the MVSC may want to retain the site for a village green, to which, he said, he is more agreeable. Selectman Hallisey suggested that the Town put the property up for auction. Selectman Mahoney commended the work done by Randy Parker and his colleagues on the MSVC to mobilize the Manomet community on the matter, regardless of the best course of action, and he asked if a member of the Town’s staff could attend the MVSC’s next meeting on April 22.

Chairman Quintal allowed Barry Wood, member of the MVSC, to clarify some information for the Board. Mr. Wood explained that the MVSC does not want the Town to install a new roof on the home at 29 Manomet Point Road; they simply want the roof secured with tarps to prevent any further water damage. Mr. Wood noted that the MSVC simply wants more time to investigate the site’s potential.

Insurance Advisory Committee – Mr. Stankiewicz provided the Board with the following information from the recent meeting of the Insurance Advisory Committee (“IAC”) to discuss the Town’s insurance rates that will become effective on July 1, 2010. Human Resources Director Roberta Kety, Benefits Administrator Marie Brinkmann, and insurance consultant Peter Kenney of Cook & Company were on hand at the meeting to provide information on rates, enrollment, and other insurance related issues. During the meeting, Mr. Kenney presented a cash flow summary demonstrating that the Town’s plans were running ‘in the black,’ with the exception of Master Medical, which saw a deficit of \$695,000. Based on information from Blue Cross/Blue Shield and the recommendation of Cook & Company, Mr. Stankiewicz proposed the following rate increases for employee insurance to the IAC.

- Master Medical 30%
- ‘Carve Out’ A & B 0%
- Blue Choice 0%
- Blue Care Elect 0%
- Medex 0%

At the IAC meeting, discussion ensued regarding the ‘un-blending’ of insurance rates and the extraordinary increases in the cost of Master Medical over the past two years. It was noted

during the meeting with the IAC that many of the Town's retirees subscribe to Master Medical, and suggestions were made regarding a return to the subsidization of the Master Medical rate. Conversation at the IAC meeting also covered the long-term need for plan changes and the potential of a 40% penalty in 2018 if the Town is designated as having 'Cadillac plans.'

The IAC voted not to support the proposed rates, Mr. Stankiewicz reported, but given that open enrollment period will begin on May 1st, it is necessary for the Town Manager to authorize the new rates in time to properly notify employees. Mr. Stankiewicz commented that, given the current economic condition, it is remarkable that the Town will see no increases to the majority of its plans.

Chairman Quintal stated that the IAC voted to choose him as the Selectmen's designee to the committee. He suggested that the Town's bargaining groups work together to keep costs down for both employees and taxpayers. Chairman Quintal noted his estimation that the Master Medical Plan will likely be considered a 'Cadillac plan,' for which the Town may be penalized. He requested an informational comparison on the Town's plans and costs, which, he said, may help employees to understand why it would be reasonable to migrate away from the more expensive plans.

Chairman Quintal momentarily ventured off-topic to note that he would not accept Larry Fava's letter of resignation from the Solid Waste Advisory Committee ("SWAC"). The SWAC's extensive work on the review of the proposed SEMASS contract (which was rejected at the April Town Meeting) should not be left to fall by the wayside, he said.

PUBLIC HEARING: NEW ANNUAL ALL ALCOHOL RESTAURANT

Chairman Quintal opened a public hearing to consider the application for a new Annual All Alcohol Restaurant License from Dr. Scott Grenquist d/b/a Corner Pocket Pub, 295 Court Street, Dr. Scott Grenquist as Manager. Chairman Quintal affirmed that notice of the hearing was given in accordance with Chapter 138 of the Massachusetts General Laws and those wishing to be heard on the matter were encouraged to attend.

Scott Grenquist addressed the Board and explained that he is purchasing the location formerly known as the Corner Pocket Pub in North Plymouth. Mr. Grenquist acknowledged the reputation and clientele of the former establishment and the concerns that some of the neighboring abutters had taken the time to express to him prior to the meeting. While maintaining the same name for the establishment, he explained, he plans to convert the pub into a family-friendly sports bar with light restaurant fare. One of the pool tables will be removed to allow for expansion of the kitchen, Mr. Grenquist said, with the second pool table likely to be removed in the future to provide more seating space. He talked briefly about his background and experience with similar development projects and noted that he would like to be part of the positive change that is happening in North Plymouth.

Mr. Grenquist responded to questions and comments from the Board regarding the timeframe needed to renovate and reopen, the retention of one pool table, and the decision to keep the

name of the former establishment. Mr. Grenquist explained that he is working with the Building and Health Departments to prepare as much as possible for a summer opening. He noted, again, that he intends to maintain one pool table upon opening (the previous establishment had two), with eventual plans to remove it in the future for additional seating.

Chairman Quintal opened the hearing to public comment in favor of the license. No citizens came forth. He then opened the hearing to public comment in opposition to the license.

Robert Coggins, owner of Valente's Florist at 297 Court Street, noted that he contacted Mr. Grenquist to voice his concerns as an abutter of the establishment. Mr. Coggins stated that the quality of life in the neighborhood has been significantly better since the former Corner Pocket Pub closed. If Mr. Grenquist can assure him that he will maintain a quiet establishment, Mr. Coggins said, he might be willing to support the license.

Charlie Vandini, owner of Charlie's Ace Hardware in North Plymouth, discussed the fights, vile language, litter, and suspicious activity that (he said) occurred in and around the former Corner Pocket Pub and the detrimental effect the establishment appeared to have upon the character of the neighborhood. There are several restaurant/bar establishments—along with a package store—in the walking neighborhood that is North Plymouth, he said, all within close distance to churches, Hedge Elementary School, and various services. Mr. Vandini noted that many nearby residents and business owners have voiced their concerns to him about the possibility of the pub reopening, because they do not want what happened in the past to continue.

Bob Tower, owner of a residence on Suosso Lane, noted that the rear entrance/exit from the Corner Pocket Pub abuts his property. Mr. Tower explained that his tenants have finally found relief from the noise, fights, and litter caused by patrons of the pub since it closed its doors a couple years ago. He questioned whether Mr. Grenquist would physically be at the establishment enough to monitor and control the clientele, which, he said, is likely to include some of the patrons of the former pub. Like Mr. Coggins, Mr. Tower noted that he might be willing to support the licensing of the new pub if Mr. Grenquist can devote the full-time presence necessary to ensure peace and quiet within the neighborhood.

Seeing no further comment, Chairman Quintal recalled some of the incidents that occurred at the previous establishment and stressed the importance of calling the police to report problems that stem from restaurant/bar establishments. He then afforded Mr. Grenquist the opportunity to respond to the concerns raised during the public comment period.

Mr. Grenquist stated that he will be at the pub nearly every day and ensured the Board that he will maintain the kind of respectable neighborhood establishment that the citizens who spoke in opposition of the license can one day enjoy and recommend to their friends. He refuted the assumption that he will be an absentee landlord, noting that he is interested in purchasing additional property within North Plymouth. In response to a question from Chairman Quintal, Mr. Grenquist confirmed that he would schedule live entertainment on the weekends, in the form of background-type music.

Vice Chairman Malaguti explained that the Board cannot deny a license for a new applicant based on the transgressions of the former owner. He referenced the ability of the Alcoholic Beverage Control Commission (“ABCC”) to overturn the Board’s denial of a license, but noted the Board’s ability to impose restrictions and conditions with the approval of any license. Vice Chairman Malaguti asked Mr. Grenquist to follow through on his promises and noted that the Board would monitor and respond to any problems stemming from the pub.

Chairman Quintal asked Mr. Grenquist to keep the windows of the establishment closed during those times when there is amplified music, to minimize the noise impact on neighbors. Selectman Hallisey advised Mr. Grenquist to be considerate of his neighbors and remove any litter caused by his patrons.

Both Chairman Quintal and Selectman Machado noted that the Board did not have sufficient reason to deny Mr. Grenquist a liquor license for the establishment. Chairman Quintal reminded Mr. Grenquist that the neighborhood will not be silent if any problems arise.

On a motion by Vice Chairman Malaguti, seconded by Selectman Hallisey, the Board voted to approve an Annual All Alcohol Restaurant License for Dr. Scott Grenquist d/b/a Corner Pocket Pub. Voted 5-0-0, approved.

LICENSES

VEHICLE FOR HIRE – VEHICLE (NEW)

❖ **Plimoth Transportation d/b/a Mayflower Taxi**, 166 Gunners Exchange Road, Scott Vecchi, Owner:

- Applying for two new Vehicle Permits – Livery
(This brings their total to five vehicles)

Issuance of the above license is subject to approval from the Inspectional Services Department.

On a motion by Vice Chairman Malaguti, seconded by Selectman Machado, the Board approved a Vehicle for Hire (Vehicle) Permit (as outlined above) for Plimoth Transportation d/b/a Mayflower Taxi. Voted 5-0-0, approved.

VEHICLE FOR HIRE – OPERATOR (NEW)

❖ For **Mayflower Taxi** (166 Gunners Exchange Road):

- Phillip Lastoria, 1164 State Road, Plymouth, MA 02360

Issuance of the above license is subject to the requisite CORI background check and driving record review.

On a motion by Vice Chairman Malaguti, seconded by Selectman Machado, the Board approved a Vehicle for Hire Operator Permit for Philip Lastoria to operate as a driver for Plimoth Transportation d/b/a Mayflower Taxi. Voted 5-0-0, approved.

VEHICLE FOR HIRE – RENEWALS

❖ **Bettyann’s Tours**, 25 Presidents Lane, Elizabeth Archambault, requested renewal of:

- One Vehicle for Hire Business Permit – Livery
- Applying for one Vehicle Permit – Livery (vehicle has been inspected)
- One Vehicle for Hire Operator’s License – Elizabeth Archambault

On a motion by Vice Chairman Malaguti, seconded by Selectman Machado, the Board approved renewal of the licenses listed above (as outlined) for Bettyann’s Tours. Voted 5-0-0, approved.

LICENSES IN CONJUNCTION WITH A PUBLIC HEARING

❖ **Dr. Scott Grenquist d/b/a Corner Pocket Pub**, 295 Court Street, Dr. Scott Grenquist, Manager, requested the following licenses in conjunction with the application for a new Annual All Alcohol Restaurant Liquor License:

- Common Victualler
- Comprehensive Entertainment – Applying for live entertainment
- Extension of Hours – 1:00 a.m.
- Early Sunday Opening – 11:00 a.m.

On a motion by Vice Chairman Malaguti, seconded by Selectman Hallisey, the Board approved the licenses listed above (as outlined) for Dr. Scott Grenquist d/b/a Corner Pocket Pub. Voted 5-0-0, approved.

ADMINISTRATIVE NOTES

Meeting Minutes – On a motion by Vice Chairman Malaguti, seconded by Selectman Hallisey, the Board approved the minutes of the February 23, 2010 Selectmen’s meeting. Voted 5-0-0, approved.

Wild Animal Permit / Cavacco – The Board granted a Wild Animal Permit pursuant to Chapter 23, Article IV of the Town of Plymouth Bylaws to Nathan Cavacco of 18 Obery Street for his male Pit Bull mix (7 years old), subject to provision of proof of the requisite insurance coverage and rabies vaccination certificate.

Wild Animal Permit / Pagington – The Board granted two (2) Wild Animal Permits pursuant to Chapter 23, Article IV of the Town of Plymouth Bylaws to Frank and Nancy Pagington of 5 Joyce Drive for their American Staffordshire Terriers (one 5-year-old male and one 5-year-old female).

400th Anniversary Expenditure – The Board authorized no more than \$35,000 to be expended on Alden Charles Consulting for activities related to the 2020 Starts Now, Inc. /

400th Anniversary Committee project. Said funds will be approved by both 2020 Starts Now, Inc. and the Town Manager.

July 3rd Public Safety Gift & Donation Account – The Board established a Public Safety Gift and Donation account for July 3rd Public Safety Costs at White Horse Beach and authorized the Police Chief and Fire Chief to expend funds from this account for public safety related expenses associated with the July 3rd events at White Horse Beach.

PUBLIC COMMENT

Richard Serkey of Precinct 2 expressed his belief that the Town should allow residents to access the playground area of Nelson Park while construction ensues on the remainder of the recreation area. With the improvement of the weather, he said, it seems unreasonable and unfortunate to him that families are being asked to leave the playground area on the south side of the property due to liability concerns about the construction work and the equipment stored on the north side of the property. He asked if there was another way that the Town could gate the section under construction to accommodate those who would like to enjoy the playground area.

The Board discussed Mr. Serkey's concerns. Vice Chairman Malaguti explained that the decision was made to rehabilitate Nelson Memorial Park, thus requiring the Town to gate the entire area for safety and liability reasons. Chairman Quintal acknowledged the inconvenience posed by projects of this sort—like that at Siever Field—but noted that residents will be pleased with the end result. Selectman Hallisey wondered if the construction equipment could be moved further away from the playground area, to allow the use of the south side of the park.

Steve Lydon of Precinct 12 expressed his hope that the Town can work out a new solid waste disposal contract with SEMASS for the Fall Town Meeting. He noted the extensive reviews conducted by both the Solid Waste Advisory Committee and the Advisory & Finance Committee, and he recommended that both groups work out their differences to agree upon something sooner than later.

Matt Muratore of the Advisory & Finance Committee ("FinCom") agreed with Mr. Lydon, noting that the FinCom and SWAC only differed on some of the contract's details. He said that, he, too, would like to see the contract move forward and he expressed his hope that the SEMASS deal is not completely off the table.

Mr. Stankiewicz noted that the differences between the FinCom and SWAC on the SEMASS contract, on such issues as an escape clause, are not minor. While Town Meeting may have estimated that there will be better solid waste technologies coming online in the near future, he said, the presumption is incorrect.

Frank Silva addressed the Board regarding a flooded area off Long Pond Road (near the Tall Pines Road neighborhood). Mr. Silva expressed his belief that the flooding is a result of the shutoff of an outfall pipe that has directed the flow of water into his neighborhood, an issue,

he said, that has occurred in the past. Mr. Silva noted that he met with the Town's DPW Director, Hector Castro, but stated that the DPW has not solved the flooding problem that has required him and his neighbors to run pumps 24 hours a day to eject water from their basements. He responded to questions from the Board regarding the flooding and his theories on the cause of the problem.

Vice Chairman Malaguti offered his understanding that Mr. Silva's neighborhood falls within the original waterway / outflow of water from the Great South Pond area. The only other way to route the flow of this water, he speculated, would be to send it to Billington Sea, where it would eventually flow to the harbor via Town Brook. Vice Chairman Malaguti noted that he and Selectman Hallisey recently visited cranberry bog owner John Crane's property to investigate claims that the outfall pipe from his bogs is involved in the Long Pond Road / Tall Pines neighborhood flooding problem.

Chairman Quintal invited the Town's DPW Director, Hector Castro, to speak on the flooding matter. Mr. Castro acknowledged the concerns of the neighborhood but noted that the abnormal amount of rainfall that fell in March has made its way, by natural course, to the Tall Pines neighborhood, which falls at a lower height above sea-level than nearby Great South Pond. He informed the Board that he has met with Mr. Silva and toured the neighborhood, and he talked briefly about the attempts made by previous DPW directors to resolve the matter, years ago.

Mr. Castro responded to questions and comments from members of the Board regarding the history of the area around Great South Pond and any possible measures that might redirect the water. Mr. Castro tried to explain the magnitude and complexity of the problem, but noted that the Town's Eel River Watershed Restoration project may help to alleviate water problems in this area in the future.

Peter Perkins stated that he lives in the same neighborhood as Mr. Silva on Long Pond Road. His basement is flooded and he has been forced to run two pumps around the clock, he said, and he expressed concern about the collapse of his cellar floor. He stated that the water level at Mr. Crane's outfall pipe is very high, and he asked that the Town find a way to divert water from his neighborhood.

John Gibbons of the Long Pond Road / Tall Pines neighborhood informed the Board that he, too, has been forced to leave pumps running constantly to mitigate the flooding in his basement. He questioned why Mr. Crane was allowed to install an outfall pipe into Great South Pond. Mr. Gibbons stated that the flooding around his home is contaminating his well and damaging his basement, and he inquired as to who would be the responsible party to fix the problem.

Greg Stone of 164 Long Pond stated that the water problem at his home started earlier in January, and he noted that he was aware that the home was in a flood zone when he purchased it. He said he is running pumps constantly and is unsure how much longer his insurance company will cover flood damage.

Members of the Board shared some final comments on the Long Pond Road / Tall Pines flooding issue before concluding the public comment portion of the meeting. Chairman Quintal noted that there are other low-lying areas of Town that are facing similar flooding issues, including the American Legion facility on Federal Furnace Road.

Seeing no further comment, Chairman Quintal called for a brief recess at approximately 8:50 a.m. to prepare for the next presentation.

PLYMOUTH ECONOMIC DEVELOPMENT FOUNDATION UPDATE

Denis Hanks, Plymouth's Economic Development Director, provided the Board with a presentation on the annual report of the Plymouth Regional Economic Development Foundation (the Foundation"). Mr. Hanks acknowledged the presence of Foundation members Jack Meehl (president), Ed Santos (treasurer), and Paul Cripps in the audience.

Mr. Hanks began the presentation with a brief history of the Foundation, a quasi-public entity that was established in 2001 to promote economic development in Plymouth. He reviewed a list of the Foundation's membership and its many partners within the community, and he discussed the Foundation's most recent activities to attract and retain local businesses, including:

- A focus on business retention efforts – keeping existing businesses healthy
- The inventory and promotion of available commercial space
- Participation in legislative advocacy on business promotion and tourism structuring at the State level

Mr. Hanks informed the Board about the Foundation's Real Estate Assistance Program ("REAP") that lists commercial property for sale or for lease in Plymouth on the Foundation's website, at no charge. He shared copies of the Foundation's newly designed marketing materials and talked about the various marketing outlets with which the REAP program is interconnected. The Foundation, Mr. Hanks explained, serves as an informational resource for area businesses, e.g. notifying local establishments affected by the recent rainfall events about State and Federal agencies that provide flood/disaster loans.

Mr. Hanks talked about the Foundation's efforts to connect local entrepreneurs with Small Business Assistance ("SBA"), mentioning that SBA information is the most popular download on the Foundation's website. He reviewed examples of some of the trainings, informational workshops, and job fairs that the Foundation sponsors for residents and local businesses.

Mr. Hanks briefly touched upon the Audit Committee's recent inquiry as to whether the Foundation is classified as a "component unit" of the Town. A meeting was held with the Finance Director and Audit Committee chairman, he said, and, based on the factors that define a component unit (funding, organizational structure, appointments to the Foundation's board), it was determined that the Foundation is not a component unit of the Town.

The Foundation is developing a nine-lot commercial subdivision off of Hedges Pond Road in Cedarville, Mr. Hanks reported, that requires the removal of several cubic yards of gravel. He displayed pictures of the site and noted that an average of 8,000 – 10,000 cubic yards has been removed from the site each month over the past year.

Mr. Hanks discussed and provided a report card on the Town's Tax Incentive / Tax Increment Financing ("TIF") Program, which, he said, has been operated very conservatively and is considered one of the most successful in the State. The State has issued new TIF guidelines which are now geared more towards manufacturing and technology industries, he explained. Mr. Hanks provided a brief update on the proposed expansion of the Plymouth Economic Target Area to include the towns of Kingston and Plympton, but noted that the Town has lost a number of commercial projects proposed for the Plymouth side of a development area that spans into Kingston, due to Kingston's refusal to allow the extension of William Gould Way.

Mr. Hanks reported on the Foundation's Village Center Incentive Plan, which he presented to the Board in December of 2009 as the Plymouth Center Investment Strategy. Since that presentation, he said, he has met with representatives from the Town's other village centers, who have indicated that the village centers outside of downtown Plymouth are also suffering from the slowed economy. The focus of this plan, he explained, is to draw and establish year-round attractions that will extend tourist stays and increase pedestrian traffic for local businesses. The vacancy rate within Plymouth's supply of commercial properties is increasing throughout town, he said, along with the blight that accompanies vacancy. Mr. Hanks talked about the importance of promoting special events that will bring traffic back into the various village centers.

The top deterrents to commercial development, Mr. Hanks explained, have been identified by business owners and stakeholders as: the off-street parking fee; the sewer connection fee; the permitting process; and the lack of funding/financing available to pursue commercial endeavors. He offered a proposal from the Foundation to streamline the permitting process, whereby the Office of Economic Development would facilitate a preliminary permitting meeting between the project proponent and the Planning Director, DPW Director, Inspectional Services Director, Police Chief, Fire Chief, Health Director, and representatives from the Board of Selectmen and Planning Board. Lastly, Mr. Hanks reviewed the "menu" of development tools that the Foundation offers to aspiring and established business owners

Members of the Board posed questions and offered comments to Mr. Hanks regarding the sewer connection fee and its apparent deterrent to new business. Chairman Quintal suggested that the Board consider offering discounts on the sewer connection fee to those establishments that are within reach of the Town's sewer infrastructure (e.g. structures within the Industrial Park) but have not yet tied into the system. The Board could consider waiving the off-street parking fee (a.k.a. Parking Fund Fee) as another creative measure to attract and promote business, Chairman Quintal added. Selectman Machado recommended that the Town ensure that local contractors are hired to perform any sewer tie-ins that result from a reduced or waived sewer connection fee. Vice Chairman Malaguti stated that the Town cannot mandate what contractor a private business hires to conduct work on its property. Selectman Hallisey expressed his belief that it might be worthwhile to offer a reduced or waived fee within a specific time frame (with accompany deadline) as an incentive for sewer tie-ins.

Vice Chairman Malaguti briefly reviewed the history of the Town's sewer connection fee, noting that, under the direction of former DPW director George Crombie, the fee per gallon went from \$6 (under previous DPW director Lee Peck) to \$16 dollars per gallon. He recommended against waiving any of the Town's fees, as, in his opinion, it would not be fair to those establishments that have paid the fee. Instead, Vice Chairman Malaguti said, the Town could consider allowing the cost of the sewer connection or off-street parking fee to be spread out over time, to make it more attainable while keeping the fees consistent for all.

Mr. Hanks explained that, whether through the waiving or deferring of fees, any flexibility the Town can offer that will provide businesses with more startup money in-hand is an incentive. Mr. Stankiewicz noted that the Town missed an opportunity to get more users onto the system when it did not mandate connections with the expansion of its infrastructure. Given the size and topography of the Town, Mr. Stankiewicz said, it will be years before the sewer system is extended to all areas of Plymouth. Both Chairman Quintal and Selectman Machado voiced their support for waiving the sewer fee connection on a case-by-case basis. Several members of the Board encouraged Mr. Hanks to work with the Town's DPW Director on the development of a sewer extension plan.

OLD SANDWICH ROAD RACE

Craig Brenner provided a presentation to the Board on the first annual Old Sandwich Road Race ("OSRR"), scheduled for June 6, 2010, to benefit the Baird Center / Home for Little Wanderers of Plymouth. Mr. Brenner explained that he and a group of committed organizers have designed the race to be a premier and unique running event for all ages over two separate courses. Consistent with Mr. Hanks' presentation on the importance of events that draw visitors to Town, he said, the OSRR is expected to draw participants and visitors, alike, while promoting community involvement and local business.

Mr. Brenner reviewed the details of the courses, noting that dirt/gravel running events have become very popular in recent years. Coupled with the historic character of Old Sandwich Road and the Town of Plymouth, as a whole, Mr. Brenner said, the course has already drawn a good deal of interest, both locally and nationally, from runners and running organizations. He listed Entergy, Plimoth Plantation, and Destination Plymouth as some of the events major sponsors/collaborators, and he shared information about the Baird Center, a not-for-profit school that provides specialized education and services to boys 13-18 years of age.

Vice Chairman Malaguti recommended that the race organizers make contact with the residents and farmers along Old Sandwich Road, to minimize any interference or inconvenience that might be caused by closure of the road. Mr. Brenner assured the Board that he will reach out to the neighborhoods along the course, and he noted that he is working closely with Town officials on the permitting process

On behalf of the Board, Chairman Quintal thanked Mr. Brenner for the informative presentation and wished him much success with the first Old Sandwich Road Race.

OLD BUSINESS / LETTERS / NEW BUSINESS

OLD BUSINESS

July 4th Parade & Fireworks Event – Chairman Quintal requested that an update from the organizers of the July 4th parade and fireworks event be scheduled for an upcoming meeting.

Flower Baskets and Free Concerts – Chairman Quintal asked if there had been any resolution to the issue of purchasing and maintaining flower baskets throughout the downtown. He also inquired if the Town would be able to resolve the issue of providing DPW details at no charge to the producers of free concerts on the waterfront.

Mr. Stankiewicz noted that, if the cost to purchase the flower baskets is donated, the Town may be able to find a way to provide the maintenance/watering. With regards to the ShowMobile (portable stage), Mr. Stankiewicz explained that the resolution of the matter will take more time, as the setup and breakdown of the ShowMobile requires more work hours.

Plymouth Airport Advisory Group – Selectman Hallisey provided the Board with an update on the most recent meetings of the Plymouth Airport Commission and Plymouth Airport Advisory Group (“PAAG”), noting a discussion that took place regarding the establishment of charter flight service from Plymouth to Martha’s Vineyard. He noted that the participants in the PAAG are learning a considerable amount about aviation and airport operations.

NEW BUSINESS

PCIS Roof Repair – Selectman Mahoney noted the vote at Town Meeting to allocate \$6 million for the roof repair at Plymouth Community Intermediate School. He requested notification when the bid for this project is released.

Responsible Contractor Bylaw – Vice Chairman Malaguti referenced a previous discussion of the Board regarding the Town’s Responsible Contractor Bylaw, during which a suggestion was made to lower project budget thresholds to make more local contractors eligible to bid on Town projects. He noted a letter that the Board received from Associated Builders & Contractors, Inc. regarding the use of project labor agreements for municipal construction projects. Ms. Arrighi responded that, following the previous discussion on the Responsible Contractor Bylaw, the Board had given staff the direction to work further on the bylaw with Plymouth residents Scott Gustafson and Dennis Lassige.

ADJOURNMENT OF MEETING

On a motion by Vice Chairman Malaguti, seconded by Selectman Machado, the Board voted to adjourn its meeting at approximately 10:25 p.m. Voted 5-0-0, approved.

Recorded Tiffany Park, Clerk to the Board of Selectmen