

Town of Shirley

BOARD OF SELECTMEN



7 KEADY WAY – SHIRLEY, MASSACHUSETTS - 01464-2812

Robert E. Prescott, Jr., Chair

David N. Swain, Vice Chair

Kendra J. Dumont, Clerk

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BOARD OF SELECTMEN

MINUTES

December 14, 2015

7:00 pm

TOWN OFFICES

The Board of Selectmen convened its meeting on Monday, December 14, 2015 at the Town Offices, Meeting Rooms A & B, Chairman Robert E. Prescott, Jr. presiding, with Selectmen Kendra J. Dumont, David N. Swain,, Town Administrator Patrice Garvin in attendance.

CALL TO ORDER

Chairman Prescott called to Order the Board of Selectmen's Meeting at 7:00pm.

TOWN ADMINISTRATOR REPORT

The Town Administrator gave her weekly report.

Garvin stated that an appeal was filed with the Zoning Board for Patterson Road Solar Development and a meeting was set for 1/4/16 at 7:00p.m.

TA Garvin announced that her department head meeting on 12/17/15 will focus on the guideline for the FY 2017 budget year.

TREASURY WARRANTS

Selectman Swain moved to accept the following Treasury Warrants as presented. Selectman Dumont Seconded. David N. Swain vote Aye, Kendra J. Dumont vote Aye and Robert E. Prescott, Jr. vote Aye.

APPROVAL OF MINUTES

Selectman Swain moved to accept the Minutes of October 5, 2015. Selectman Dumont Seconded. Kendra J. Dumont vote Aye, David N. Swain vote Aye and Robert E. Prescott, Jr. vote Aye.

Selectman Swain moved to accept the Minutes of October 19, 2015. Selectman Dumont Seconded. Kendra J. Dumont vote Aye, David N. Swain vote Aye and Robert E. Prescott, Jr. vote Aye.

OLD BUSINESS

1. Energy Committee Update

TA Garvin spoke on minor amendments between legal counsel and nexsun, and asked the Board to authorize the Chairman of the Board to sign the final lease between the Town and nexsun energy.

Selectman Swain motioned to allow Chairmen Prescott to sign the final lease agreement on behalf of the Town. Selectman Dumont Seconded. Kendra J. Dumont vote Aye, David N. Swain vote Aye and Robert E. Prescott, Jr. vote Aye.

2. Budget Coordinating Committee Update

Brian Sawyer, Chairman of the Budget Coordinating Committee, stated that recently it has been challenging for the Town of Shirley to achieve an operating budget with the level of services expected by the voters, with current revenue. The Town's expenses exceed the Town's recurring revenues. The purpose of the Budget Coordinating Committee has been to assist the Board of the Selectmen and the Finance Committee in the budget making process. The Committee has researched and explored the Town's budget and projections for the foreseeable future to determine what the Town needs to operate. Specifically, the Committee has reached out to all the departments in the Town to get a better understanding of each department's true financial needs. Though most departments responded under an assumption of continuation of level funding, some departments did identify specific needs. The Committee has worked with municipal employees to gather the most accurate estimates of projections and expenditures to identify the Town's financial status. The Committee monitored the budget and took into consideration changes in the projected revenues and expenditures. Since the formation of the Committee, the Town's deficit has decreased from around \$900,000, to less than half that due to additional revenues measured over a rolling three-year average. The Committee has gone over the appropriated and expended finances of each department in previous budgets to get a better understanding of the level of funding in each department over time. The Committee has also researched proposed overrides in the Town of Shirley. Based on the proposed overrides in the Town of Shirley, the most successful overrides did not exceed \$700,000. The Committee held two Public Information Sessions for residents of the Town of Shirley. These sessions served to answer questions, and listen to concerns of the residents.

Sawyer stated that the Budget Coordinating Committee recommends that a levy-limit override is necessary. The Committee recommends that the Town vote on a single question override for general purposes. The Committee also recommends that the Town hold the vote on an override after the annual town meeting has taken place in the spring. In accordance with information from the Town Clerk, and assuming the Town Meeting is held on April 30, 2016, the Committee believes that an appropriate date for the vote regarding the override would be June 7, 2016. This date will allow residents to know the most complete and current financial status of the Town, because the budget will be finalized and approved. The recommended amount for the override has yet to be determined. Although the exact amount is yet to be determined, the Committee recommends that the override be comparable to about half of the Town's structural deficit. The Committee projects the structural deficit of the Town to be about \$500,000, although, this is subject to change. Currently, the Committee would project the amount of the override be about \$250,000.

Selectman Swain asks Sawyer if the Budget Coordinating Committee projects the Town of Shirley having to propose another override in 2-3 years.

Sawyer states that another override is a possibility, but the initial override of about \$250,000 would put the Town of Shirley in a financially stable position for three years based on the findings of the Town Administrator and the Town Accountant.

Chairman Prescott states he thinks every year they should try to reduce the amount of one-time money revenues in the budget. Prescott also states that the Budget Coordinating Committee's recommendation seem to be the same approach.

Sawyer states that the override would put them in the right direction.

Selectman Dumont states that hopefully in three years the economy will be a little bit better. Dumont also asks if Sawyer has the statistics on past overrides, and if they are more easily passed in specific departments.

Sawyer states that Budget Coordinating Committee's minutes are posted online.

Selectman Dumont asks Sawyer if the Town budget would be balanced at the Town Meeting in April, or be left unbalanced.

Sawyer states that there are two options, leave the budget unbalanced and hope that the override comes through, or balance the budget at the Town Meeting and use the override to replenish the reserves.

NEW BUSINESS

3. CDBG Application Public Hearing – 7:05pm

Selectman Swain moved to open a CDBG Public Hearing at 7:33 p.m. Selectman Dumont Seconded. Kendra J. Dumont vote Aye, David N. Swain vote Aye and Robert E. Prescott, Jr. vote Aye.

Brian Keating from MRPC spoke on the joint CDBG application between the towns of Shirley and Lancaster. If all goes according to plan this will yield 900,000 dollars for the two towns in terms of home repairs, home heating, and bringing many lower income homes up to standard. Brian announced the meeting of the chairs on 1/6/16.

Selectman Swain moved to close the CDBG Public Hearing at 7:33 p.m. Selectman Dumont Seconded. Kendra J. Dumont vote Aye, David N. Swain vote Aye and Robert E. Prescott, Jr. vote Aye.

Selectman Swain motioned to allow the MRPC to move forward with the CDBG application. Selectman Dumont Seconded. Kendra J. Dumont vote Aye, David N. Swain vote Aye and Robert E. Prescott, Jr. vote Aye.

4. 7:15 National Grid Pole Hearing

Selectman Swain moved to open a Pole Hearing at 7:29 p.m. Selectman Dumont Seconded. Kendra J. Dumont vote Aye, David N. Swain vote Aye and Robert E. Prescott, Jr. vote Aye.

Chairman Prescott noted the pictures provided show the trees are badly damaged or dead. He further recognized DPW Foreman, Paul Farrar's letter requesting that said trees should be removed.

Selectmen Dumont and Swain have no issues with this request.

Selectman Swain moved to close the Public Hearing at 7:32pm. Selectman Dumont Seconded. Kendra J. Dumont vote Aye, David N. Swain vote Aye and Robert E. Prescott, Jr. vote Aye.

Selectman Swain moved to approve one SO Pole on Little Turnpike Road. Selectman Dumont Seconded. Kendra J. Dumont vote Aye, David N. Swain vote Aye and Robert E. Prescott, Jr. vote Aye.

5. Approval of Common Victualler Licensure

Selectman Swain made the following motions. Selectman Dumont Seconded. Kendra J. Dumont vote Aye, David N. Swain vote Aye and Robert E. Prescott, Jr. vote Aye.

I move to approve the Common Victualler License for Food for the Bull Run Restaurant at 215 Great Road, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley

I move to approve the Common Victualler License for Food and the Automatic Amusement License for the Shirley Club, Inc., dba/ The Phoenix Bar and Grill, 4 Ayer Road, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley.

I move to approve the Common Victualler License for and for Automatic Amusement for Piccolino Restaurant at 4 Mill Street, term to expire December 31, 2016, and subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley

I move to approve the Common Victualler License for Food and for Automatic Amusement for George Morin Post #183 at 9 Church Street, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley and contingent upon their turning in of a Certificate of Liability Insurance.

I move to approve the Common Victualler License for Food for Net Variety, Inc., dba/ Net Variety & Liquors, at 5 Front Street, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley

I move to approve the Common Victualler License for Food for the Shirley Package Store, Inc., dba/ Ye Olde Cock and Bottle, at 217 Great Road, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley and contingent upon our receiving of a Certificate of Liability Insurance and Workers Compensation Affidavit.

I move to approve the Common Victualler License for Food for M&M Variety, 1 Front Street, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley

I move to approve the Common Victualler License for Food for Roux's Market, 27 Front Street, and term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley and contingent upon our receiving a Certificate of Liability Insurance and contingent upon our receiving a Certificate of Liability Insurance.

I move to approve the Common Victualler License for Food for Courtney's Donuts, LLC, dba/ Dunkin' Donuts, at 2 Fredonian Street, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley.

I move to approve the Common Victualler License for Food for the Great Wall Restaurant at 7 Main Street, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley

I move to approve the Common Victualler License for Food for the Village Pizza at 1 Front Street, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley

I move to approve the Common Victualler License for Food for Airport Diner, term to expire December 31, 2016 subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley

6. Approval of Alcohol Licensure

Selectman Swain made the following motions. Selectman Dumont Seconded. Kendra J. Dumont vote Aye, David N. Swain vote Aye and Robert E. Prescott, Jr. vote Aye.

I move to approve the Common Victualler License for All Alcohol for the Bull Run Restaurant at 215 Great Road, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley

I move to approve the Common Victualler for All Alcohol for the Shirley Club, Inc., dba/ The Phoenix Bar and Grill, 4 Ayer Road, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley.

I move to approve the Common Victualler License for All Alcohol for Piccolino Restaurant at 4 Mill Street, term to expire December 31, 2016, and subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley

I move to approve the Common Victualler License All Alcohol for George Morin Post #183 at 9 Church Street, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley and contingent upon their turning in of a Certificate of Liability Insurance.

I move to approve the Retail Package License for All Alcohol for Net Variety, Inc., dba/ Net Variety & Liquors, at 5 Front Street, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley

I move to approve the Retail Package License for All Alcohol for the Shirley Package Store, Inc., dba/ Ye Olde Cock and Bottle, at 217 Great Road, term to expire December 31, 2016, subject to all

laws of the Commonwealth and the By-Laws of the Town of Shirley and contingent upon our receiving of a Certificate of Liability Insurance and Workers Compensation Affidavit.

I move to approve the Retail Package License for Wine and Malt Beverages for M&M Variety, 1 Front Street, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley

I move to approve the Retail Package License for Wine and Malt for Roux's Market, 27 Front Street, term to expire December 31, 2016, subject to all laws of the Commonwealth and the By-Laws of the Town of Shirley and contingent upon our receiving a Certificate of Liability Insurance and contingent upon our receiving a Certificate of Liability Insurance

7. Grace Winslow Fund Application – Shirley CAC

Selectman Swain motioned to approve the 5,000 dollars requested by the Shirley CAC. Selectman Dumont Seconded. David N. Swain vote Aye, Kendra J. Dumont vote Aye and Robert E. Prescott, Jr. vote Aye.

8. Certificate of Appreciation – Mr. Steven Landry

Selectmen Prescott presented a certificate of appreciation to Mr. Steven Landry for being the keynote speaker at Shirley Veterans Day. The certificate will be sent to Mr. Landry in Florida.

9. Master Plan Survey Update

Please see attached for update on MRPC Shirley Master Plan Survey

10. DPW Laborer Appointment

Selectman Swain moved to appoint Eric Downs to the position of DPW Laborer for a term to expire 06/30/2016 subject to a passed CORI check. Selectman Dumont Seconded. David N. Swain vote Aye, Kendra J. Dumont vote aye and Robert E. Prescott, Jr. vote Aye. All in favor.

11. Driveway Permits: 24 Waxen Road

Selectman Swain moved to approve a resurfacing of an existing driveway permit for 24 Waxen Road per the attached orders of conditions. Selectman Dumont Seconded. David N. Swain vote Aye, Kendra J. Dumont vote aye and Robert E. Prescott, Jr. vote Aye

12. Set Town Meeting Date

Town Administrator Garvin spoke about her proposed Town Meeting day of April 23rd 2016 at 9:00am at Ayer Shirley Regional Middle School. She spoke with the Moderator and the school and both parties confirmed the date.

Selectman Swain moved to open the Town Warrant with which will be closed on January 30th 2016. Selectman Dumont Seconded. David N. Swain vote Aye, Kendra J. Dumont vote aye and Robert E. Prescott, Jr. vote Aye.

Selectman Swain moved to set Town Meeting for April 23rd at 9:00am. Selectman Dumont Seconded. David N. Swain vote Aye, Kendra J. Dumont vote aye and Robert E. Prescott, Jr. vote Aye.

PUBLIC COMMENTS

ANNOUNCEMENTS

1. Next Meeting: Monday 12/28/2015 at 7:00p.m if necessary.

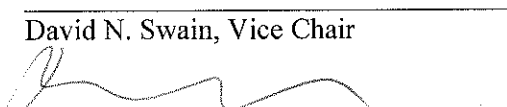
ADJOURNMENT

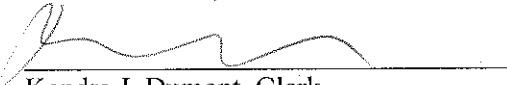
With no further business to discuss, *Motion and Seconded to adjourn at 7:57 p.m., Robert E. Prescott vote Aye , Kendra J. Dumont vote Aye, and David N. Swain, vote Aye .*

Respectfully submitted,
Nathan Boudreau, Executive Assistant

Date Accepted: March 29th


Robert E. Prescott, Jr., Chair


David N. Swain, Vice Chair


Kendra J. Dumont, Clerk

Pursuant to the 'Open Meeting Law,' G.L. 39, § 23B, the approval of these minutes by the Board constitutes a certification of the date, time and place of the meeting, the members present and absent, and the actions taken at the meeting. Any other description of statements made by any person, or the summary of the discussion of any matter, is included for the purpose of context only, and no certification, express or implied, is made by the Board as to the completeness or accuracy of such statements.

Recommendation of the Budget Coordinating Committee to the Board of Selectmen of the Town of Shirley

Recently, it has been a challenge for the Town of Shirley to achieve an operating budget with the level of services expected by the voters, while using current available revenues. The town has consistently funded a portion of the operating budget using one-time, nonrecurring revenue sources. In such a scenario, we consider the town as incurring a "structural deficit". Essentially, the town's recurring expenses exceed recurring revenues, and the use of one-time, nonrecurring revenue sources has been necessary to achieve a balance budget.

Therefore, in early June of 2015, your Board formed the Budget Coordinating Committee. The purpose of this committee has been to assist the Board of Selectmen and the Finance Committee in its decision-making process as it relates to information regarding a Proposition 2 ½ override. This committee has researched and explored information regarding the town's budget and its projections for the foreseeable future to determine what the town truly needs to operate and its impact on the possibility of a proposed override.

Specifically, we have reached out to all departments within the town in an effort to get a better understanding of each department's true financial needs. Though most departments responded under the assumption of a continuation of level funding, some departments did identify specific needs.

We have worked with the municipal employees to gather the most accurate estimates of revenue projections and expenditures in order to identify the town's financial status. We continually monitored the budget and took into consideration changes in projected revenues and expenditures as new information became available. For instance, since the formation of this committee, the amount attributed to the "structural deficit" has decreased from approximately \$900,000 to less than half that amount due to the identification of additional revenues measured over a rolling three year average.

We researched and compared the amount of funds that have been appropriated and expended by line item in the town's budget in prior years to get a better understanding of the level of funding each department has received over time.

We considered the history of proposed overrides in the Town of Shirley and their outcomes. We researched the results of proposed overrides in other comparable communities. Based on the proposed overrides in the Town of Shirley, most successful overrides did not exceed the amount of several hundred thousand.

We held two Public Information Sessions for the residents of the Town of Shirley. These served as a forum to answer questions, express concerns, and provide input that has been considered

while finalizing our recommendation. Though only a few residents participated, we did receive feedback that was useful to us throughout our recommending process. Additionally, we drafted a message to the residents of the town to inform them of the intent our committee, to make them aware of the Public Information Sessions, and to provide a brief update on the financial position of the town.

After conducting such research and considering the information gathered, the committee feels confident enough to make an informed recommendation to you regarding a Proposition 2 ½ override.

It is the recommendation of the Budget Coordinating Committee that a levy limit override is necessary. We recommend that the town vote on a single question override for general purposes.

X We recommend that the town hold the vote on the override after the Annual Town Meeting has taken place in the spring. In accordance with information from the Town Clerk and assuming that the Annual Town Meeting is held on April 30, 2016, the committee believes an appropriate date for the vote on the override would be June 7, 2016.

The recommended amount of the override has yet to be determined. The reason that the committee is recommending that the vote on the override occur after Annual Town Meeting is that the timing will allow residents to know the most complete and current financial position of the town after the budget has been finalized and approved. Once the budget has been finalized and approved, the residents of Shirley will know exactly how much money is being allocated to each department within the budget. It will allow the residents to be as informed as possible while considering voting for an override.

Though an amount has not yet been determined, the committee recommends that the amount be comparable to approximately half of the town's "structural deficit" after the conclusion of Annual Town Meeting. Though the amount is subject to change, given the most recent and accurate budget projections, we project the "structural deficit" to be in the range of \$500,000. Therefore, we would currently project that the amount of the recommended override be approximately \$250,000. It is the opinion of this committee that an override amounting to approximately half of the "structural deficit" is adequate enough to allow the town to move towards a more stable and desirable financial position while having the least adverse financial impact to the residents. We believe this is the most appropriate amount to garner the most support from the town's residents.

In recent years, the town has had difficulty balancing its operating budget with available reoccurring revenues. The town continues to balance the budget with onetime, non-recurring revenue sources. With a continuation in rising expenses, marginal state aid, a lack of diversity in our tax base, and tax limitations provided under Proposition 2 ½, there is a concern about the town's structural deficit that remains to be solved.

Given the current financial projections, we believe that an override would allow the town to move towards a more stable financial position. It would allow current programs and services to remain as they are without the threat of being reduced. It would allow the town the opportunity to rebuild its reserves which provides financial stability as well as financial credibility and a more desirable bond rating. In accordance with the recommendation of the Department of Revenue, a more financially stable position would allow the town to fund its budget with reoccurring revenues and allow the use of onetime, non-recurring revenues to be available to assist in funding the capital budget. Finally, given a more stable financial position there are opportunities to consider possible expansion of programs and services to the residents of the town.

We hope that you find the recommendations of this committee valuable and beneficial in assisting you in making an informed decision regarding the proposal of a Proposition 2 ½ override for the Town of Shirley. It is the understanding of this committee that the delivery of our recommendation has concluded the charge of the Budget Coordinating Committee. We expect that further review and consideration of our recommendation be conducted by the Board of Selectmen, in conjunction with the Finance Team and the Finance Committee.

Bryan Sawyer, Finance Committee,

Stewart Cady, Finance Committee

Joyce Reischutz, School Committee

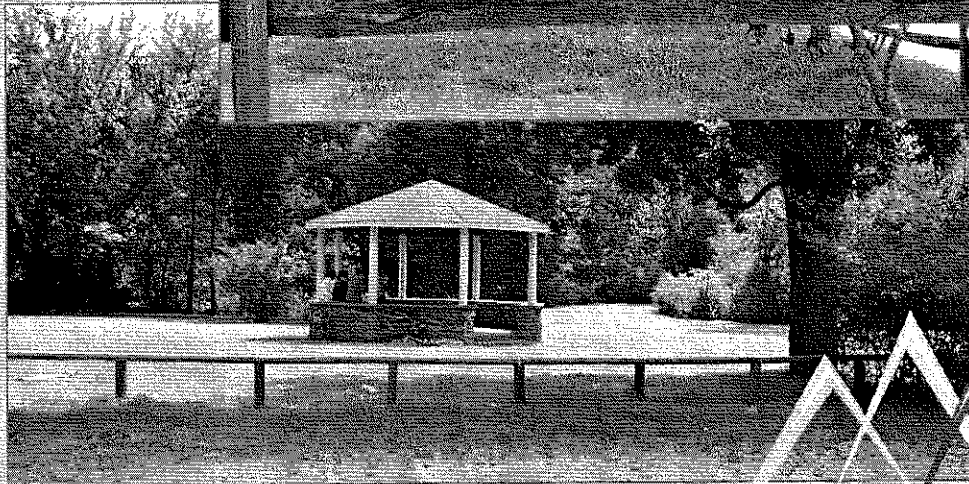
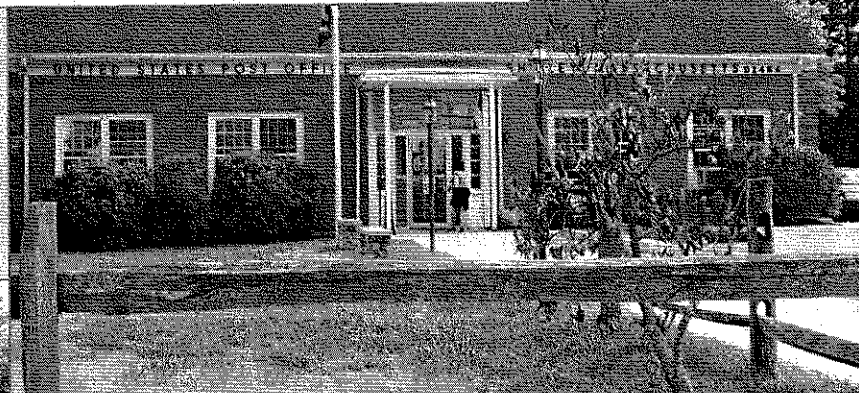
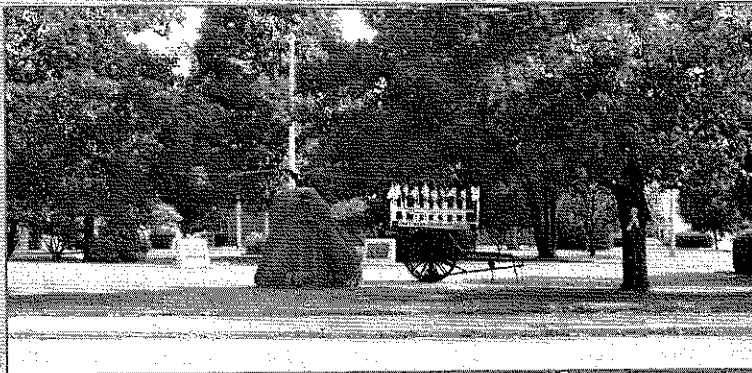
Amy McDougall, Town Clerk

Paul Przybyla, Resident

Betsy Colburn Mirkovic, Resident

Patrice Garvin, Administrator, Advisory

Shirley Master Plan Survey *Results/Analysis* *December 2015*



Prepared by: Montachusett Regional Planning
Commission (MRPC)

Montachusett Regional Planning Commission
established 1968
Commonwealth of Massachusetts

Introduction

The Town of Shirley is working to update its Master Plan with assistance from the Montachusett Regional Planning Commission (MRPC). As part of this process, the Town sought public opinion through a community-wide survey to residents and businesses to help shape the current and future direction of Shirley. MRPC provided assistance with this survey at no cost to the community through MRPC's District Local Technical Assistance Program funded by the Commonwealth of Massachusetts.

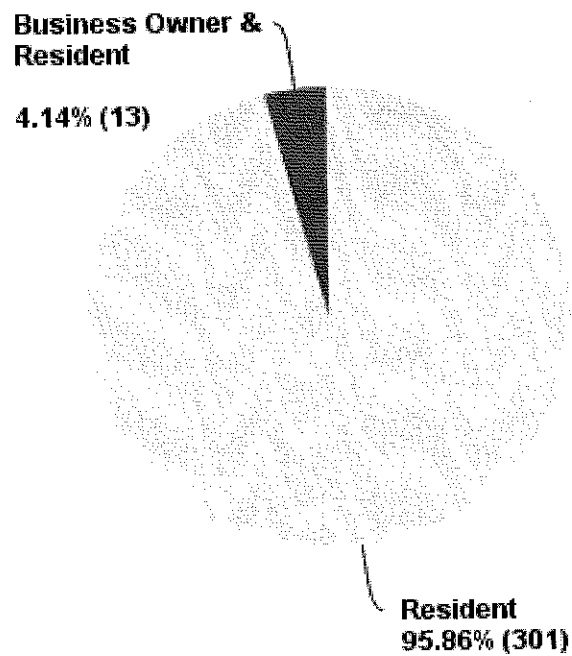
Survey Details

The Survey consisted of questions covering topics such as land use, zoning, housing, economic development, open space, recreation, services and facilities, and growth and land use.

The survey was sent to every household in Shirley in August 2015 and was available on the Town's web site. There were 323 responses received in fall 2015. The results of the survey have been tabulated and documented on the following pages.

Question: Are you a resident, business owner or both?

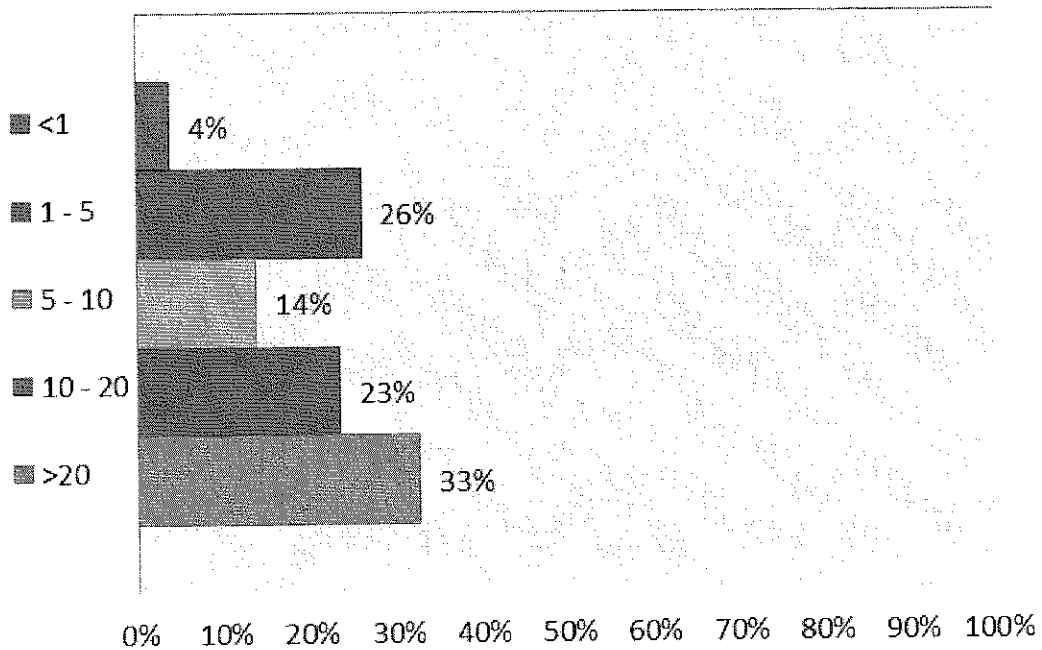
- Answered: 314 Skipped: 9



Answer Choices	Responses	
resident	95.86%	301
business owner	0.00%	0
or both	4.14%	13
Total		314

Question: How many years have you resided in Shirley?

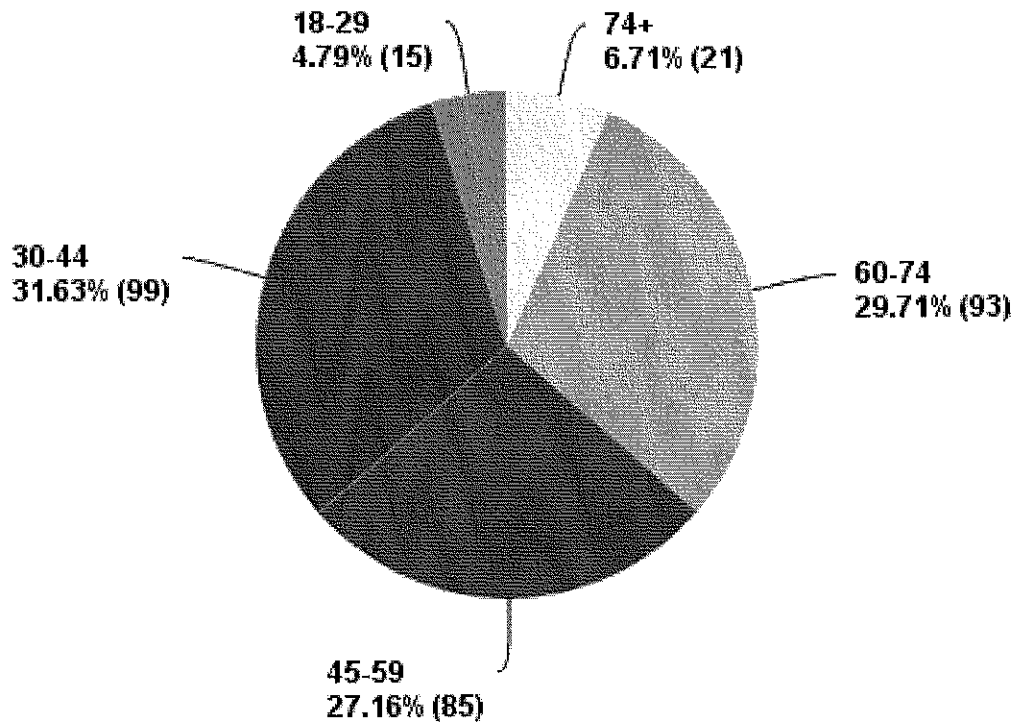
- Answered: 311 Skipped: 12



Answer Choices	Responses	
<1	4%	12
1 - 5	26%	81
5 - 10	14%	43
10 - 20	23%	73
>20	33%	102
Total		311

Question: Please check your age group

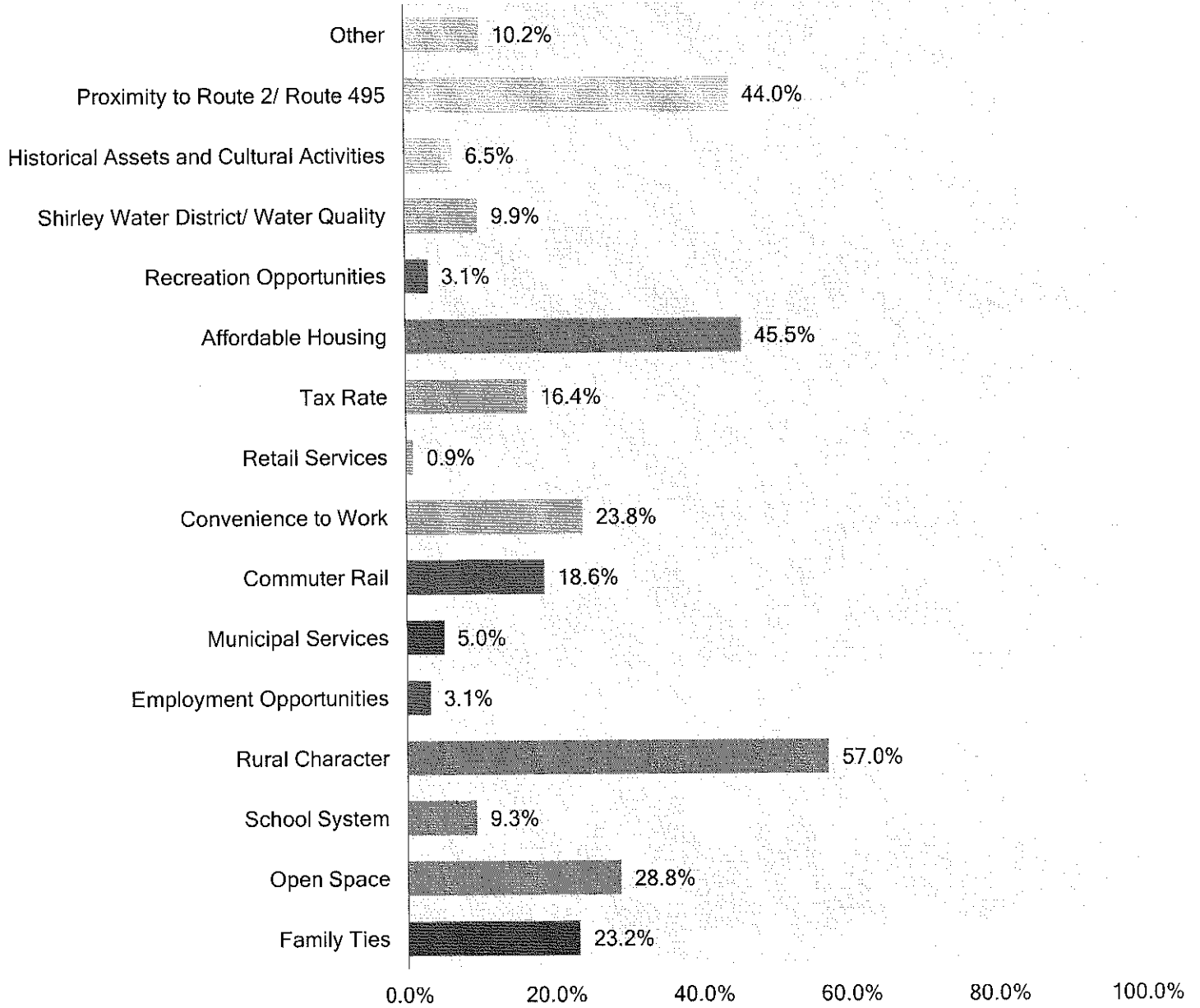
- Answered: 313 Skipped: 10



Answer Choices	Responses	
74+	6.71%	21
60-74	29.71%	93
45-59	27.16%	85
30-44	31.63%	99
18-29	4.79%	15
Total		313

Question: Why do you choose to reside in Shirley? Please rank your top 3 responses

- Answered: 323 Skipped: 0



Question Continued: Why do you choose to reside in Shirley? Please rank your top 3 responses

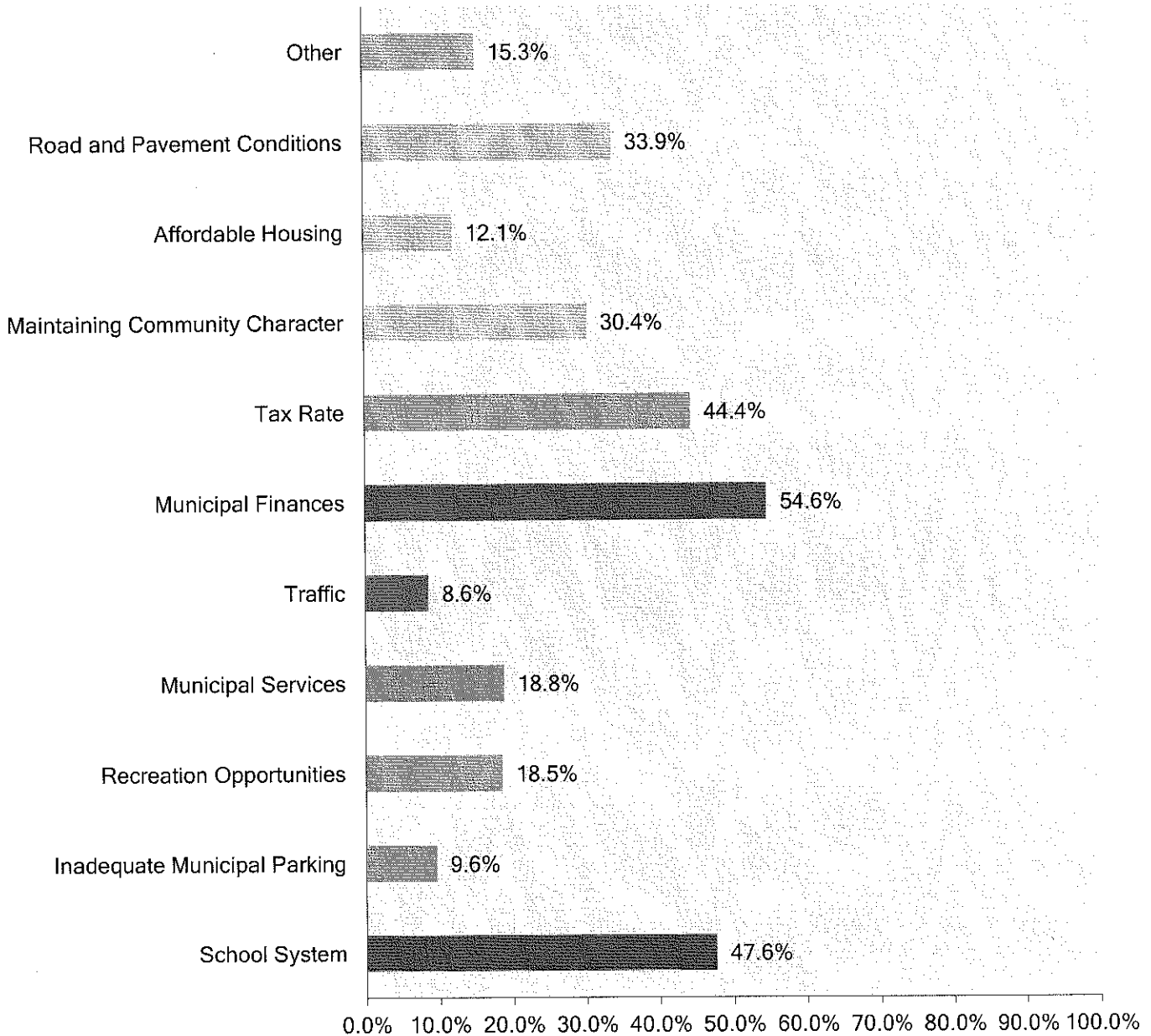
• Answered: 323 Skipped: 0

Answer Choices	Responses	
Family Ties	23.2%	75
Open Space	28.8%	93
School System	9.3%	30
Rural Character	57.0%	184
Employment Opportunities	3.1%	10
Municipal Services	5.0%	16
Commuter Rail	18.6%	60
Convenience to Work	23.8%	77
Retail Services	0.9%	3
Tax Rate	16.4%	53
Affordable Housing	45.5%	147
Recreation Opportunities	3.1%	10
Shirley Water District/ Water Quality	9.9%	32
Historical Assets and Cultural Activities	6.5%	21
Proximity to Route 2/ Route 495	44.0%	142
Other	10.2%	33
Total Respondents : 323		

Question: What are Shirley's challenges?

Please rank your top 3 responses.

- Answered: 313 Skipped: 10



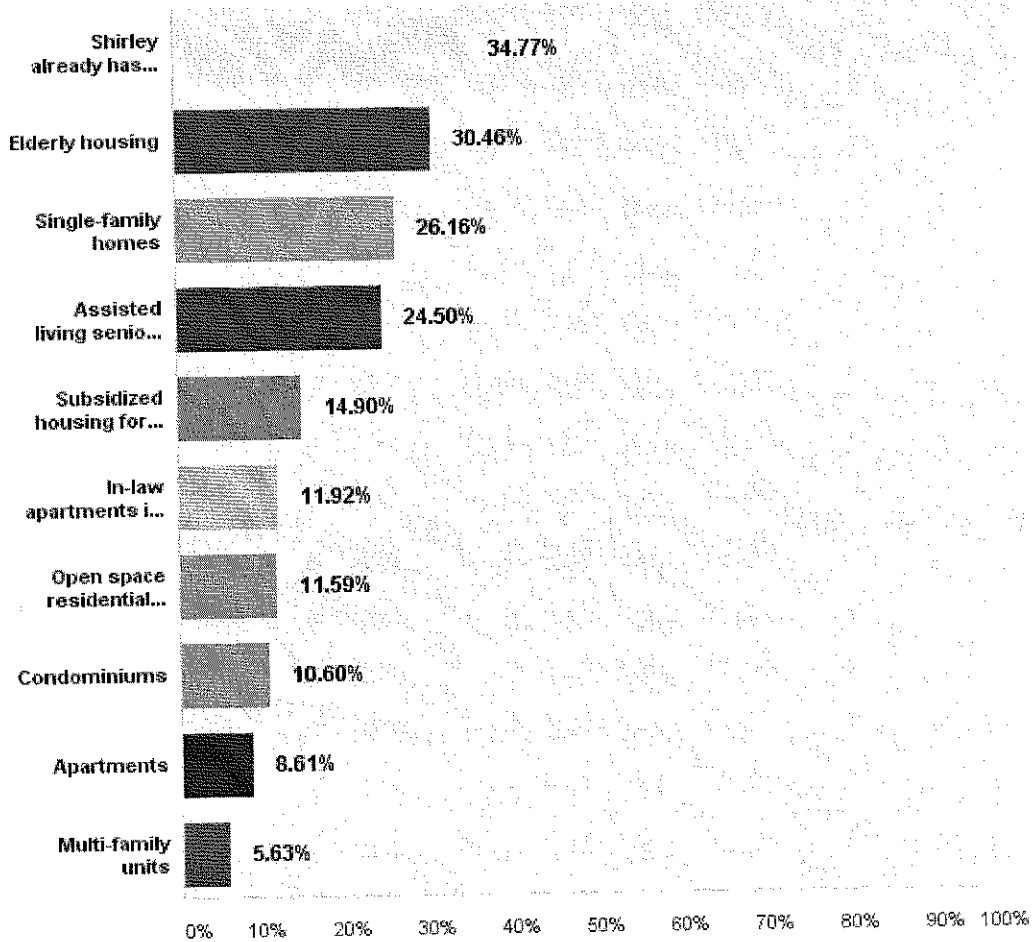
Question Continued: What are Shirley's challenges?
Please rank your top 3 responses.

- Answered: 313 Skipped: 10

Answer Choices	Responses	
School System	47.6%	149
Inadequate Municipal Parking	9.6%	30
Recreation Opportunities	18.5%	58
Municipal Services	18.8%	59
Traffic	8.6%	27
Municipal Finances	54.6%	171
Tax Rate	44.4%	139
Maintaining Community Character	30.4%	95
Affordable Housing	12.1%	38
Road and Pavement Conditions	33.9%	106
Other	15.3%	48
Total Respondents: 313		

Question: What types of housing do you think Shirley needs more of? (You can check more than one.)

• Answered: 302 Skipped: 21



Answer Choices	Responses	Count
Shirley already has sufficient types of housing	34.77%	105
Elderly housing	30.46%	92
Single-family homes	26.16%	79
Assisted living senior housing	24.50%	74
Subsidized housing for low-income citizens	14.90%	45
In-law apartments in existing residences	11.92%	36
Open space residential design	11.59%	35
Condominiums	10.60%	32
Apartments	8.61%	26
Multi-family units	5.63%	17
Total Respondents: 302		

Question: Why does Shirley need more of the types of housing that you checked above?

Answered: 186 Skipped: 137

	Response Text
1	Shirley's character, rural environment should be preserved.
2	Sr population is growing & helping older/low-income people will help people stay home here in Shirley
3	careful attention needed to improve these housing units, many housing units are in very poor condition.
4	New housing should be in line with maintaining the open space & rural, yet efficient aspects of growth. A large portion of Shirley residents are elderly & should be able to remain in town & independent if they so choose.
5	there are few options for older retired homeowners
6	To better serve diverse needs of aging population & protect open space & rural character.
7	less trailer parks
8	It would be beneficial to the town to have a well run/maintained elderly housing complex (either newly built or conversion) would attract a more stable/responsible resident, then subsidize low-income (Section 8) resident in subsidized housing.
9	more tax money for schools
10	To maintain a rural or small town character.
11	Such housing builds stability and does not overcrowd or deplete the town and resources.
12	population of seniors are increasing
13	The population is aging and there is not enough affordable housing available now.
14	none or not enough available for population
15	We are taxing the elderly out of their family homes!
16	to allow a more diverse population to grow
17	has enough subdivisions currently doesn't seem enough, increase diversity
18	tax income
19	3 bedroom
20	It would provide current residence the opportunity to stay here and possibly provide job opportunities for others.
21	Where do we go when we can't afford to pay the taxes?
22	aging population
23	aging population
24	none-keep it rural
25	do not need because we have vacant homes, historic buildings + other structures already built and not in use.
26	no more housing
27	Because there isn't any of these for the needed!
28	Once there are more residents, then shirley can get a high school
29	Shirley cannot afford the infrastructure required for the existing households to provide adequate municipal services. Shirley needs to attract commercial business to increase the tax base.
30	To keep the elderly out of nursing homes and close to family.
31	Shirley doesn't need more low income housing.
32	"Senior" housing on Shaker Rd. is no longer exclusive to that age group. Long time Shirley residents need an alternative solution if they cannot afford to stay in their homes due to the tax rate.
33	Bring in more high income residents
34	To increase the number of higher income residents, generating tax revenue and business growth.
35	It doesn't
36	No specific reasons
37	Need to provide attractive, yet affordable housing in compact designs that preserve natural lands and provide for walkable neighborhoods. Affordable units should be located in walking distance of downtown and rail.
38	Growing elderly population and increasing tax rate that makes single housing expensive

Question Continued: Why does Shirley need more of the types of housing that you checked above?

	Response Text
39	Housing is adequate for the town.
40	Get rid of trashy trailer parks and ghetto looking housing! It makes Shirley look like a crappy place
41	I think we need commercial businesses to help generate more revenue for the town. Elderly housing may be an option since they will not have children in the schools system.
42	Aging population.
43	Keep elderly here.
44	Store fronts w/apartments/condos above. Provides more tax relief by more businesses and pedestrian friendly down town area. (like Ayer downtown).
45	Rents are high & people need affordable housing. Also need subsidized wheelchair housing. People on SS live on low income budgets, can't afford high rents.
46	Except town demographics show more senior housing is required. Wait list is too long!
47	I would like housing that allows a diverse population and preserves open space and rural character.
48	More single family housing means possible more tax revenue means possible lower tax.
49	Low income folks are priced out.
50	More people seem to be moving out of Boston and a lot of residents are getting older.
51	Green housing located near train station.
52	We don't need any additional housing in Shirley.
53	More housing = more people = more business demand = more jobs.
54	Continue to grow population of young families.
55	The housing density is good and comfortable here in shirley
56	Because owning a home in the country is much better for families to stay together.
57	increase overall value of other houses.
58	Not enough.
59	Increase options for people who want to live here.
60	Shirley has enough housing we need businesses to offset residential taxes.
61	Growing senior population.
62	It would help relations.
63	Elderly housing 2 yr waiting period.
64	Because the baby boomers are becoming elderly.
65	I feel we need to upgrade a lot of trailers to some sort of housing, (some are really old & run down, i.e. one on Walker is condemned).
66	It's getting crowded now and people that are older are being "taxed out" of town.
67	Don't have any assisted living housing, & there's a waiting list for elderly housing.
68	Drawing families to move to town.
69	Many more senior citizens who need help.
70	Single family home ownership increases values & increases responsibility.
71	Aging population wanting to downsize but stay in town.
72	Few apartments people can afford.
73	I live in privately-owned senior housing but would prefer a "Shirley Housing Authority" system.
74	Because I would like to stay in town.
75	Aging population, people want to stay when ... needs change.

Question Cont'd: Why does Shirley need more of the types of housing that you checked above?

	Response Text
76	I don't know enough; I'm in favor of a mix that still preserves woods and fields and open space.
77	Because we pay 70% of our income on rent
78	To attract mid to upper income families.
79	No opinion
80	People on fixed income (seniors, etc.) have few options in town.
81	Need business!
82	More opportunity to keep family close for care, family units.
83	Shirley citizens are getting older and need assistance. Apartments-There aren't enough available;
84	Rents are too high for folks on minimum wage; Aging population.
85	I am not aware of any assisted living options; many seniors that I meet are low income.
86	Attract T commuters that work 495/128 belt.
87	To take care of our aging parents. / Don't like looking in my neighbors windows.
88	Because it is very expensive to live here.
89	Shirley should try to preserve open space - avoid sprawl caused by low-density residential development.
90	We have a lot of elderly that can't afford owning in town.
91	To allow more families to move to our community.
92	To draw in families.
93	Affordable housing, single-family homes and elderly housing.
94	Only one that we know of is in town.
95	They pay real estate taxes. Some don't.
96	Because we have no assisted living for seniors.
97	Need more young people to live in Shirley to boost Shirley economy
98	Shirley needs to get all trailer homes out of the village in order to improve commercial & residential appeal of the town.
99	there are old/senior citizens who has no job who wants to have here or not to them (unintelligible)
100	*Elderly housing = many persons reaching age 70+; once on fixed income becomes impossible for seniors to maintain their homes. *In-law apartments... = may help some seniors solve housing issues.
101	Shirley has a small area; further development should be clustered, allowing for more open space and include several types of housing.
102	I would like to see seniors be able to afford to stay in Shirley as they age - I like being in a multi-generational community
103	T build a family oriented community that doesn't forget it's elderly population and support low-income residents when jobs in Shirley are scarce and a car is required.
104	we need to take care of our elderly - they can't afford your salaries or that school you built. They cannot drive at night, can't vote Monday nights
105	Not enough quality homes
106	Open space Residential design is very appealing
107	I would like for my Mom to move out here
108	n/a
109	I think with an aging population we will need some smaller housing options available.
110	Our town's foundation of citizens is getting older. Those that cannot afford to pay for the basic housing needs need to have affordable choices. I think the plan to use the property on Devens is a great idea and I hope the town does everything to support it.
111	I think the town is primarily single family homes and we could use more options for the elderly and low income.
112	Need smaller, more affordable housing for small families, not these huge \$300-500k McMansions. Some people want houses that cost less than \$300k.

Question Cont'd: Why does Shirley need more of the types of housing that you checked above?

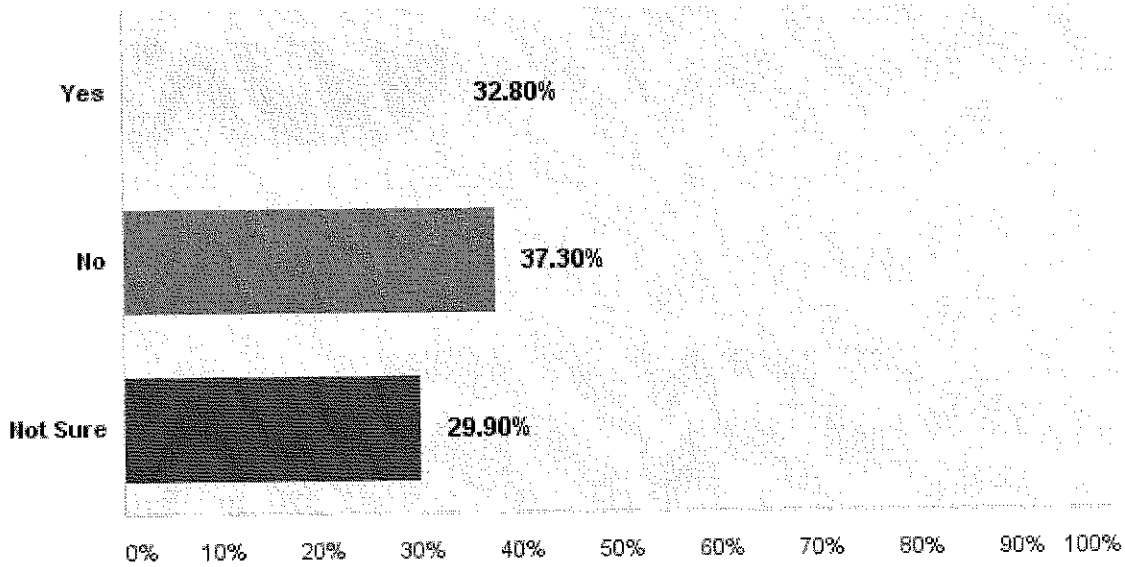
	Response Text
113	Do we have any elderly housing?
114	more professionals and stable families, rather than hicks and junkies
115	to ensure diversity and to maintain a small community atmosphere
116	The housing stock in Shirley is fine as is.
117	There is a large elderly population and more single family houses will bring in younger families.
118	We need to keep our older residents in town and not force them out because of high property taxes.
119	Improve the tax base without overwhelming the current services.
120	to bring more families to shirley
121	my parent are getting older and they don't want to more out of their home. But they need someone to watch them.
122	because as a low income family i have only found one place in town that i can afford to live. don't take that wrong i like my home but would like a choice
123	One senior housing development is not enough - esp for eligible senior/disabled tax payers that have been in this town for over 25 years.
124	No comment
125	More affordable single family homes to help with taxes and keep a family oriented community.
126	I do not believe Shirley needs more types of housing. If the town does pursue more housing, I would only like to see single family homes.
127	Currently no assisted living. Large elderly population, housing inadequate, minimal drain on municipal services compared to others.
128	High population of retirees on fixed incomes
129	I like Shirley because it is rural and spaced out. Increasing the population density by adding more housing would ruin the character and appeal of this town.
130	Housing affordability, land usage.
131	Shirley doesn't nee any more housing it need businesses to offset tax rate like Ayer.
132	There is not much on the market.
133	there is no elderly housing in Shirley
134	more familys and businesses
135	bring more families into the area
136	The rate of our senior citizens growth will be overwhelming; if they're not accommodated we will lose them and the character of our town.
137	I think there is no senior housing.
138	N/A
139	N/A
140	To bring more income to local businesses and help with the tax rate.
141	to encourage more young people to move to shirley to live in
142	There is a critical shortage throughout Massachusetts and here in Shirley for affordable senior housing, only
143	It has the space for these
144	For local individuals that want to remain in the area/community but do not want or are unable to maintain a single family dwelling of their own due to fixed incomes or financial/physical limitations.
145	There are no apartments available other than the townhouses of Birchwood Hills which are relatively expensive.
146	Shirley should maintain the more rural character and not try to overburden the area with housing or low income housing.
147	youth commuting on train. Good demographic
148	Shirley has too many degraded homes, trailer parks, section 8 homes, and run-down businesses along its main streets (2A and Main St) which creates the appeal of a dumpy, old town. No new homes need be built, except to replace these eye sores. If we could remove or repair these types of home, they should be small homes for elderly, such as Lake View (east side).
149	Attract younger families and provide quality senior housing for our elders.

Question Cont'd: Why does Shirley need more of the types of housing that you checked above?

	Response Text
150	Low inventory
151	Home owners are vested in the town they live and provide tax revenue.
152	The seniors no longer have elderly housing available and have to go out of town for the above checked.
153	Share the community values and expand the tax base a little. Lack of single family home rentals for low income.
154	Nice to have open space low income residential condo's or single family homes for elderly with young adult disabled families or folks in their 60's who's income are less than before due to age slowing down or illness.
155	Need new blood, more young people.
156	More redevelopment of abandoned/derelect houses, creative incentives to developers and or home owners to rebuild. We should be aiming to bring more upper middle class families in from eastern towns.
157	Some of our seniors are not willing to move into a nursing home. It would be nice to have the opportunity to expand our homes to provide a place for them with out all of the red tape.
158	Lower the tax rate
159	Do bring in younger families to help shape the next generation of the Shirley community
160	There needs to be a larger tax base both of residences and then businesses the residents can work in, all the while maintaining the rural character.
161	To bring more money to the town
162	Increase tax base
163	I feel that there are two or three large apartment buildings that have affordable rent....however they are so close tonthe train tracks i think it acts as a deterrent to people searching.
164	Cheaper taxes
165	To try and attract more educated, middle class residents that can build up Shirley's character... Low income housing does not accomplish that.
166	To accommodate families with kids to grow our community
167	It doesnt. We seem to have a good inventory of for sale and rental homes
168	Schools can not handle more. Enough housing is here. Why not fix the dumpy housing near the train station
169	Want to have more young families move in so that the school system becomes more important and therefore better
170	Brings more families and single professionals to town. Makes the area more appealing to businesses
171	Maintain rural character and family friendly
172	For Commuters...to draw in businesses which will help allay the tax burden on Property Owners.
173	Encourage more long term residents
174	To accommodate the needs of families.
175	We need to get more revenue at a commercial grade instead of large single family plots. Ideally leaning towards 55+ housing to prevent an influx of students on the already burdened school assessment
176	Low income homes will lower the value of our homes.
177	Need more middle-class families and more kids in the schools.
178	I think an over 55 community would be great, generate tax dollars won't effect the school system.
179	They do not need any more housing
180	I feel there is sufficient housing
181	There is a significant senior population in Shirley and there should be an option for current residents to stay in town as they age.
182	Because so many people have limited resources
183	aging population
184	It doesn't
185	We need an option for people to legally have some income come into their homes. Taxes are very high. An inlaw apt. can off set that without making the town look like a renters village.
186	tax revenue

Question: Do you favor zoning changes that would allow for new construction/conversion of existing buildings, in order to provide housing for low/moderate income households?

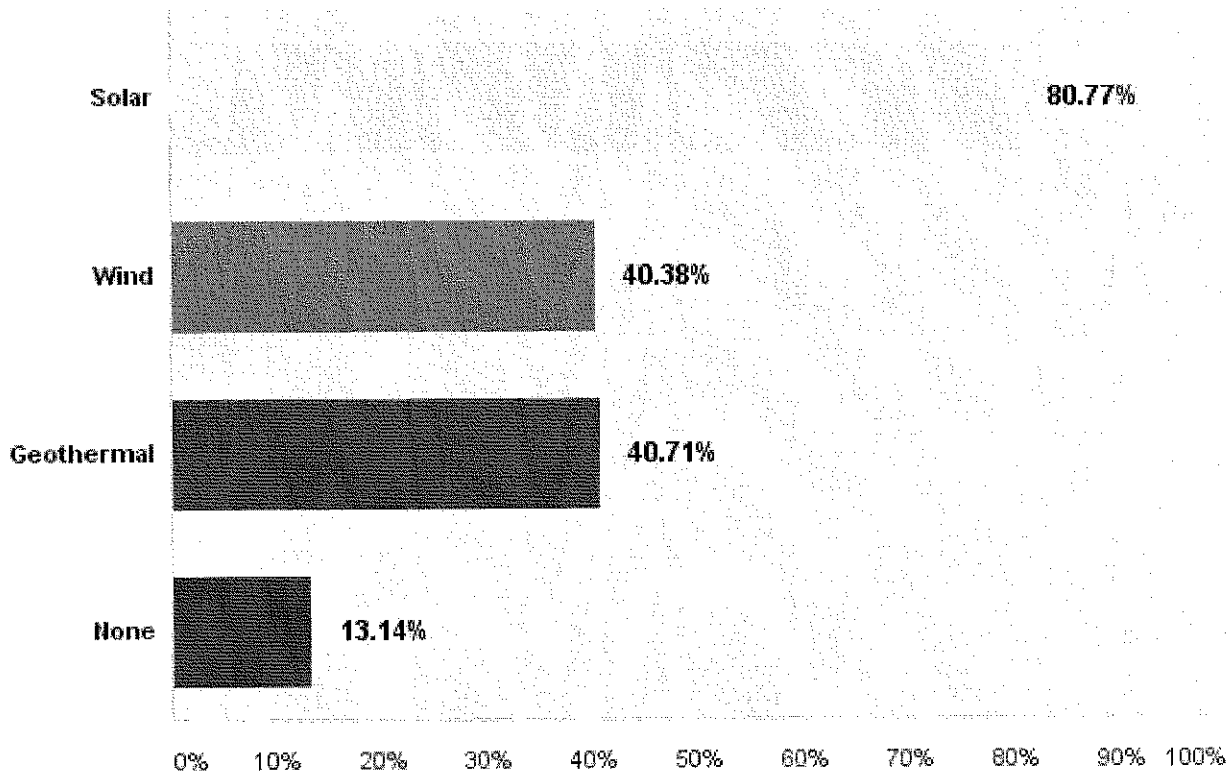
- Answered: 311 Skipped: 12



Answer Choices	Responses	Count
Yes	32.80%	102
No	37.30%	116
Not Sure	29.90%	93
Total		311

Question: What types of renewable energy would you like to see the Town support? (you can check more than one)

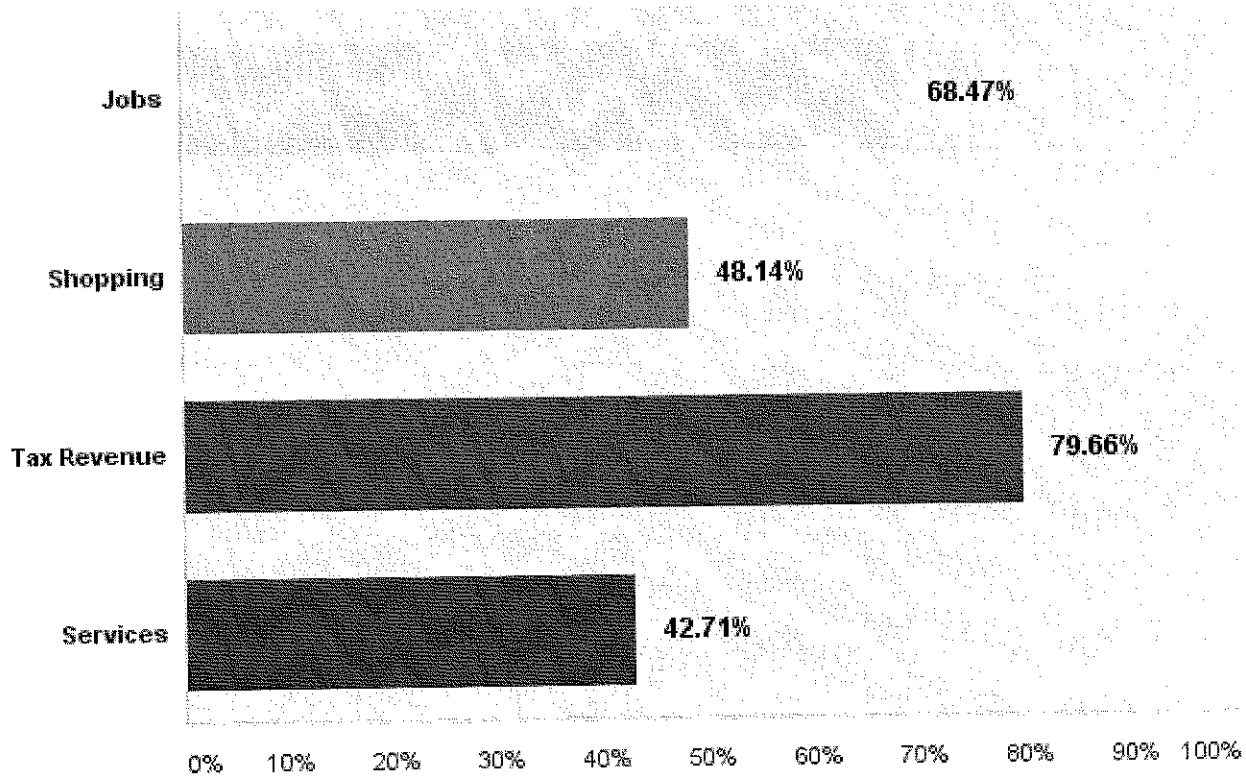
- Answered: 312 Skipped: 11



Answer Choices	Responses
Solar	80.77% 252
Wind	40.38% 126
Geothermal (thermal energy generated and stored in the Earth)	40.71% 127
None	13.14% 41
Total Respondents: 312	

Question: What do you see as a benefit of encouraging more commercial and/or industrial development? (you can check more than one)

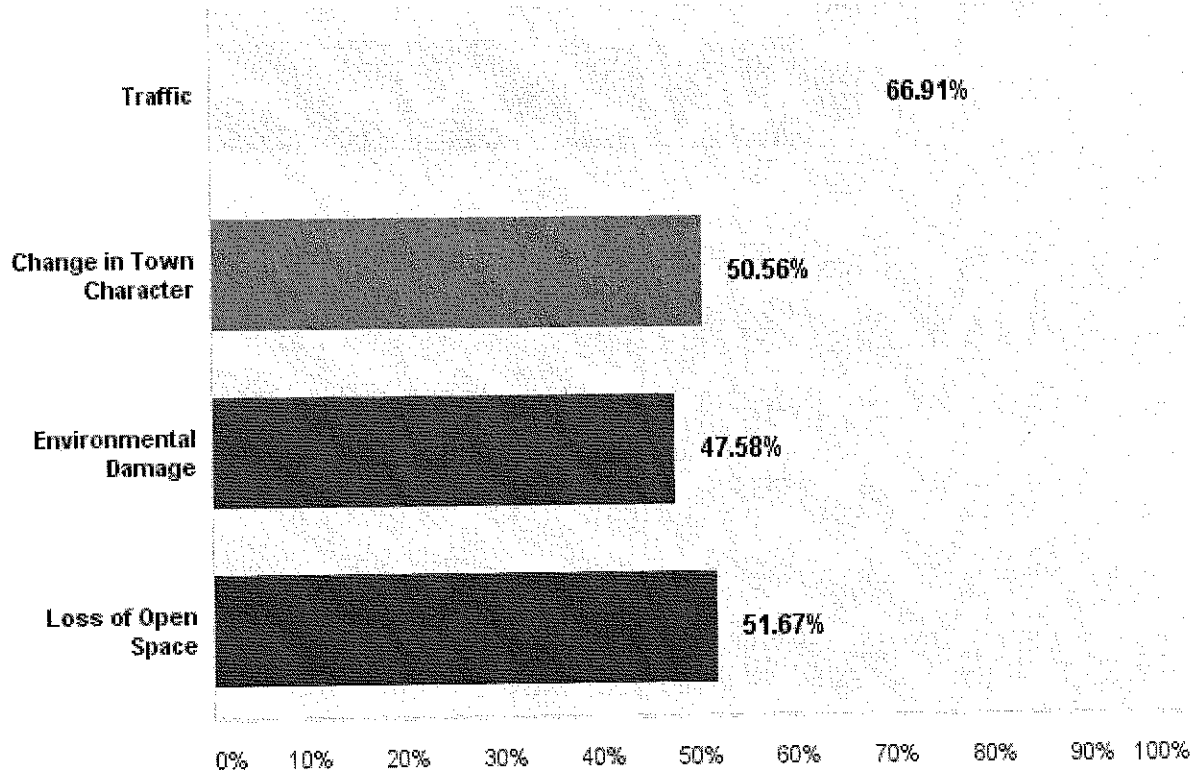
- Answered: 295 Skipped: 28



Answer Choices	Responses	
Jobs	68.47%	202
Shopping	48.14%	142
Tax Revenue	79.66%	235
Services	42.71%	126
Total Respondents: 295		

Question: What are the disadvantages of encouraging commercial and/or industrial development? (you can check more than one)

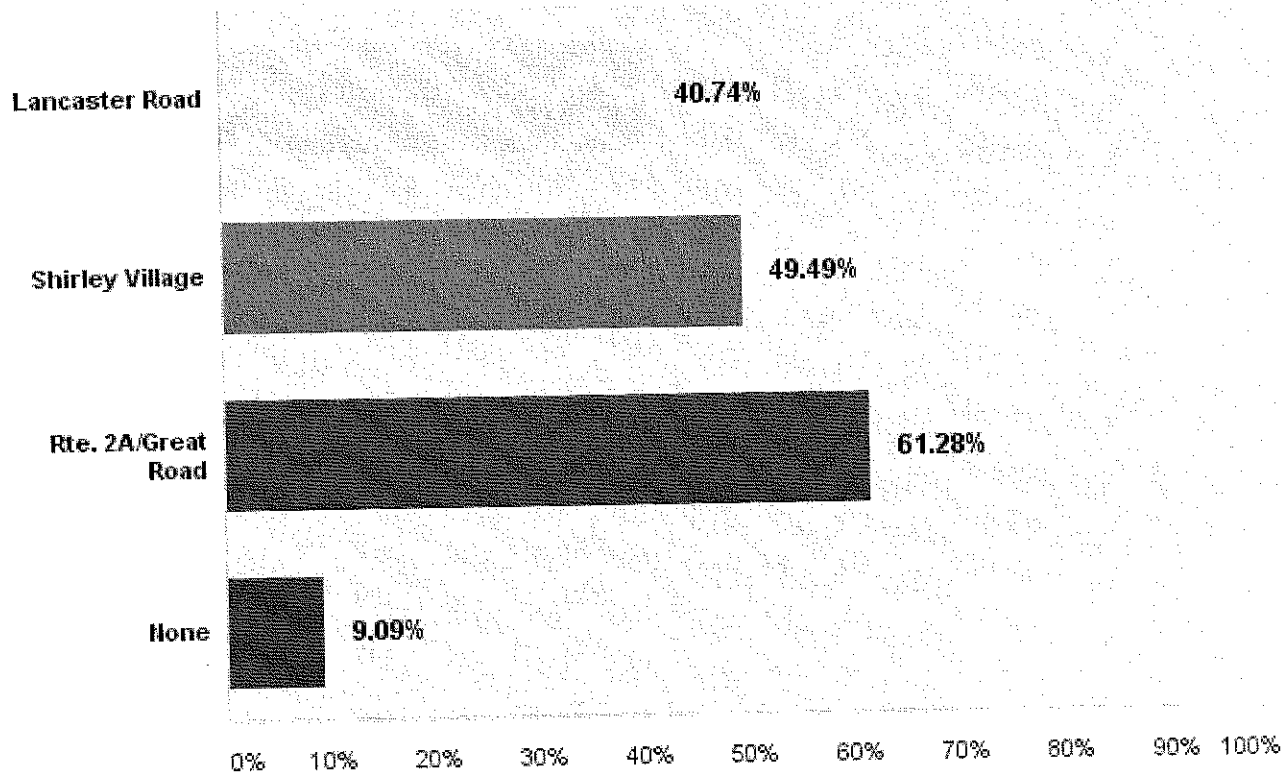
- Answered: 269 Skipped: 54



Answer Choices	Responses	Count
Traffic	66.91%	180
Change in Town Character	50.56%	136
Environmental Damage	47.58%	128
Loss of Open Space	51.67%	139
Total Respondents: 269		

Question: Where do you want to see more economic/commercial development?
 (you can check more than one)

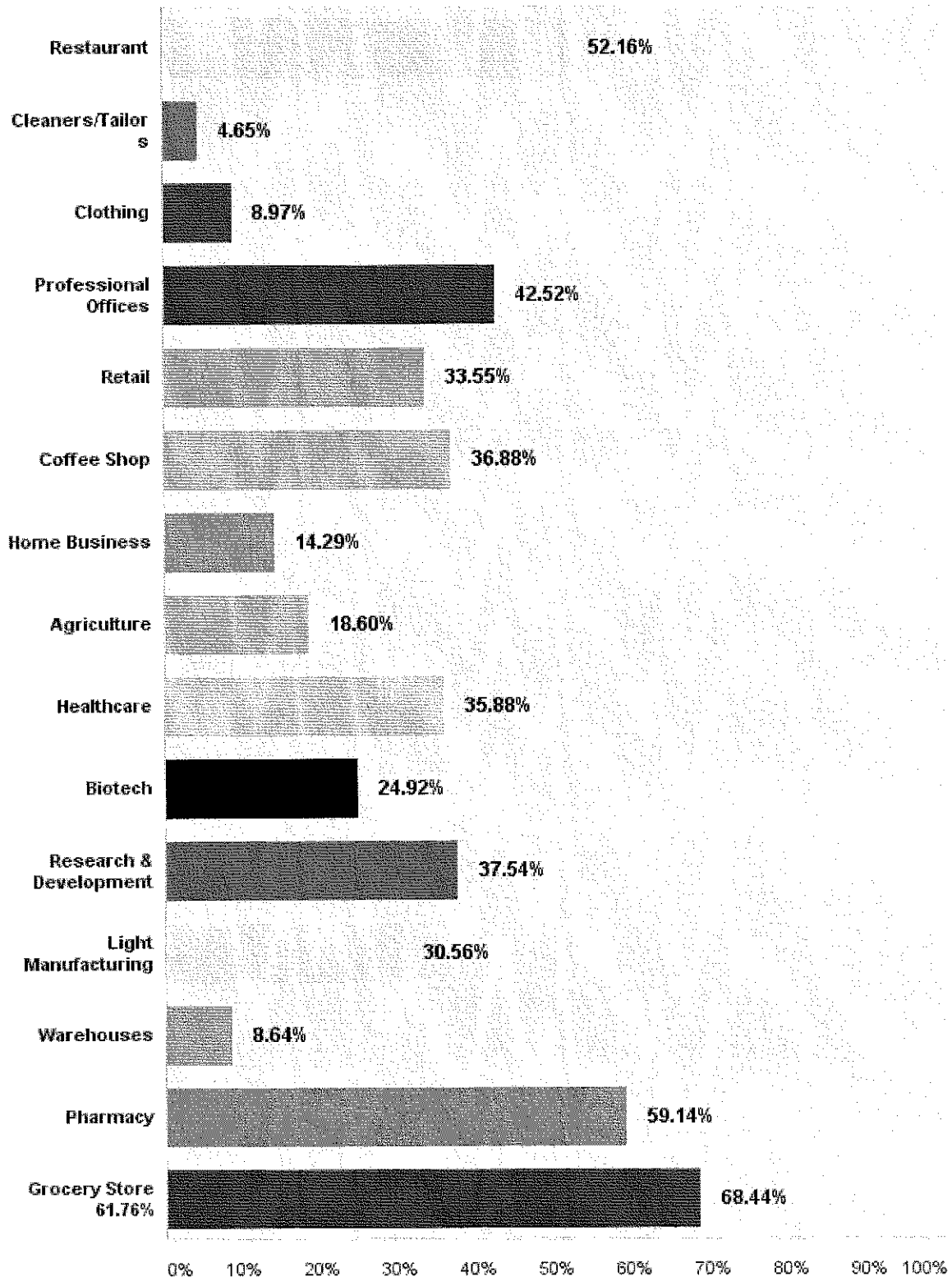
- Answered: 297 Skipped: 26



Answer Choices	Responses	Count
Lancaster Road	40.74%	121
Shirley Village	49.49%	147
Rte. 2A/Great Road	61.28%	182
None	9.09%	27
Total Respondents: 297		

Question: What types of economic development do you wish to see in Shirley? (Please Check all that apply)

• Answered: 301 Skipped: 22



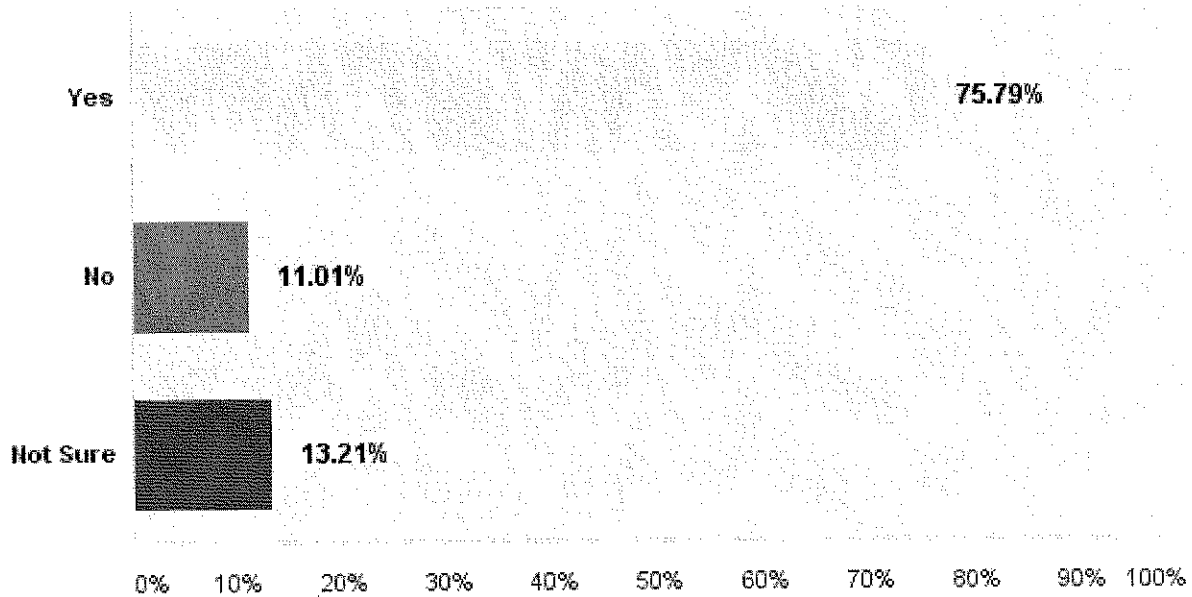
Question Cont'd: What types of economic development do you wish to see in Shirley? (Please Check all that apply)

- Answered: 301 Skipped: 22

Answer Choices	Responses	
Restaurant	52.16%	157
Cleaners/Tailors	4.65%	14
Clothing	8.97%	27
Professional Offices	42.52%	128
Retail	33.55%	101
Coffee Shop	36.88%	111
Home Business	14.29%	43
Agriculture	18.60%	56
Healthcare	35.88%	108
Biotech	24.92%	75
Research & Development	37.54%	113
Light Manufacturing	30.56%	92
Warehouses	8.64%	26
Pharmacy	59.14%	178
Grocery Store 61.76%	68.44%	206
Total Respondents: 301		

Question: In general, are you satisfied with how easily you can access Town services and offices?

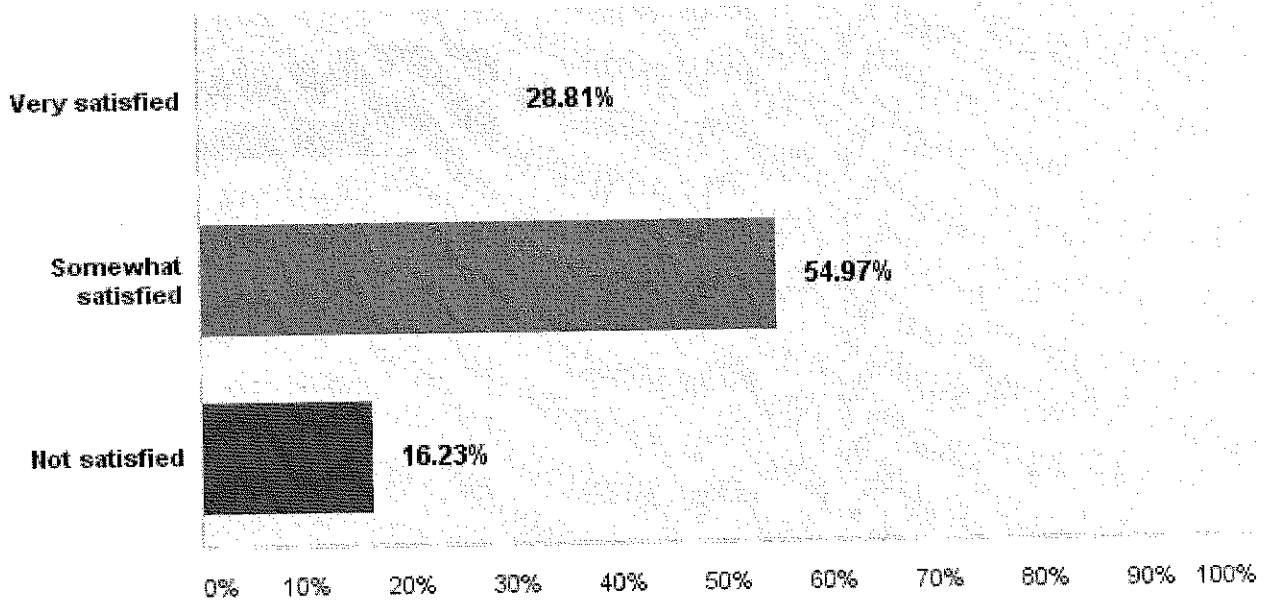
- Answered: 318 Skipped: 5



Answer Choices	Responses	
Yes	75.79%	241
No	11.01%	35
Not Sure 12.61%	13.21%	42
Total		318

Question: How satisfied are you with the Town's access to internet services?

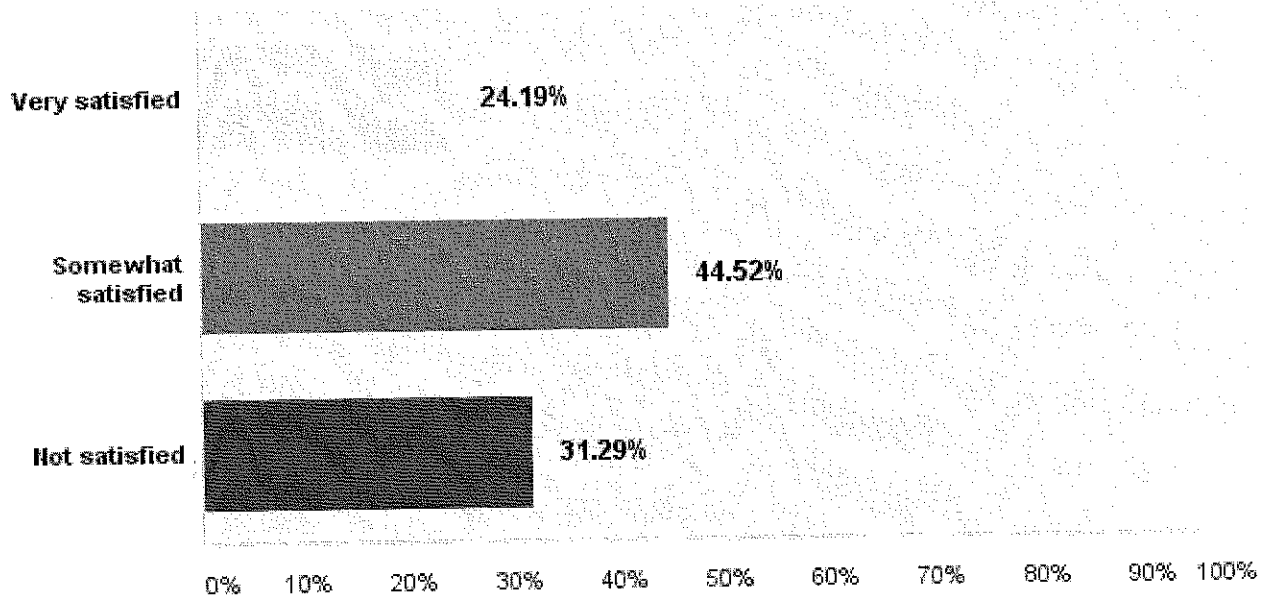
- Answered: 302 Skipped:21



Answer Choices	Responses	
Very satisfied	28.81%	87
Somewhat satisfied	54.97%	166
Not satisfied	16.23%	49
Total		302

Question: How satisfied are you with the Town's cellphone coverage?

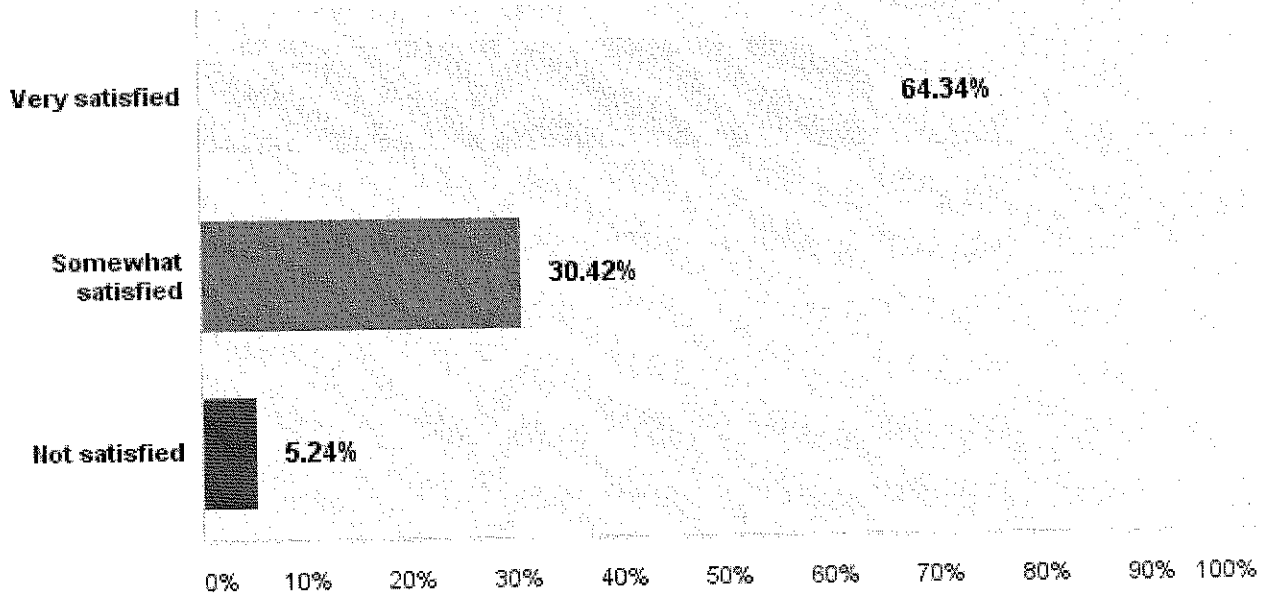
- Answered: 310 Skipped: 13



Answer Choices	Responses	
Very satisfied	24.19%	75
Somewhat satisfied	44.52%	138
Not satisfied	31.29%	97
Total		310

Question: How satisfied are you with the Shirley Water District?

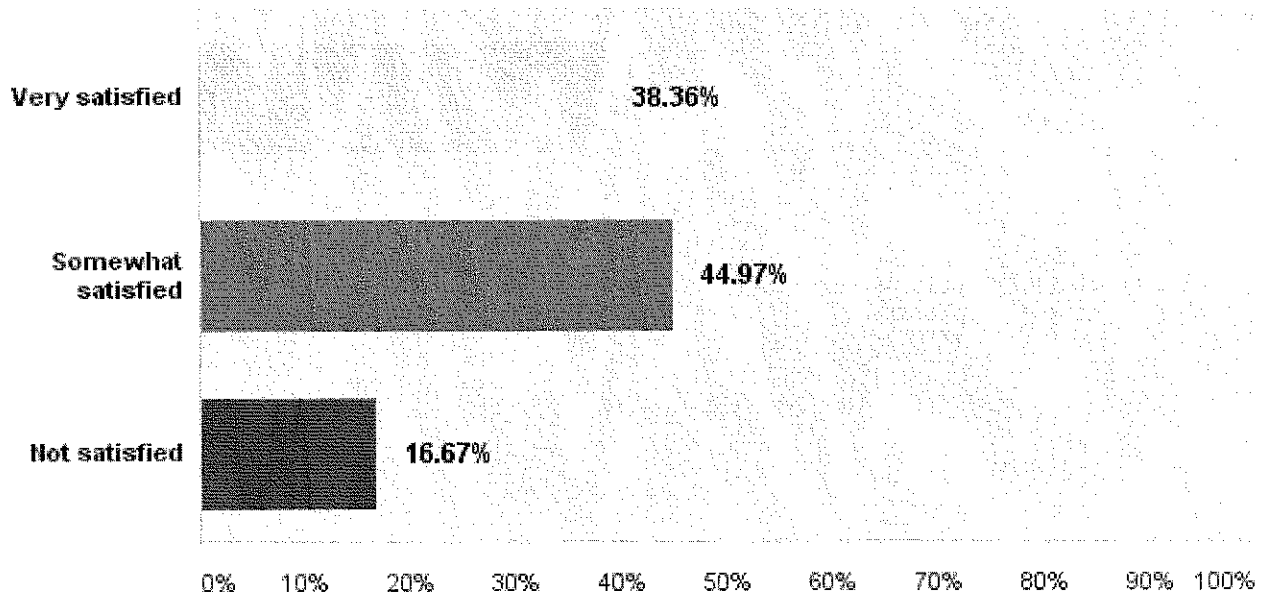
- Answered: 286 Skipped: 37



Answer Choices	Responses	
Very satisfied	64.34%	184
Somewhat satisfied	30.42%	87
Not satisfied	5.24%	15
Total		286

Question: How satisfied are you with Trash and Recycling Services?

- Answered: 318 Skipped: 5



Answer Choices	Responses	
Very satisfied	38.36%	122
Somewhat satisfied	44.97%	143
Not satisfied	16.67%	53
Total		318

Question: Is there anything that prevents you from utilizing open space/ natural resources in Shirley (accessibility issues, etc.)? Answered: 133 Skipped: 190

	Response Text
1	Lack of awareness; lack of parking at trailheads.
2	nope- there's plenty of space to walk. except private property that restricts horseback riding thru trails
3	Understand that it is poorly delineated, seldom has recognized metes & bounds
4	no
5	no
6	no
7	no
8	no
9	no
10	no
11	no
12	no
13	lack of accessibility no parking, need signage, need trails committee
14	no
15	no
16	no
17	no
18	Yes, snowmobiles, noise, air pollution, and their tracks pack down & get icy & leave ruts & ruin ice skating, snowshoeing, xc skiing - spruce brook swamp, whitney road fields, fields property etc. I hate them, they are inconsiderate of the other users. They aren't even supposed to be there.
19	no
20	no
21	no
22	no
23	lack of sidewalks, walking paths
24	signage & knowing that they exist
25	no
26	no
27	no
28	Lack of knowledge of open space/natural resources. What's public vs. private? Lack of signage and distinguishable access points.
29	Wish there was more info about what was available
30	Have no idea what these open spaces are other than Benjamin Hill
31	No, the many trails and protected open spaces are wonderful and we enjoy using them.
32	no
33	No
34	None.

Question Cont'd : Is there anything that prevents you from utilizing open space/ natural resources in Shirley (accessibility issues, etc.)?

	Response Text
35	No.
36	Not privvy to where all open spaces are located. Just went to "Far and Near" for 1st time! Amazing! Would like to have easily accessible information about Shirley.
37	No.
38	No.
39	No.
40	Other activities take precedence.
41	No.
42	No.
43	No.
44	None.
45	No.
46	None.
47	Needs more trails to water.
48	No.
49	None.
50	No.
51	No.
52	No.
53	No.
54	None.
55	No.
56	No.
57	No.
58	No.
59	I do utilize and appreciate!
60	What does "utilizing" mean? I don't want all the trees to be cut down, map & advertise any trails, etc. for recreational use.
61	
62	No.
63	Lack of knowledge / advertising.
64	The voted so we have no access to the lake.
65	No.
66	No.
67	Need more information about availability of these.
68	None.

Question Cont'd: Is there anything that prevents you from utilizing open space/ natural resources in Shirley (accessibility issues, etc.)?

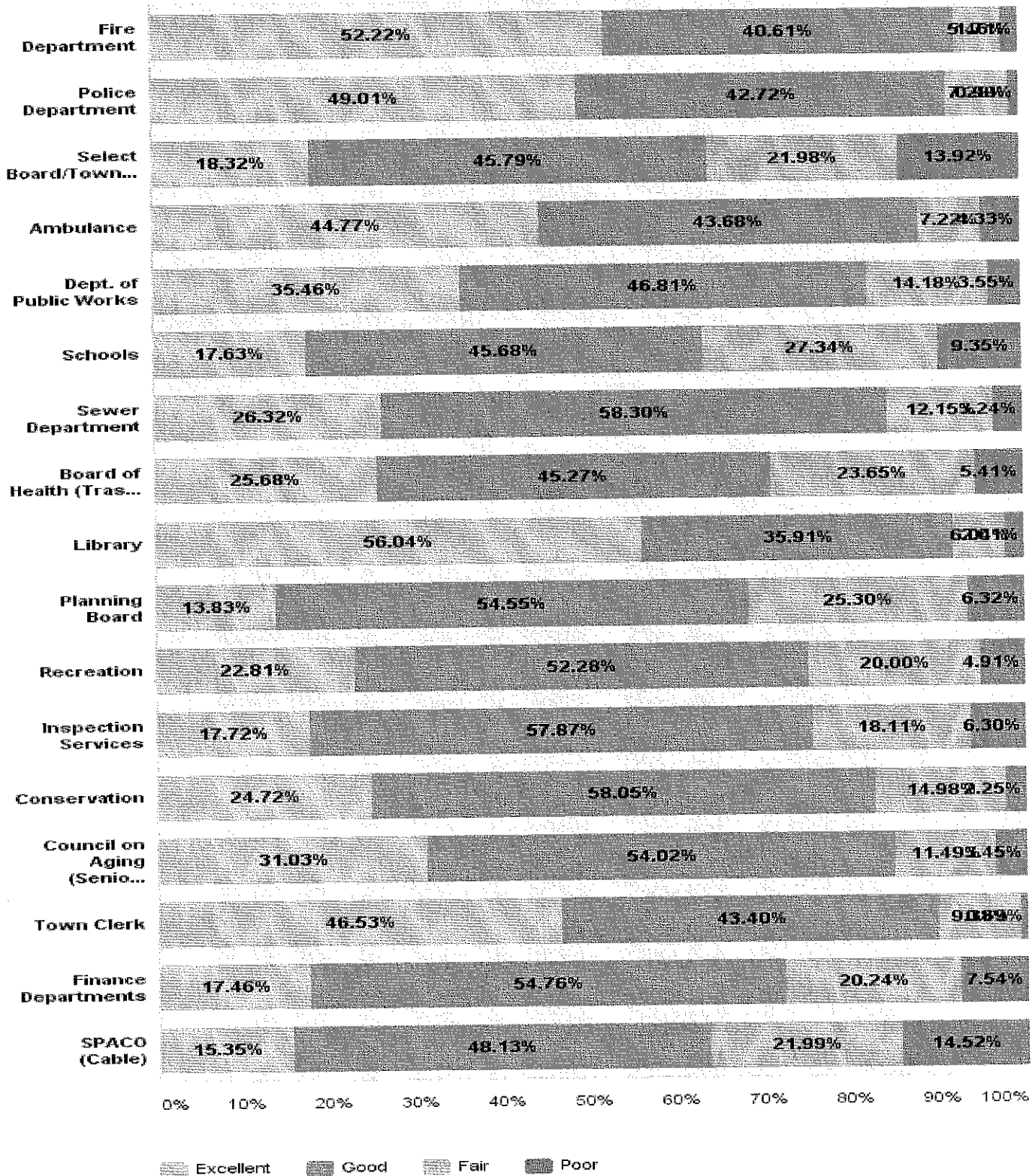
	Response Text
69	No.
70	No.
71	Can't say.
72	No.
73	To many house developments
74	Awareness of these resources.
75	No.
76	No.
77	No.
78	No parking at many sites
79	Rural character of the town.
80	no
81	No.
82	Yes! There is an illegally parked trailer at the end of South Street that barricades access to the open space - the town does nothing about this.
83	No. I hike and swim, using our facilities.
84	no
85	no
86	deer population, deer tic population, grass over growth
87	Need signed launching sites for small watercraft (Kayaks, Canoes, Row boats)
88	Lack of awareness of Shirley's open space/natural resources
89	No. On Question 17, I do not have town water, so answered not satisfied.
90	No
91	No
92	n/a
93	no
94	Yes -- access points
95	hunting and animal activity - are there hunters/animals that could harm me.
96	No trails, at least none are known to me, and lack of sidewalks.
97	Hard to find out information. Which makes it difficult to know what spaces are stroller friendly, where the safe places are to park, what facilities are nearby, etc.
98	No
99	no nothing
100	Lack of sidewalks, some public places have garbage issues; littering, etc.
101	Sidewalks to open spaces are not available. The sidewalks that are currently in place are not even and are not handicapped friendly.

Question Cont'd: Is there anything that prevents you from utilizing open space/ natural resources in Shirley (accessibility issues, etc.)?

	Response Text
102	No
103	no
104	We are still trying to get a feel for where dogs are allowed.
105	not aware public use
106	No
107	no
108	No
109	No
110	No.
111	I don't know even know where these spaces are.
112	No
113	no
114	No
115	no
116	Unclear what resources are available.
117	Nope
118	No
119	None
120	Cost of trash removal. Need more low or no cost bulk recycle resources (torn couch, etc.)
121	No
122	none
123	No
124	The lack of information
125	Bears, though I care about accessibility for all.
126	lack of knowledge as a new resident
127	Not really.
128	No
129	No
130	N
131	No
132	Not clearly marked as available or where to park.
133	there's lots of open space, but no access to it (parking, paths, guides)

Question: Please rate the following services provided by each Town department? (Please see color code below)

• Answered: 317 Skipped: 6



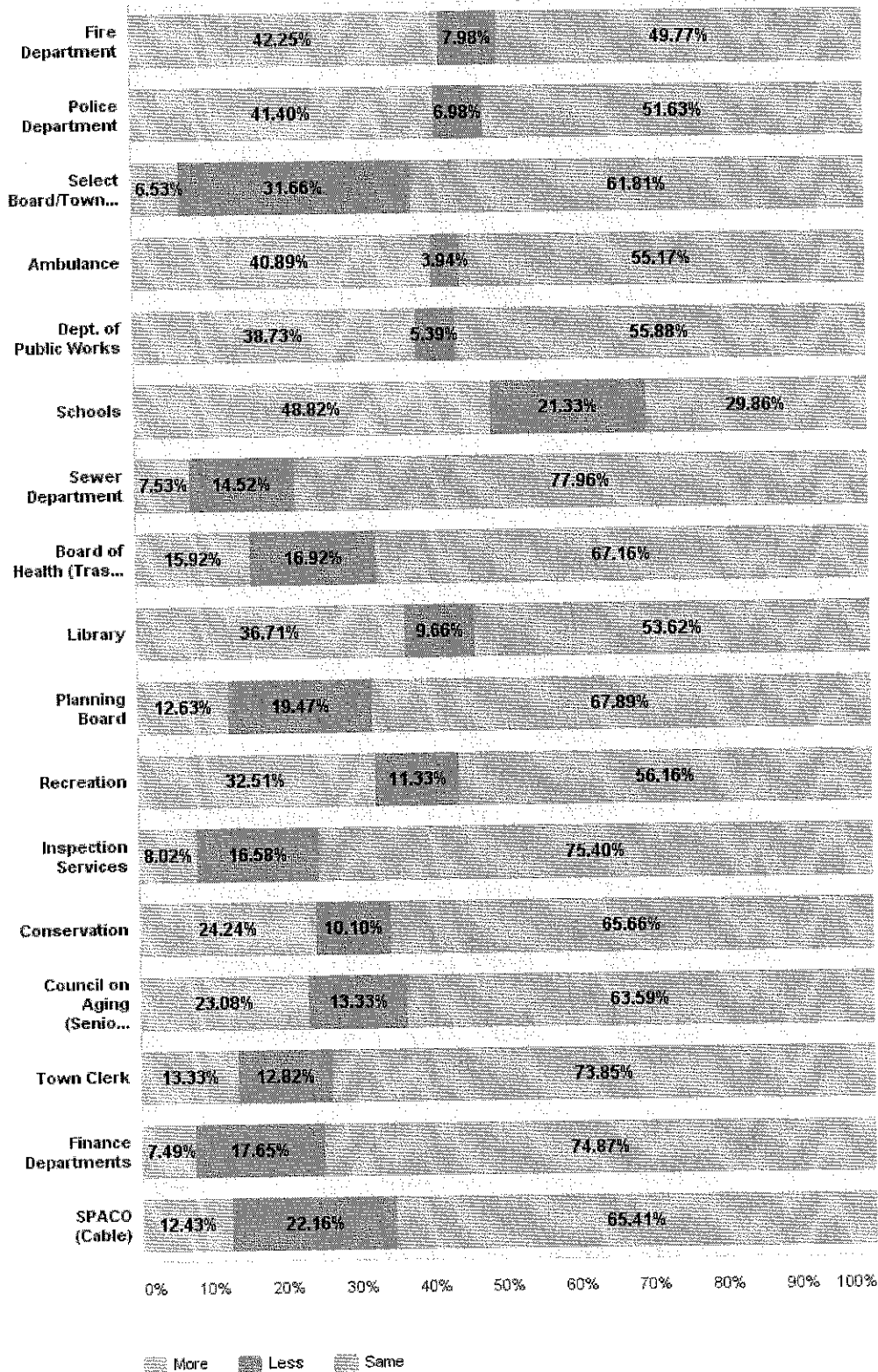
Question Cont'd: Please rate the following services provided by each Town department

- Answered: 317 Skipped: 6

	Excellent	Good	Fair	Poor	Total
Fire Department	52.22% 153	40.61% 119	5.46% 16	1.71% 5	293
Police Department	49.01% 148	42.72% 129	7.28% 22	0.99% 3	302
Select Board/Town Administrator	18.32% 50	45.79% 125	21.98% 60	13.92% 38	273
Ambulance	44.77% 124	43.68% 121	7.22% 20	4.33% 12	277
Dept. of Public Works	35.46% 100	46.81% 132	14.18% 40	3.55% 10	282
Schools	17.63% 49	45.68% 127	27.34% 76	9.35% 26	278
Sewer Department	26.32% 65	58.30% 144	12.15% 30	3.24% 8	247
Board of Health (Trash, Recycling)	25.68% 76	45.27% 134	23.65% 70	5.41% 16	296
Library	56.04% 167	35.91% 107	6.04% 18	2.01% 6	298
Planning Board	13.83% 35	54.55% 138	25.30% 64	6.32% 16	253
Recreation	22.81% 65	52.28% 149	20.00% 57	4.91% 14	285
Inspection Services	17.72% 45	57.87% 147	18.11% 46	6.30% 16	254
Conservation	24.72% 66	58.05% 155	14.98% 40	2.25% 6	267
Council on Aging (Senior Center)	31.03% 81	54.02% 141	11.49% 30	3.45% 9	261
Town Clerk	46.53% 134	43.40% 125	9.38% 27	0.69% 2	288
Finance Departments	17.46% 44	54.76% 138	20.24% 51	7.54% 19	252
SPACO (Cable)	15.35% 37	48.13% 116	21.99% 53	14.52% 35	241

Question: Would you support More, Less, or the Same tax dollars for these services? (Please see color code below)

- Answered: 232 Skipped: 91



Question Cont'd: Would you support More, Less, or the Same tax dollars for these services?

- Answered: 232 Skipped: 91

	More	Less	Same	Total
Fire Department	42.25% 90	7.98% 17	49.77% 106	213
Police Department	41.40% 89	6.98% 15	51.63% 111	215
Select Board/Town Administrator	6.53% 13	31.66% 63	61.81% 123	199
Ambulance	40.89% 83	3.94% 8	55.17% 112	203
Dept. of Public Works	38.73% 79	5.39% 11	55.88% 114	204
Schools	48.82% 103	21.33% 45	29.86% 63	211
Sewer Department	7.53% 14	14.52% 27	77.96% 145	186
Board of Health (Trash, Recycling)	15.92% 32	16.92% 34	67.16% 135	201
Library	36.71% 76	9.68% 20	53.62% 111	207
Planning Board	12.63% 24	19.47% 37	67.89% 129	190
Recreation	32.51% 66	11.33% 23	56.16% 114	203
Inspection Services	8.02% 15	16.58% 31	75.40% 141	187
Conservation	24.24% 48	10.10% 20	65.66% 130	198
Council on Aging (Senior Center)	23.08% 45	13.33% 26	63.59% 124	195
Town Clerk	13.33% 26	12.82% 25	73.85% 144	195
Finance Departments	7.49% 14	17.65% 33	74.87% 140	187
SPACD (Cable)	12.43% 23	22.16% 41	65.41% 121	185