

**MINUTES  
BOARD OF SELECTMEN  
April 10, 2012**

Present at the meeting that was held at the Town Building were Selectmen Gary Bernklow, Charles Kern, Thomas Ryan, James Salvie, and Laura Spear.

Also present were Town Administrator William Wrigley and Administrative Assistant Susan McLaughlin.

Mr. Salvie called the meeting to order at 7:00 p.m.

**Public Input**

Town Clerk Hathaway announced an upcoming Committee Fair to recruit volunteers for town committees.

**Chair's Comments**

Mr. Salvie gave the deadlines for dog licensing and voter registration and announced a new on-line registration option for Recreation Department programs.

He said that long-time Stow resident and Town official Jack Clayton passed away today at the age of 81 years and noted Mr. Clayton's dedication to the Stow community.

**Certificate of Appreciation for George Veracka**

The Board wished to recognize resident and business owner George Veracka on the occasion of his retirement and sale of his business, Hudson Road Automotive, and invited him receive a certificate of appreciation from the Board.

Mr. Salvie briefly conversed with Mr. Veracka about his retirement plans, after which Ms. Spear moved to issue a Certificate of Appreciation to George Veracka for his contributions to the Stow community on the occasion of his retirement; Mr. Ryan seconded; and all voted in favor.

The text of the certificate, as read into the public record, is as follows:

***A Proclamation in Tribute to George Veracka***

*On this 10<sup>th</sup> day of April 2012, the Stow Board of Selectmen hereby bestows their best wishes and sincere thanks to George Veracka on the occasion of his well earned retirement from ownership of Hudson Road Automotive.*

*George is known by many in Stow and beyond as a good neighbor, an honest businessman, and a loving husband, father, and "Grampy" of 10.*

*He owned and ran Hudson Road Automotive in Stow for 26 years and before that, in Maynard. He served his country in the Viet Nam War and now serves his fellow veterans on the Veterans' Graves and Memorial Day Committees.*

*May this next chapter of his life bring him and Joanne much happiness, surrounded by laughter, love, and all good things.*

### **Town Administrator's Activities Report**

Mr. Wrigley reported the following:

- He requests renewal of his employment contract for another five years.
- The three capital project development committees are at the point of interviewing a short list of firms from which to select a final three.
- Numerous communications have occurred with the ESBC, MSBA, Mr. Salvie, and himself regarding concerns on the school project. The outcome is development of a coordinated action plan to ensure successful completion of the project. The MSBA has agreed to provide more direct oversight in the areas of project management, legal issues, and contractor payments. In addition, he will begin direct weekly communications with the project's Clerk of the Works, Glenn Davis.

### **Town Administrator's Contract Renewal**

With Mr. Wrigley's employment contract expiring on June 30, the Board took the following vote: Mr. Ryan moved to renew the Town of Stow employment agreement with Town Administrator William Wrigley, for a five-year term, commencing on July 1, 2012, as specified in the agreement dated April 10, 2012. Ms. Spear seconded and all voted in favor.

### **Permission for Eagle Scout Project on Town Land**

Eagle Scout Kevin Benoit visited the Board seeking permission to build a walkway and handrail for the Assabet River boat launch area at the Sudbury Road bridge. The bank is badly eroded from use and this project would make the spot safer and more visually pleasing.

Mr. Benoit will name the spot Magazu's Landing, in memory of Mike Magazu, an Eagle Scout who originally proposed the project.

He presented his plan and all the necessary permits. He needs the Board of Selectmen's approval because the Board has custody of the land.

Mr. Ryan moved to approve the Eagle Scout project to build a boat launch on the Town-owned parcel at the Sudbury Road bridge, as proposed by Kevin Benoit in his Eagle Scout Service Project Proposal, and under the supervision of the Conservation Commission; Ms. Spear seconded; and all voted in favor.

### **One-day Liquor License for Stow BSA Troop Anniversary**

Troop 1 Scout leaders John Paul Benoit and Gary Bernklow requested a one-day liquor license for an upcoming celebration of the Troop's 100<sup>th</sup> anniversary. The Fire Chief and Building Commissioner completed their safety inspection of the site and the two scout leaders completed the required crowd control training.

Ms. Spear moved to approve a one-day liquor license for Gary Bernklow and Troop One Stow Alumni, Inc for its 100<sup>th</sup> Anniversary celebration at the Collings Foundation on May, 19, 2012; Mr. Ryan seconded, and four members voted in favor, with Mr. Bernklow abstaining.

### **Hudson Well Protection Proposal**

The Board met jointly with the Planning Board to discuss a request from Anthony Margolis, the Town of Hudson's DPW manager, that Stow expand its water protection district (increase its aquifer protection area to Zone II) to help protect Hudson public water supplies that are adjacent to the Stow town line off Chestnut Street.

Planning Board Chair Lori Clark, members Ernie Dodd, Len Golder, Steve Quinn, and Kathy Sferra, and Coordinator Karen Kelleher were in attendance.

The initiative originated with a 1995 MAPC report on SuAsCo River Basic Water Supply protection, which recommended that towns work on water protection. With Stow's present district, one half of the Hudson water supply area being discussed is protected and one half is unprotected.

The Planning Board would like to hook up to Hudson's sewer lines for the Gleasondale Mill, where the lack of public septic disposal is presently a factor limiting business development. Members said this is an opportunity to initiate a dialog with Hudson. Stow has some Zone II protection in this area already and all public wells have this protection. Negotiation to meet both towns' needs could be proposed.

The Boards agreed to start with a phone call before a formal letter, especially since Mr. Margolis made his initial request so long ago (1996).

The discussion ended with the decision that no vote is necessary. The selectmen support this approach. Hudson's response will help determine the next step. Who makes the phone call will be decided later.

#### **Appointment of Call Firefighter Captain**

Ms. Spear moved, on the recommendation of the Fire Chief and Town Administrator, to appoint Richard Connelly to the position of Call Firefighter Captain, for the remainder of the current fiscal year, with subsequent reappointments being one-year terms, ending June 30. Mr. Ryan seconded and all voted in favor.

#### **Chapter 61 Notice on Minute Man Air Field Property**

On March 30, 2012, the Town received notice from Don McPherson, owner of the Minute Man Air Field, stating that he is planning to change the use of some of his land that is currently in Chapter 61A status. Specifically, the land will be changed from agricultural/horticultural to industrial for installation of a large scale solar photo voltaic array. This change in use triggers the statute's provision allowing the town a right of first refusal to purchase the property.

The property consists of approximately 12 acres, portions of which are identified as Parcels 34, 35- and 30-7 on Assessor's Map R-7, and illustrated on a plan submitted by Mr. McPherson entitled Array Layout, dated March 30, 2012.

Mr. Salvie noted that an appraisal of the property would be required to determine its purchase price, because the new use involves leasing the land, not selling it. Thus, there is no Purchase and Sale price to go by.

The discussion centered on whether the Town would want to purchase it. There was no known use for it, unless the Open Space Plan listed it as a priority. There was no known benefit to buying it. All the parcels are land locked with no frontage. Access is restricted by federal aviation regulations for airport security.

Agricultural Committee chair Dwight Sipler said the 12 acres in question had no impact on agriculture. Ms. Spear said it had not been identified as usable for affordable housing.

Mr. McPherson said that allowing the project to move forward will take land that is generating little revenue and increase tax revenue to the Town, with no increase in services.

There was agreement that the Board must decide at this meeting because they must have the appraisal by April 27. There was also agreement that, having paid for an appraisal, the Board would likely vote not to purchase the land.

Mr. Ryan moved not to exercise the Town's right of first refusal under [MGL] Chapter 61 for the land at the Minute Man Air Field; Mr. Bernklow seconded; and all voted in favor. Vin Antil of the Chapter 61 Quick Response Team will be informed that the property evaluation can be called off.

#### **Acceptance of Annual Town Meeting Warrant**

The Board reviewed an April 10 draft of the May 7 Annual Town Meeting warrant. Mr. Salvie asked members to send him a list of articles to be discussed at the April 24 meeting. Mr. Wrigley noted that some of the capital items had changed from what was printed in the draft warrant, as a result of department meetings with the Capital Planning Committee.

Ms. Spear moved to approve the warrant for the Stow 2012 Annual Town Meeting on May 7, 2012, dated April 10, 2012, subject to perfecting language by Stow Town Counsel; Mr. Ryan seconded, and all voted in favor. Members signed the warrant signature page for the record.

#### **Report of Stow Energy Committee**

The topic for discussion was opportunities for municipalities to use solar energy. An energy working group led by Arnie Epstein with Sharon Brownfield, David Kay, and Sandy Taft presented the Board with a feasibility report on March 2.

Mr. Salvie began by thanking the energy group for an excellent report done in only two weeks. The report indicated that there are opportunities for solar energy use available but that the return on investment was slow.

After discussion, including whether to issue a Request for Proposals and start discussion with Hudson Light & Power on opportunities, there was general agreement that an energy team member and selectman go to HL&P to ask what they could propose or offer. Mr. Wrigley noted that due diligence was needed on any resulting agreement, especially in repair and maintenance costs.

Mr. Salvie said he would take the lead and contact Mr. Epstein to arrange a visit with HL&P.

#### **Liaison Reports**

Assessors: Working on commercial solar arrays. Pending legislation could lessen the amount of money towns could receive from vendors. Members agreed to contact their legislators (as individuals, not the Board). Mr. Salvie said that consideration of this issue for action as a Board should be the first agenda item at the next meeting.

Fire Station Building Committee: Vendors have been narrowed to four from 13 and interviews will be held the following week.

Community Center Building Committee: The committee chose three finalists, the top ranked of which Mr. Wrigley will begin price negotiations with.

Capital Planning Committee: Department interviews will be finished after one more meeting.

Multiuse Track Road Committee: Project is on hold until the Dept of Transportation does an evaluation of the easements. The aerial photo to define wetlands has been done.

MAGIC: There was a good turnout for the Stow meeting. Two surveys are being done.

SMAHT: Prepared a warrant article to hire a consultant.

Community Preservation Committee: Has two warrant articles: SMAHT consultant and public record document preservation.

Finance Committee: Holding its pre-Town Meeting public hearing on the warrant this week.

**Letter of Support for Assabet River Rail Trail (ARRT)**

Mr. Ryan moved to approve the Board's letter to the Boston MPO in support of FY 2013-16 TIP funding for the Assabet River Rail Trail, dated April 10, 2012, as written, and to authorize Mr. Salvie to sign it on behalf of the Board; Ms. Spear seconded; and all voted in favor.

**Permit for Annual Run for the Woods**

Ms. Spear moved to approve a permit for the Stow Conservation Trust to use Stow public ways for its annual Run for the Woods road race on May 20, 2012; Mr. Ryan seconded; and all voted in favor.

**Thank you Letter to Community Park Donors**

Ms. Spear moved to approve the Board's thank-you letters to Community Park donors, dated April 10, 2012, as amended, and to authorize Mr. Salvie to sign them on behalf of the Board; Mr. Ryan seconded; and all voted in favor.

**Proposed Records Retention Policy**

The policy was written with the goal of simplifying records retention and making guidelines usable to committee volunteers.

Mr. Kern moved to accept the Public Records Retention Guide, drafted by Ms. Spear and dated April 4, 2012, as amended, and to update the Selectmen's policy guide, per her April 6 recommendations; Mr. Bernklow seconded; and all voted in favor.

At 9:05 p.m., Mr. Kern moved to adjourn; Mr. Bernklow seconded; and all voted in favor.

Respectfully submitted,

Susan McLaughlin  
Administrative Assistant

Approved June 12, 2012