

September 2, 2003

**BOARD OF SELECTMEN  
MINUTES  
SEPTEMBER 2, 2003**

Present:     Arnold Wilson, Chairman  
              Charles Blanchard  
              David Schmida  
              Hal White  
              Doris Sosik  
              James Malloy, Town Administrator

The Chairman called the meeting to order at 6:30 p.m. following the Pledge of Allegiance.

**77 Fairview Park Road**

**MOTION:    To authorize the Board of Selectmen to execute the  
Quitclaim Deed between Arthur Mitchell and the Town of  
Sturbridge for land situated at 77 Fairview Park Road, by  
D. Sosik.**

**2<sup>nd</sup>:   H. White**

**Vote: All in favor.**

**Appointments**

**MOTION:    To confirm the Town Administrator's appointment of  
Glenn Alf to the Historical Commission, by D. Sosik.**

**2<sup>nd</sup>:   C. Blanchard**

**Vote: All in favor.**

**MOTION:    To confirm the Town Administrator's appointment of Tony  
Celuzza to the Personnel Committee, by D. Sosik.**

**2<sup>nd</sup>:   C. Blanchard**

**Vote: All in favor.**

**The Copper Stallion – New Liquor License and Common Victualler  
License**

Terence Light and Donald Garfield appeared before the Board. The Copper Stallion is located at the site of the former Margaux's Café. A. Wilson noted that 40+ seats have been added, which is an expansion of the existing use. C. Blanchard said that site plan review would be necessary to determine whether there is adequate parking for the facility.

H. White noted that their application indicated 70 or 80 seats, which did not agree with the floor plan, which showed 124 seats.

Frances O'Connell, an abutter at 544 Main Street, asked about the impact on her neighborhood with regard to noise. J. Malloy noted that there will not be any live entertainment at the Copper Stallion. Kevin MacConnell of the Sturbridge Country Inn at 530 Main Street said that his restaurant stops serving at 10:00 p.m. in consideration of the neighbors, and suggested that the Copper Stallion do the same.

**MOTION: To continue the public hearing to September 15, 2003; request that the Fire Chief review the plan with regard to the new fire regulations for establishments to make sure that the plans meet all of the requirements; make sure that the fire escape is adequate and meets requirements; indicate the exact number of seats being proposed; have the Town Planner review the application to make sure that it complies with Town bylaws; make sure that the parking area meets requirements, by C. Blanchard.**

**2<sup>nd</sup>: H. White**

**Vote: All in favor.**

**MOTION: To postpone the decision on the Common Victualler license for the same reasons listed in the previous motion, by C. Blanchard.**

**2<sup>nd</sup>: H. White**

**Vote: All in favor.**

### **Fire Chief Leonard Senecal – Monthly Report**

Chief Senecal read his report to the Board (copy on file). The Fire Department received the DEP grant, and fire gear has been ordered.

A. Wilson asked about the status of the fire alarm system at Burgess. Chief Senecal said that it has gone out to bid, and bids will be opened in the next few weeks. A. Wilson asked about the defibrillator equipment. Chief Senecal said that all six defibrillators have been updated.

### **Publick House and The Orchard Liquor License Transfer**

Attorney Mark Murphy, Attorney William Tinty and Albert Cournoyer appeared before the Board. The application was in order.

**MOTION:** To approve the transfer of license application from the Publick House LLC to the Publick House Service Corp. #1 as submitted by Attorney Skene, by D. Sosik.

**2<sup>nd</sup>:** H. White

**Vote:** All in favor.

**MOTION:** To approve the transfer of license from Country Motor Lodge of Sturbridge LLC to Publick House Service Corp. #2, as submitted by Attorney Skene, by D. Sosik.

**2<sup>nd</sup>:** H. White

**Vote:** All in favor.

### **Early Retirement Incentive**

J. Malloy submitted to the Board a census of employees who meet the criteria for the early retirement incentive. Deb Boyd sent a memo to School Department employees, asking for their response. Mr. Malloy informed the Board that the municipal executive and legislative body has to accept the incentive no later than November 1<sup>st</sup>; however, if Town Meeting does not accept it by October 1<sup>st</sup> then the Board of Selectmen can accept it on behalf of the Town. Any employees interested in signing up must do so by December 1<sup>st</sup>, and act by December 31<sup>st</sup>. C. Blanchard suggested getting a list of people who are interested in taking advantage of this. H. White commented that the Board does not know the cost or benefit to the Town.

**MOTION:** That the Board of Selectmen inform town employees that it is considering adopting the early retirement incentive offered by the state, and in order to do that the Board needs to have some indication of employees who might be interested in taking advantage of it, by C. Blanchard.

**2<sup>nd</sup>:** D. Sosik

**Vote:** D. Sosik, C. Blanchard and D. Schmida in favor; A. Wilson and H. White opposed.

### **Board of Assessors – Tax Classification Hearing**

Tom Chamberland, Lloyd Pote and Donald Mapplebeck appeared before the Board. T. Chamberland said that based on the new growth figure, they project a tax rate increase of 47 cents, for a new rate of \$18.08. The excess levy capacity of the Town is \$465,399.

**MOTION: To maintain the tax classification factor of 1, by C. Blanchard.**

**2<sup>nd</sup>: D. Sosik**

**Vote: All in favor.**

T. Chamberland said that when on an annual basis the values are off by more than 10%, an interim update will be required by the Dept. of Revenue. Spreadsheet data is available in the Board of Assessors office.

J. Malloy noted that it is important when doing revaluations to ensure that the same amount of work that goes into residential revaluations during an interim should also go into commercial/industrial revaluations, or the only effect will be to shift part of the tax burden from the commercial/industrial base to the residential base.

### **Special Town Meeting**

Lorraine Murawski, Town Clerk submitted a request regarding the voting machines which need to be replaced. There are also sludge handling costs and the Burgess School Fire Alarm, which require a Special Town Meeting. J. Malloy recommended that a Special Town Meeting be held during the first part of December.

### **LLEBG Matching Funds**

The Board had previously approved using \$1,098 from the Town Administrator's Matching Grant Account, but the match was \$122 higher.

**MOTION: To approve the use of a total of \$1,220 from the Town Administrator's Matching Grant Account #11232-58000 for the purpose of the Local Law Enforcement Block Grant, by D. Sosik.**

**2<sup>nd</sup>: D. Schmida**

**Vote: All in favor.**

### **Green Mountain Realty – Cell Tower**

J. Malloy reviewed the application for a proposed cell tower at the end of Clark Road/Wildwood Lane and provided his comments to the ZBA. A.Wilson noted that the ZBA public hearing on the cell tower will be held on September 10<sup>th</sup> at 7:25 p.m.

### **Old Business**

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C. Blanchard asked whether J. Malloy had notified the Rotary Club regarding the use of the property in front of Town Hall. Mr. Malloy will respond to Lorraine Herbert.

C. Blanchard asked about the status of the Stoneybrook and Farquhar Road pump stations. J. Malloy said that they have been fixed; all of the changes have been made, they are operating smoothly and more quietly, and variable frequency drives were added to them. The work was done at Tighe & Bond's expense.

### **New Business**

A. Wilson announced that there will be a joint meeting of the Board of Selectmen and the Burgess School Committee on Thursday, September 4<sup>th</sup> at 6:30 p.m.

### **Ask the Selectmen**

D. Schmida said that there were no calls.

**MOTION: To meet in executive session under MGL Chapter 39, §23B, Paragraphs #3: To discuss strategy with respect to collective bargaining or litigation; and #6: To consider the purchase, exchange, taking, lease or value of real property, not to reconvene in open session, by D. Schmida.**

**2<sup>nd</sup>: H. White**

**Roll call vote: All were in favor.**

Respectfully submitted,

Judy Knowles

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BOS Clerk

Date