

BOARD OF SELECTMEN MINUTES –August 18, 2014

SUNDERLAND TOWN OFFICES

Present: Mr. Fydenkevez, Mr. Bergeron and Mr. Pierce

Others: Margaret Nartowicz

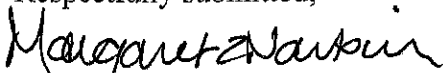
Behind the Camera: Lacy and John, FCAT

- Call to order at 6:40 p.m.
- Public Forum-Proposed 120 North Main Street Property Acquisition - Mr. Fydenkevez made public hearing announcement on Sunderland's requested re-allocation of CDBG housing rehab funds. Public hearing declared open by Mr. Fydenkevez. Overview of property acquisition process to date. Town doesn't have a complete plan at this time. Emphasizes public input process. Mr. Bergeron-overview of Housing Committee recommendation. Beverly Clarity-fully supports senior housing. Liz Sillin-should preserve historic structure's contribution to historic district. Albie Koblinski-drainage concerns. Mr. Fydenkevez-Drainage would need to be addressed in studies. Mr. Koblinski-would it be senior or senior/mixed family? Richard Dickinson-need senior housing, but who's going to get in there (access) and who's going to pay to build it? Discussion regarding drainage-to be addressed in broad scale; income-eligible housing; property size and location. Mr. Fydenkevez-seeking ideas; friendly 40B, affordable housing, rental-affordable and market rate units count toward affordable housing threshold. Tom Zimnowski-Yes to senior housing. Design to highlight Village Center. Buttonball resident- Controls needed for irresponsible dog owners who don't clean up after their dogs. Ron Rodak-Town is lucky to have opportunity for elderly housing. Many people have moved out of town for senior housing. Mr. Fydenkevez-property's uniqueness determination included several criteria. Russ Lane-supports senior housing in Sunderland. Ms. Clarity-concerned about drainage, supportive of property acquisition. Mr. Fydenkevez-overview of next steps. Discussion regarding access to back lot, 40B. Mr. Dickinson-Town should have an answer on the access before the purchase. Town could seek easement to Sycamore Meadow Rd. Discussion regarding ditches; historic property restrictions; potential health effects on senior population at that location. Mr. Fydenkevez-next steps: STM, possible closing October 3rd, conduct site studies, design competition (form local committee); public participation throughout. MJ Adams, FCRHRA-overview of CDBG HR funding re-allocation process. Public hearing schedule and availability of funds-early October.
- Recess-Selectmen's meeting resumed at 8:05pm
- Public Comment - Sara Snyder-would like to see more new people get involved on boards and committees. Announce vacancies on website. Requests that Board of Selectmen think about when to have volunteer appreciation event.
- Public Forum Comments - Mr. Pierce-process will be challenging and will involve work, but will lead to positive outcome.
- Mr. Fydenkevez announced CDBG public hearing closed at 8:17pm.
- Osterman Propane Sewer Connection Application - Motion to approve 339 Amherst Road sewer connection contingent on license agreement execution and filing at Registry of Deeds.
- Special Town Meeting - Motion to open Special Town Meeting Warrant until August 25, 2014 at 4pm by Mr. Bergeron, 2nd by Mr. Pierce, and to call Special Town Meeting for Friday, September 19, 2014 at 7:00pm by Mr. Bergeron, 2nd by Mr. Pierce. Vote 3-0.
- Energy Performance Contract Annual Note - \$200,200 at .5% for the coming year. Low bidder was Easthampton Savings Bank. Motion to sign by Mr. Bergeron, 2nd by Mr. Pierce. Vote 3-0.
- Board of Selectmen Updates - Mr. Bergeron-police union negotiations this Thursday-wrapping up. Mr. Fydenkevez-thanks to residents for attending public forum.

Warrant and correspondence by signature.

Motion to adjourn by Mr. Pierce and 2nd by Mr. Bergeron. Vote 3-0. Meeting adjourned at 8:27pm.

Respectfully submitted,



Margaret Nartowicz
Sunderland Town Administrator