

UXBRIDGE BOARD OF SELECTMEN MEETING
UXBRIDGE HIGH SCHOOL AUDITORIUM/GYMNASIUM
62 CAPRON STREET
SATURDAY, JUNE 19, 2010 - 9:00AM

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- I. CALL TO ORDER AT 9:00AM
- II. OLD BUSINESS
 - A. STM Warrant Articles
 - B. HVAC Library Project
- III. EXECUTIVE SESSION MGL (MGL c.39, §23B)
- IV. ADJOURNMENT: Next BOS Meeting June 28, 2010



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SPECIAL TOWN MEETING WARRANT
SATURDAY, JUNE 19, 2010 – 10:00AM
UXBRIDGE HIGH SCHOOL GYMNASIUM & AUDITORIUM
62 CAPRON STREET, UXBRIDGE, MASSACHUSETTS

WORCESTER, S.S.
TO EITHER OF THE CONSTABLES OF THE TOWN, IN SAID COUNTY;
GREETINGS:

IN THE NAME OF THE COMMONWEALTH OF MASSACHUSETTS, YOU ARE DIRECTED TO NOTIFY THE INHABITANTS OF THE TOWN OF UXBRIDGE, QUALIFIED TO VOTE IN THE TOWN ELECTIONS AND IN TOWN AFFAIRS, TO MEET AT THE HIGH SCHOOL AUDITORIUM, IN PRECINCT 2, IN SAID UXBRIDGE, ON THE FOLLOWING ARTICLES TO WIT:

ARTICLE 1: APPROPRIATION FOR CONSTRUCTION OF A NEW HIGH SCHOOL

To see if the Town will vote to appropriate, borrow or transfer from available funds, a sum of money to be expended under the direction of the School Building Committee with the approval of the Board of Selectmen to construct, furnish and equip a new Uxbridge High School on town-owned land at 246 – 270 Quaker Highway, including the payment of such incidental, ancillary, or related costs as the School Building Committee and the Board of Selectmen shall deem necessary, which school facility shall have an anticipated useful life as an educational facility for the instruction of school children of at least 50 years, and for which the Town may be eligible for a school construction grant from the Massachusetts School Building Authority (“MSBA”). The MSBA’s grant program is a non-entitlement, discretionary program based on need, as determined by the MSBA, and any project costs the Town incurs in excess of any grant approved by and received from the MSBA shall be the sole responsibility of the Town. Any grant that the Town of Uxbridge may receive from the MSBA for the Project shall not exceed the lesser of (1) fifty six point fifty-three percent (56.53%) of eligible, approved project costs, as determined by the MSBA, or (2) the total maximum grant amount determined by the MSBA.

SPONSOR: Board of Selectmen

*Commentary: This article seeks authorization to borrow funds for construction of a new six hundred student high school on town owned land at Quaker Highway via a **Debt Exclusion**, which will raise the funds necessary to pay the project’s debt service costs from the tax levy, outside the limits of Proposition 2 ½. M.G.L requires that any debt exclusion request also be accepted by a majority of voters at a ballot election, which will take place on June 22, 2010.*

MOTION: *That the Town of Uxbridge appropriate the sum of Forty Three Million, Fifty Thousand (\$43,050,000) Dollars to construct, furnish and equip a new Uxbridge High School on town-owned land at 246 - 270 Quaker Highway, including the payment of such incidental, ancillary, or related costs as the School Building Committee and the Board of Selectmen shall deem necessary, which school facility shall have an anticipated useful life as an educational facility for the instruction of school children for at least 50 years, said sum to be expended under the direction of the School Building Committee with the approval of the Board of Selectmen, and to meet said appropriation, the Treasurer, with the approval of the Board of Selectmen, is authorized to borrow said sum under M.G.L. Chapter 44, c.70b or any other enabling authority; that the Town of Uxbridge acknowledges that the Massachusetts School Building Authority’s (“MSBA”) grant program is a non-entitlement, discretionary program based on need, as determined by the MSBA, and any project costs the Town of Uxbridge incurs in excess of any grant approved by and received from the MSBA shall be the sole responsibility of the Town of Uxbridge; provided further that any grant the Town of Uxbridge may*

receive from the MSBA for the Project shall not exceed the lesser (1) fifty six point fifty-three percent (56.53%) of eligible, approved project costs, as determined by the MSBA; or (2) the total maximum grant amount as determined by the MSBA, of Twenty-Three Million Dollars (\$23,000,000); provided that any appropriation hereunder shall be subject to and contingent upon an affirmative vote of the Town to exempt the amounts required for the payment of interest and principal on said borrowing from the limitations on taxes imposed by M.G.L. 59, Section 21C (Proposition 2 ½); and that the amount of borrowing authorized pursuant to this vote shall be contingent upon and reduced by any grant amount set forth in the Project Funding Agreement executed between the Town of Uxbridge and the MSBA.

RECOMMENDATION OF THE BOARD OF SELECTMEN: Favorable Action (3-2-0)

RECOMMENDATION OF THE FINANCE COMMITTEE: Favorable Action (5-0-1)

The School Building Committee has recommended the building of a new high school to address facility problems with the current high school and overcrowding in the elementary and middle schools. The Massachusetts School Building Authority has placed a \$43,050,000 cap on the project and a State contribution limit of \$23,000,000. In looking at the merits of the article, the Finance Committee undertook a risk analysis (risks, rewards and unknown) of the project.

Rewards:

- New high school (123,000 sq. ft.)
- NEASC accreditation
- Eliminate overcrowding at Taft and Whitin schools
- Realignment of grades to better suit learning
- Reduce school choice out over time
- Elimination of lease space
- Two year construction period (which would not affect current classroom teaching)

Risks:

- A \$326 tax increase to average homeowner
- Annual operating costs (\$500K) for fourth school (to be mitigated by a \$173K reduction in lease space)
- Renovation costs for current high school

Unknown:

- Number of athletic fields
- Future funding for the annual operating costs of a fourth school (The Finance Director has indicated that taxes to the average homeowner would increase \$59 if the annual operational costs were funded through a Prop 2½ override)
- Future funding for the renovation of the current high school

In weighing the risks, rewards and unknowns, the Finance Committee felt the rewards of building a new high school outweighed the risks. The project will provide the town with a school that will meet the program standards for a high school, resolve the facility problems identified in the accreditation review and eliminate the overcrowding at the Taft and Whitin schools. Finally, a new high school provides a foundation for reversing the exodus of students to other school districts. The community should be aware that the funding of the annual operating costs of the new high school and the renovation costs of the current high school remain unfunded at this time.

The Finance Committee will revisit its risk analysis of the high school project when the cost estimate for the project becomes available on June 15, 2010.

VOTE NEEDED: Requires 2/3rd's majority vote (Chapter 59: Section 21C (K))

ARTICLE 2: CAPITAL EXCLUSION (G.L. c.59 § 21C(i½) : BRIDGE & CULVERT SURVEY

To see if the Town will vote to raise and appropriate \$110,000 by taxation, by transfer from available funds, by borrowing, or any combination thereof, for the purposes of funding a study to evaluate the condition of all town bridges and culverts including all costs incidental and related thereto; provided, however, that the vote taken hereunder shall be made contingent upon approval by the voters of the Town at an election of a "capital outlay exclusion" in accordance with the provisions of Massachusetts General Laws, Chapter 59, Section 21C(i1/2), otherwise known as Proposition 2 ½., so-called, or take any other action relative thereto.

SPONSOR: Board of Selectmen (Town Manager)

Commentary: *This article seeks to fund a study of the Town's twenty-six town owned bridges and culverts via a Capital Outlay Exclusion, which will raise the funds necessary to pay the study's costs from the tax levy, outside the limits of Proposition 2 ½ for one year. The study will include field assessments of each structure, updated load ratings; repair recommendations; prioritization of work; and analysis of potential sources of funding. It is the first step required to address deficiencies in the Town's infrastructure that have existed for the past decade. It has been recommended as a priority project by the Capital Committee since the Committee was reconstituted four years ago. M.G.L requires that any capital outlay exclusion request also be accepted by a majority of voters at a ballot election, which will take place on June 22, 2010. The cost of the exclusion would be approximately .07 on the FY 2011 tax rate for a single year.*

MOTION: *Move that the Town raise and appropriate \$110,000 for the purposes of funding a study to evaluate the condition of all town bridges and culverts including all costs incidental and related thereto; provided, however, that the vote taken hereunder shall be made contingent upon approval by the voters of the Town at an election of a "capital outlay exclusion" in accordance with the provisions of Massachusetts General Laws, Chapter 59, Section 21C(i1/2), otherwise known as Proposition 2 ½ so-called.*

RECOMMENDATION OF THE BOARD OF SELECTMEN: Unfavorable action (4-1-0)

RECOMMENDATION OF THE FINANCE COMMITTEE: Favorable Action (4-0-0)

The Finance Committee believes that a detailed study of this type is required to accurately determine what bridges are in most need of repair. With a comprehensive report and repair recommendations, the Town can develop a plan to fund necessary repairs.

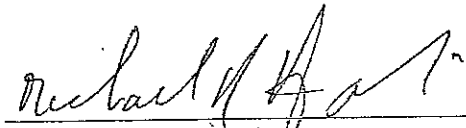
The cost of this project is an additional \$21.80 to the average household for 1 year. (Based on .07 per thousand times the average home value of \$311,500)

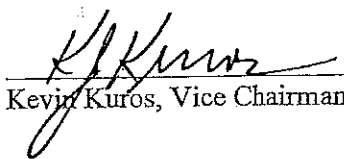
VOTE NEEDED: Requires 2/3rd's majority vote (Chapter 59: Section 21C (K)).

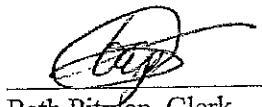
And you are directed to serve this warrant by posting up attested copies thereof, one at the Town Hall, one at the Uxbridge Post Office, one at the North Uxbridge Post Office and one at the Linwood Post Office, no less than seven (7) before the time of holding said meeting. Hereof, fail not and make due return of this warrant, with your doings thereon, to the Town Clerk at the time of the meeting aforesaid.

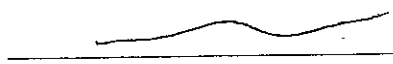
Given under our hands this ^{May} 4th day of ~~April~~ 2010.

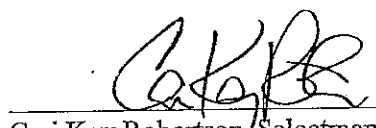
Uxbridge Board of Selectmen:


Michael Potaski, Chairman

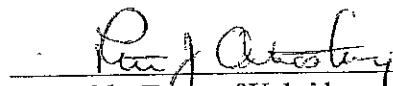

Kevin Kuros, Vice Chairman


Beth Pitman, Clerk


Peter Baghdasarian, Selectman


Cari Kay Robertson, Selectman

A True Copy – Attest:


Constable, Town of Uxbridge

05/05/2010
Date