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UXBRIDGE BOARD OF SELECTMEN MEETING
UXBRIDGE TOWN HALL
BOARD OF SELECTMEN'S MEETING ROOM
MONDAY, JULY 26, 2010 – 7:00PM

Present: Chair Beth Pitman, Vice Chair Bruce Desilets and Selectman Peter Baghdasarian. Also present, Town Manager Michael Szlosek and Administrative Assistant, Tracey Ante.

Ms. Robertson and Mr. Cahill were not present.

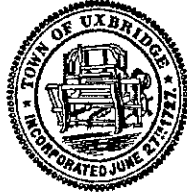
NOTE: Some matters may have been taken out of agenda order but are presented below based on agenda order for ease of location information.

I. CALL TO ORDER AT 7:00PM

- A. Announcements – Ms. Pitman announced Ms. Robertson and Mr. Cahill are on vacation. Ms. Pitman reminded residents of the water ban in place and the restrictions, Central Mass Mosquito Control is still spraying for mosquitos and information is available on the website. There have been several home and vehicle break-ins, residents are encouraged to lock your doors. The Uxbridge Food Pantry is hosting a spaghetti and meatball supper, please contact Denise Mussuli for more information at the Uxbridge Food Pantry.
- B. Citizen's Forum – Mr. Howard Fortner inquired about the amount of water/sewer users, connection charge for new users, municipal participation in the CIF, resident participation in the CIF, the water ban currently issued, the costs savings associated with the water ban and future rate increases. Ms. Pitman suggested Mr. Fortner request to be on the next BOS Agenda in an effort for the Board to compile the information requested. Mr. Benn Sherman, DPW Director and Mr. David Genereux, Finance Director were present and addressed Mr. Fortner's questions. Ms. Pitman reminded residents of the BOS Winter Maintenance Policy. Mr. Peter DiBatista, representing the residents of Cedar Woods subdivision advised as to the status of pursuing street acceptance. He discussed the history of events, addressed concerns with the Town's lengthy process, mortgage companies, bid process, scope of work and timelines to complete the project. In addition, he requested the Board consider offering snow plowing services for the upcoming season. The Town Manager's office is preparing an IFB for road completion which is anticipated to go out tomorrow. The Board will place his request for snow plowing services on the next scheduled meeting agenda.

II. APPROVE MEETING MINUTES

- June 28, 2010 Regular Session and Executive Session – **MOTION by Mr. Baghdasarian to approve the June 28, 2010 Regular Session Meeting Minutes. Seconded by Mr. Desilets, the motion carried unanimously.**
- MOTION by Mr. Baghdasarian to approve the June 28, 2010 Executive Session Meeting Minutes. Seconded by Mr. Desilets, the motion carried unanimously.**
- July 7, 2010 Executive Session - **MOTION by Mr. Baghdasarian to approve the July 7, 2010 Executive Session Meeting Minutes. Seconded by Mr. Desilets, the motion carried unanimously.**
- July 12, 2010 – Regular Session and Executive Session - **MOTION by Mr. Baghdasarian to approve the July 12, 2010 Regular Session Meeting Minutes, as amended. Seconded by Ms. Pitman, the motion carried 2-0-1 (Mr. Desilets abstained).**



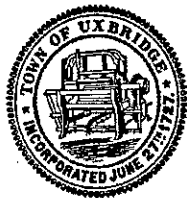
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III. OLD BUSINESS

- A. BV Regional Economic Development Council – Ms. Pitman advised Mr. D'Alesio will be attending their next scheduled meeting.
- B. CAC Charge, Contract Negotiations and/or BOS appointment – Ms. Pitman advised she spoke with Mr. Stacy, Chairman of the CAC and the status of the cable surveys. He advised there has been difficulty scheduling meetings and a lack of quorum. The meetings have been productive. Approximately 1500 surveys were received. Discussion included hiring a person to assist in the tabulation of the surveys, seeking a contract extension, BOS appointment to the committee and detailed minutes. Following discussion, Ms. Pitman will ask the other Board Members if they have an interest in serving on the CAC and the Town Manager will hire a person to assist in the tabulation of the surveys. **MOTION by Mr. Desilets to approve a 6 month contract extension with Charter Communications with the same terms and conditions. Seconded by Ms. Pitman, the motion carried unanimously.**
- C. RFP draft for new Town Counsel – The Board discussed distribution, posting on the MMA website, Mass Lawyers Weekly and surrounding areas. The Board will set their own internal criteria. Following discussion, **MOTION by Mr. Baghdasarian to issue the RFP provided by the Town Manager. Seconded by Mr. Desilets, the motion carried unanimously.** The Town Manager will contact Town Counsel and advise of the Request for Proposal.
- D. CIF Rates – Vote to borrow \$3.5M – Mr. David Genereux, Finance Director and Mr. Benn Sherman DPW Director were present and discussed the Rosenfield Well Field Financing Costs as noted in the memorandum dated July 21, 2010 (attached to the minutes). Following discussion, it was the consensus of the Board to move the agenda item to the next scheduled meeting.
- E. Update Pout Pond weed issues – The Town Manager advised the Board as to the current weed situation at Pout Pond. The Town Manager will visit the site and if there is significant improvement, he will arrange for water testing and possibly open for the weekend. Mr. Desilets advised the loam and seeding project is still ongoing.
- F. Arthur Taft Memorial Park – Mr. Mark Wickstrom was present and discussed the proposal to demo the Boy Scout House and install playground equipment on behalf of the Arthur Taft Memorial Park Trustees. The installation will be handled by a Supervisor, DPW and volunteers. Discussion included prevailing wage, signage depicting hours of operation, outreach, trash receptacles and alternative uses of the land/park. Mr. Wickstrom opposed of any other uses. Following discussion, the Town Manager will contact the abutter to see if there is any interest in the Boy Scout House property. A response from the abutter is required by 12 Noon, Thursday 7/29. The Board will continue discussions at a special meeting Thursday, 7/29 at 5:00PM.
- G. Update Winter Maintenance Policy – The Board had discussions under Citizen's Forum. The Board will continue discussions at a future meeting.

IV. NEW BUSINESS

- A. Appointment – COA – Donna Oncay – **MOTION by Mr. Baghdasarian to appoint Ms. Oncay to the Council on Aging. Seconded by Mr. Desilets, the motion carried unanimously.**
- B. Appointment – Soldiers Memorial Committee – Roy Henry Jr. – **MOTION by Mr. Baghdasarian to appoint Mr. Henry to the Soldiers Memorial Committee. Seconded by Mr. Desilets, the motion carried unanimously.**
- C. Poll Worker Appointments – **MOTION by Mr. Desilets to approve the Poll Worker appointments on the list dated July 19, 2010. Seconded by Mr. Baghdasarian, the motion carried unanimously.**



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V. TOWN MANAGER REPORT

The Town Manager advised he attend the TIP meeting at CMRPC. He discussed the Route 122 project and the Ironstone Bridge project. The Selectmen are encouraged to attend these meetings. In addition, he advised he attended the Mass Municipal Management Association meeting. The Attorney General's Office will be holding public hearings as relates to the amendments to the Open Meeting Law. He advised he will be attending the public hearing on August 9th. Mr. Baghdasarian will also attend the public hearing.

VI. MEMBER ISSUES

Mr. Baghdasarian discussed Decisions issued by the Court and the costs related thereto.

VII. EXECUTIVE SESSION (MGL c.39, §23B)

Police Union negotiation update

VIII. ADJOURNMENT: Next BOS Meeting August 9, 2010

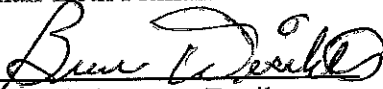
At 9:25PM, MOTION by Mr. Baghdasarian to adjourn the meeting and enter into executive session to discuss Police union negotiations with no further business to follow. Seconded by Mr. Desilets, the motion carried unanimously on a role call vote (Pitman – aye, Desilets – aye, Baghdasarian – aye).

Minutes respectfully submitted by, Tracey Ante

Minutes approved by Board of Selectmen:




Chair Beth Pitman



Vice Chair Bruce Desilets

Clerk Jay Cahill



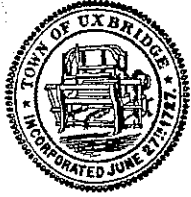
Selectman Peter Baghdasarian

Selectman Cari Kay Robertson

8/9/10

Date Approved

Attachments



TOWN OF UXBRIDGE
OFFICE OF THE FINANCE DIRECTOR
TOWN TREASURER/COLLECTOR
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findir@uxbridge-ma.gov

David A. Genereux
Finance Director

DATE: July 21, 2010
TO: Michael Szlosek, Town Manager
FROM: David Genereux, Finance Director *DG*
RE: Rosenfeld Well Field Financing Costs

I am writing to offer debt scenarios for the proposed Rosenfeld well field construction. As you know, Article 9 of the November 20, 2007 Town Meeting approved a borrowing authorization of \$3,500,000 for the purpose of improving the Municipal Water Supply System, including the construction of a well and process building at the "Rosenfeld" well field, design and construction of water lines from said well field to existing lines on Quaker Highway and or Millville Road and acquiring any and all easements necessary for the project.

I have assembled four potential debt scenarios for consideration. The funding options are twenty vs. thirty years, and borrowing via conventional financing vs. a loan obtained through the Massachusetts Water Pollution Abatement Trust (WPAT):

Option	Description	Total Principal & Interest Cost	Average Annual CIF Cost	Total Cost of Project per CIF
1	30 years; level debt Conventional financing at 3.8%	\$5,925,160	\$48.36	\$1,450.82
2	30 years; level debt WPAT financing @ 2.00%	\$4,688,600	\$38.27	\$1,147.97
3	20 years; level debt Conventional financing at 3.8%	\$5,059,330	\$61.94	\$1,238.82
4	20 years; level debt WPAT financing @ 2.00%	\$4,281,100	\$52.41	\$1,048.26

Conventional Financing vs. WPAT Financing:

At present, interest rates are favorable enough to consider issuing long term debt as soon as the project commences. Long term interest rates are at just below four percent at the moment, so the models for conventional financing sources use 3.8% as the anticipated borrowing rate. That is considerably less than the 5.50% interest rate that we have conservatively projected for the high school debt (Which may merit permanently financing a large portion of the Town's debt on that project upfront as well).

There is another avenue that we are pursuing; a drinking water loan from the Massachusetts Water Pollution Abatement Trust (WPAT). Loans issued by this agency are fixed at two percent for the life of the loan. The WPAT annually bundles loans from many communities into single bond issue that is issued by the State Treasurer's Office. Although we do not control when the debt is issued on a permanent basis, we are allowed to take low interest temporary loans from the WPAT until the debt is bonded.

While bonding with the WPAT is clearly more advantageous than bonding through conventional methods, the loan process is highly competitive as there is limited funding available annually. We are currently discussing the project with DEP officials to determine our chances of obtaining financing through the WPAT. This option should be considered unlikely, as we have failed in previous attempts.

Twenty Year Debt vs. Thirty Year Debt:

The other option that must be considered is whether the project debt should be scheduled for twenty or thirty years. With less interest being charged on the project, it will be cost less overall on a twenty year schedule, but the annual payments will be higher. If it assumed that the Town is unable to qualify for funding through the WPAT, the Board would consider a thirty year payment schedule, projected to cost \$5,925,160, or a twenty year schedule, projected to cost \$5,059,330. The Town would save \$865,830 in interest charges by financing for twenty years instead of thirty. While the annual cost per CIF would be increased by \$13.58 per year, the total project cost would total \$212.00 less per CIF.

Recommendation:

The Town currently has no debt issuances that exceed twenty years, mainly because the amount of interest over an additional ten years of debt is prohibitive (In this case, over eight hundred thousand dollars). While we may have to break the practice of keeping debt at twenty years or under if a new treatment plant is ultimately mandated by the EPA, our recommendation is for a twenty year issue.

Motion and Vote:

While there is technically no vote currently required of the Board of Selectmen, I ask that the Board endorse the expenditure and the term of the loan. There will be a vote required after sale of the bonds, which is tentatively projected for next spring.

A proposed motion follows:

"I move that the Board of Selectmen vote to authorize the construction of a well and process building at the Rosenfeld well field, design and construction of water lines from said well field to existing lines on Quaker Highway and/or Millville Road; said project to be financed on a ___ year debt schedule, to be recouped through the application of a CIF rate, and to meet this appropriation, that the Treasurer with the approval of the Board of Selectmen be authorized to borrow up to \$3,500,000 under Chapter 44 of the General Laws or any other enabling authority."

Please contact me with any questions.