



JOHN SENCHYSHYN  
INTERIM TOWN ADMINISTRATOR  
TEL. (508) 358-7755  
www.wayland.ma.us

# TOWN OF WAYLAND

41 COCHITUATE ROAD  
WAYLAND, MASSACHUSETTS 01778

BOARD OF SELECTMEN

ANTHONY V. BOSCHETTO  
EDWARD J. COLLINS  
STEVEN J. CORREIA  
DOUGLAS J. LEARD  
JOSEPH F. NOLAN

**BOARD OF SELECTMEN**  
**Monday, September 9, 2013**  
**Wayland Town Building**  
**Large Hearing Room**

**Proposed Agenda**

*Note: Items may not be discussed in the order listed or at the specific time estimated. Times are approximate. The meeting likely will be broadcast and videotaped for later broadcast by WayCAM.*

- |          |      |   |
|----------|------|---|
| 6:30 pm  | 1.)  | Convene in Open Session and then Enter into Executive Session to Discuss Pending Litigation in the Matter of <i>Twenty Wayland, LLC v. Town of Wayland and Wayland Wastewater Management District Commission</i> ; Discuss Open Meeting Law Complaint |
| 7:20 pm  | 2.)  | Call to Order by Chair <ul style="list-style-type: none"><li>• Announcements; Review Agenda for the Public</li></ul>  |
| 7:25 pm  | 3.)  | Extended Public Comment   |
| 8:00 pm  | 4.)  | Approve Appointment of Acting Town Administrator  |
| 8:05 pm  | 5.)  | Discussion of Interim Support for the Acting Town Administrator and Discussion of Town Administrator Selection Process  |
| 8:40 pm  | 6.)  | Discussion with Jerry Heller, Community Preservation Committee Chair, regarding Proposed Acquisition of Conservation Easement on Property on Lincoln Road   |
| 9:00 pm  | 7.)  | Review and Potential Approval of Regulatory Agreement for Habitat for Humanity Affordable Housing Project on Stonebridge Road   |
| 9:15 pm  | 8.)  | Update by Permanent Municipal Building Committee Members on Status of DPW Project Study Findings and Readiness for Town Meeting Consideration   |
| 9:30 pm  | 9.)  | Discussion to Amend the Agreement with Twenty Wayland, LLC, Regarding the Gift Payment to the Town of Wayland Based on Number of Housing Units  |
| 9:45 pm  | 10.) | Update on Amended Agreement for Mitigation Related to Danforth Farms Housing Project, Old Connecticut Path, Framingham  |
| 10:00 pm | 11.) | Discussion of Potential Articles and Vote to Open Warrant for Special Town Meeting to be held on Wednesday, November 20, 2013, at Wayland High School   |
| 10:30 pm | 12.) | Consider Appointments to Boards and Committees <ul style="list-style-type: none"><li>• Consider Request to Reduce Number of Members and Amend Charge of Senior Property Tax Relief Committee Accordingly</li></ul>                                    |

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**Page Two**

- 10:40 pm 13.) Review and Approve Consent Calendar (See Separate Sheet)
- 10:45 pm 14.) Review Correspondence (See Separate Index Sheet)
- 10:55 pm 15.) Report of the Acting Town Administrator
- Review of Upcoming Agenda Topics and Meeting Schedule for September
  - Adoption of DPW State Mutual Aid Agreement
  - Open Meeting Law Training Update
  - Response to Open Meeting Law Complaint
- 11:05 pm 16.) Selectmen's Reports and Concerns
- 11:10 pm 17.) Topics Not Reasonably Anticipated by the Chair 48 Hours in Advance of the Meeting, If Any
- 11:15 pm 18.) Adjourn



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**CONSENT CALENDAR**

1. Vote the Question of Approving and Signing the Weekly Payroll and Expense Warrants
2. Vote the Question of Approving the Invoice for Town Counsel Mark J. Lanza, Month of August 2013: \$6,759.42
3. Vote the Question of Approving the Placement of Temporary Signs for the Mom to Mom Program, on Route 20 at the Weston border, the intersection of Route 20 and Route 27, the intersection of Old Connecticut Path and Route 27, and in front of the Cochituate Fire Station from September 10-17, 2013
4. Vote the Question of Approving the Placement of Temporary Signs for the Registration of Wayland Youth Basketball on Route 20 at the Weston border, the intersection of Route 20 and Route 27, the intersection of Old Connecticut Path and Route 27, and in front of the Cochituate Fire Station, from September 10-17, 2013
5. Vote the Question of Approving the Placement of Temporary Signs for Wayland Youth Soccer Kindergarten Registration at the intersection of Route 20 and Route 27, and in front of the Cochituate Fire Station, from September 10-17, 2013
6. Vote the Question of Approving the Minutes of August 12, 2013



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**LIST OF PUBLIC DOCUMENTS  
PROVIDED TO THE BOARD OF  
SELECTMEN FROM AUGUST 23, 2013  
THROUGH AND INCLUDING  
SEPTEMBER 5, 2013, OTHERWISE NOT  
LISTED AND INCLUDED IN THE  
CORRESPONDENCE PACKET FOR  
SEPTEMBER 9, 2013**

**Items Distributed To the Board of Selectmen – August 23 – September 5, 2013**

1. Email dated August 25, 2013 from Town Administrator to media and Selectmen previewing the agenda for the Selectmen's meeting to be held on August 26, 2013.

**Items Distributed For Information and Use by the Board of Selectmen at the August 26, 2013 Meeting**

1. Proposed motion for entering executive session on August 26, 2013.
2. Email dated August 23, 2013 from Town Administrator transmitting proposed amended Danforth mitigation agreement.
3. Email dated August 26, 2013 from Roy MacDowell providing update on pending litigation against Danforth housing development.
4. Motion distributed by Mr. Boschetto regarding termination without cause of the Town Administrator.
5. Emails dated August 26, 2013 from Town Counsel Mark Lanza and Special Counsel John Mirick to Selectmen summarizing motion to be filed in response to opposition brief to motions filed by the Town in the matter of Twenty Wayland, LLC v. Town of Wayland and Wayland Wastewater District Commission.

**Items Included as Part of Agenda Packet for Discussion During the September 9, 2013 Board of Selectmen's Meeting**

1. Information on *Twenty Wayland LLC v. Town of Wayland et al*, Middlesex Superior Court Docket No. MICV2011-4095-F
2. Draft Release, Wayland's Community Preservation Committee Votes to Preserve Lincoln Road Farmland using CPA Funds
3. Regulatory Agreement and Declaration of Restrictive Covenants (Commonwealth Department of Housing and Community Development, Town of Wayland, and Habitat for Humanity regarding affordable housing development on Stonebridge Road.
4. Notice to Open Special Town Meeting and Schedule of dates related to Special Town Meeting on November 20, 2013
5. Proposed committee charge and composition for advisory Senior Property Tax Relief Committee
6. Information on state public works mutual aid agreement



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**CORRESPONDENCE**

### Selectmen

1. Public Comment, Termination of Town Administrator
2. Public Comment, Town Water Quality
3. Letter of 8/22/2013 from Vineyard Engineering & Environmental Services re: Shepard's Service Station, 268 Boston Post Road
4. Memorandum of 8/27/13 from John Moynihan, Public Buildings Director, re: Request for Quotations Form
5. Letter of 8/28/13 from Town Counsel Mark J. Lanza to Middlesex Superior Court re: Twenty Wayland LLC v Town of Wayland et al
6. Letter of 8/29/13 from Attorney Daniel C. Hill, Hill Law, to Board of Selectmen, re: Public Records Request, Termination of Town Administrator
7. Memorandum of 8/28/13 from Lois M. Toombs, Town Clerk, to Board of Selectmen re: Resignation of Jerry L. Boos from Zoning Board of Appeals
8. Memorandum of 9/3/13 from Lois M. Toombs, Town Clerk, to Board of Selectmen, re: Resignation of Markey Burke from Conservation Commission
9. Letter of 9/3/13 from Kimberly S. Reichelt to Board of Selectmen re: Open Meeting Law Complaint
10. Monthly Report, Animal Control, August 2013
11. Monthly Report, Fire Department, August 2013
12. Monthly Report, Director of Public Health, August 12, 2013

### Zoning Board of Appeals

13. Decision No. 13-25, 7 Red Barn Road
14. Decision No. 13-26, 13 Tally Ho Lane

### Minutes

15. Board of Library Trustees, July 17, 2013

### State

16. Letter of 8/12/13 from Department of Housing and Community Development re: Funding Opportunity, Community Development Block Grant-Disaster Recovery Funds
17. Media Advisory, 8/12/13, Exec Office of Housing and Economic Development, re: Patrick Administration Announces Third Annual Round of MassWorks Infrastructure Program
18. Letter received 8/21/13 from Massachusetts Municipal Association re: Registration for Fall Legislative Breakfast Meetings
19. Letter of 8/23/13 from MIIA re: Partnership with Agility Recovery, Continuity of Operations and Disaster Recovery Services
20. Email of 9/3/13 from State Representative Thomas Conroy re: NSTAR Vegetation Management Regulation