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# TOWN OF WAYLAND

41 COCHITUATE ROAD  
WAYLAND, MASSACHUSETTS 01778

## BOARD OF SELECTMEN

LEA T. ANDERSON  
MARY M. ANTES  
CHERRY C. KARLSON  
JOSEPH F. NOLAN

### Board of Selectmen Meeting Minutes March 28, 2016

**Attendance:** Lea T. Anderson, Mary M. Antes, Joseph F. Nolan

**Absent:** Cherry C. Karlson

**Also Present:** Town Administrator Nan Balmer, Assistant Town Administrator/Human Resources Director John Senchyshyn

**A1. Call to Order by Chair** Vice Chair M. Antes called the open meeting of the Board of Selectmen to order at 7:00 p.m. in the Large Hearing Room of the Wayland Town Building and noted the meeting will likely be broadcast and videotaped for later broadcast by WayCAM. L. Anderson said the Wayland Cleans Up program will take place on April 2, 2016. J. Nolan said the Town Elections are Tuesday, April 5. M. Antes read a public health report from the Massachusetts Department of Public Health regarding the breast cancer incidence in Wayland; the report found no link between cancer incidents and contamination sites. She said the Community Preservation Committee will hold a public hearing on March 30 in the Wayland Town Building.

**A2. Public Comment** Linda Segal, 9 Aqueduct Road, thanked the Board of Health for its follow-up regarding the incidence of breast cancer. She said the comparison of the Wayland Town Meeting to the Concord Town Meeting at a previous meeting was not accurate, as Concord has fifteen members on its Finance Committee and they begin their budget guidelines in July. She said the handout being distributed that evening regarding the Municipal Parcel has no attribution. George Harris, 8 Holiday Road, asked the Board if it planned to address the prosecution of former school employee Stephen Cass, and he called on the Board to begin a public investigation into the conduct of the police and school departments. He cited the March 22 Boston Globe news article regarding the incident, and said there will be legal ramifications.

**A7. Review Correspondence (See Separate Index Sheet)** The Board reviewed the week's correspondence. Members noted the correspondence regarding the Carroll School, and said the issue will be on a future agenda.

**A3. Annual Town Meeting Warrant Hearing** At 7:15 p.m., M. Antes opened the Annual Town Meeting warrant hearing. The Board was joined by Town Counsel Mark Lanza and Town Moderator Dennis Berry. Anette Lewis, 33 Claypit Hill Road, asked if the capital requests on page 9 relate only to budget items and not articles. Nancy Funkhouser, Chair, Finance Committee, said yes. L. Segal asked the Finance Committee to identify the plan for the funding of Article 21 in the capital plan. N. Funkhouser said the \$12.8 million capital request came from the Facilities Department, and the outer year requests have not been formally presented or approved by the Finance Committee. A. Lewis noted a typographical error on page 15. A. Lewis said the septage expense of \$68,614 on page 18 is not a current year transfer. Brian Keveny, Finance Director, said that on page 25, the FY 17 Spending Limit for Recreation should be changed from \$585,000 to \$583,000. A. Lewis said that in Article 7, there is no mention of the need to report receipts and expenditures for the last year and the current year through December, according to the statute for revolving accounts. A. Lewis said that on page 35, there is no line item for the transfer station. N. Funkhouser said the transfer station is a revolving fund. B. Keveny said the leaching expense is still under the landfill line item. David Watkins, Finance Committee, made corrections to the capital budget details on pages 41 through 54. D. Berry requested that an errata sheet be prepared for the Annual Town Meeting. A. Lewis questioned the reference

to parcel 28-020A on page 54. Sherre Greenbaum, Chair, Conservation Commission, said the connecting piece of land to Pelham Island Road is not included in the gift, and a map is in the appendix. J. Senchyshyn said that on page 60, the word “severance” should appear with a strikethrough. Ann Knight, Library Director, asked for clarification of the twenty years of service referenced on page 60. Mike Lowery, 120 Lakeshore Drive, in reference to page 66, asked how many parcels were to be transferred, and whether any further action by town meeting will be necessary. M. Lanza said there are three parcels, and if the article is passed by this town meeting, no further action is necessary. M. Lowery asked how long the authorization to transfer stays in effect. M. Lanza said it remains in effect until there is a town meeting vote to change it. L. Segal noted a typographical error on page 71. A. Lewis said that on pages 74-75, the commentary is misleading and the text does not match the motion. On page 76, she asked for a written legal opinion verifying the ability of the town to borrow funds for the construction of a building on leased land. M. Lanza said he has provided a written opinion which can be made public. L. Segal noted that on page 77, the Finance Committee vote is 3-1; she expressed concern that the vote did not include all the members. She requested a handout of the map for Article 21 at Annual Town Meeting. N. Funkhouser said that not all the Finance Committee members were available at the time of the vote, and they do not have plans to re-vote the articles. N. Balmer said that on page 96, the words “replace Middle School Replacement 7(3a)” should be “Middle School Roof Replacement.” M. Lowery said that in Article 33 on page 96, it is only a portion of the parcel that is being transferred, not the entire parcel. N. Funkhouser agreed. Gordon Cliff, Finance Committee, said that on page 99 there is a redundant vote of the Board of Selectmen, and A. Lewis said there is also an error in the Finance Committee vote. Bill Steinberg, Finance Committee, said they will make the correction. A. Lewis asked if the FTE for the Council on Aging Project Coordinator of .51 on page 112 is benefits eligible; J. Senchyshyn said no. A. Lewis asked if the salary for the new Assistant Recreation Director will come from the general fund. J. Senchyshyn said yes, but noted the salary for the Program Coordinator will not. A. Lewis asked that the chart on page 128, the Due Diligence Study, be clarified for Annual Town Meeting. L. Segal asked for the amount spent for the alternative analysis, which is currently listed as zero. N. Balmer said the bill has not yet been received. A. Lewis requested that a clearer map of the Mainstone parcels be made available at the Annual Town Meeting. G. Cliff asked why the Finance Committee members are listed on page 133; he said it is not a responsibility of the Finance Committee. A. Lewis said she met with the Finance Director to provide her comments on the FTE’s and inconsistent documents. She said she has repeatedly asked that the warrant be done more carefully, and has offered to proofread the warrant before it goes to press. She said the articles and the warrant should be well-prepared. D. Berry asked the Board to confirm that errata will be printed for the Annual Town Meeting. M. Antes said further information regarding the Annual Town Meeting can be found online on the town’s website.

The warrant hearing was closed at 8:07 p.m.

**A4. Annual Town Meeting: General Discussion** The Board discussed the procedures for providing motions and slides at the Annual Town Meeting for audiovisual presentation.

**A6. Review and Approve Consent Calendar (See Separate Sheet)** L. Anderson moved, seconded by J. Nolan, to approve the consent calendar. YEA: L. Anderson, M. Antes, J. Nolan. NAY: none. ABSENT: C. Karlson. ABSTAIN: none. Adopted 3-0.

**A8. Report of the Town Administrator** N. Balmer said several town offices received correspondence from residents regarding the proposed Carroll School. She said she will acknowledge the correspondence for all offices; she also said she made an introductory call to the Carroll School Principal Steve Wilkins. She said the land use departments will discuss the project. The Board asked that the procedures be clarified for the public, and that a PILOT (Payment in Lieu of Taxes) be discussed with the potential buyer. N. Balmer

provided an update on the preparation of the Board of Selectmen minutes and the Recreation Memorandum of Understanding. She said the town and school departments that pay indirect costs will meet next week to review those costs with the Finance Director. She reviewed the Annual Town Meeting information on the website and the schedule for the November 2016 Special Town Meeting.

**A9. Selectmen's Reports and Concerns** J. Nolan said the Regional Transportation Authority is moving forward to complete the local natural gas facility. L. Anderson said the Suburban Coalition is requesting that Boards of Selectmen endorse a resolution calling for full funding of the Chapter 70 Foundation Budget Review Commission Recommendations, which found that funding has not kept pace with Special Education and insurance costs. M. Antes said the Metropolitan Area Planning Council is looking for candidates to serve on the council. J. Nolan said he is meeting with the District 3 Director of MassHighway on March 29, and he will ask about the status of Stonebridge Road and the paving of Route 20.

**A4. Annual Town Meeting: General Discussion** D. Berry reviewed the procedure for amending a motion and noted that it can be found in the Moderator's Rules and Regulations printed in the warrant. He reviewed his plans to expedite debate and said it will have no impact on the ability of the residents to participate.

**A5. Discuss and Vote to Approve and Issue the Revised Rivers' Edge RFP** The Board was joined by Jerry Heller and Rebecca Stanizzi of the River's Edge Advisory Committee, who reviewed the revised Rivers' Edge RFP and the procedures for the bidders. Members discussed senior housing and the impact of the fair housing law; she said a zoning change would be necessary, which would require a town meeting vote. She said the red-lined version will be available on the website. J. Heller reviewed the selection process, and R. Stanizzi explained the options for bringing in the water supply. J. Nolan moved, seconded by M. Antes, to approve and authorize the issuance of the revised Rivers' Edge RFP. YEA: L. Anderson, M. Antes, J. Nolan. NAY: none. ABSENT: C. Karlson. ABSTAIN: none. Adopted 3-0.

**A10. Topics Not Reasonably Anticipated by the Chair 48 Hours in Advance of the Meeting, If Any**  
The Vice Chair said, "I know of none."

**A11. Adjourn** There being no further business before the Board, M. Antes moved, seconded by L. Anderson, to adjourn the meeting of the Board of Selectmen at 9:03 p.m. YEA: L. Anderson, M. Antes, J. Nolan. NAY: none. ABSENT: C. Karlson. ABSTAIN: none. Adopted 3-0.

#### **Items Distributed for Information and Use by the Board of Selectmen at the Meeting of March 28, 2016**

1. Public Comment, Linda Segal, re: Cass Trial, and Boston Globe Article of March 21, 2016, "In Wayland, an Example of Small-Town Injustice"
2. Press Release from the Wayland Board of Health, March 23, 2016, re: Breast Cancer Incidence in Wayland
3. Promotional Piece, "Will Wayland Design a Community Recreation Center? The Choice is Yours! Vote on Article 21"

#### **Items Included as Part of Agenda Packet for Discussion During the March 28, 2016, Board of Selectmen's Meeting**

1. Motions for 2016 Annual Town Meeting
2. Town Administrator's Report for the Week Ending March 25, 2016