

TOWN COUNCIL MEETING OF JANUARY 7, 2014

Under the Rules and Procedures of the Winthrop Town Council, President Gill called the Town Council Meeting to order at 8:00 PM at the Cummings School Cafeteria

PLEDGE OF ALLEGIANCE

Councilor Boyajian called the Pledge of Allegiance

Moment of Silence for Paul Frazier

ROLL CALL

Councilor DelVento-	Present
Councilor Boyajian-	Present
Councilor Letterie-	Present
Councilor Boncore-	Present
Councilor Sanford-	Present
Councilor Calla-	Absent
Councilor Mael-	Present
Vice President Varone-	Present
Council President Gill-	Present

MINUTES

Motion by Councilor Sanford to accept the Executive Minutes of November 19, 2013, as circulated

2nd. By Councilor DelVento

Passed Unanimously

Motion by Councilor Letterie to accept the minutes of December 17, 2013, as circulated

2nd. By Councilor DelVento

Passed Unanimously

WELCOME

Councilor at Large Richard Boyajian and congratulations to re-elected Councilor DelVento, Councilor Varone and Councilor Sanford

ELECTION-Vice President

Councilor Letterie nominates Councilor DelVento for Vice President of Town Council

2nd by Councilor Sanford

Nomination Close

Roll Call Vote for the nomination of Councilor DelVento to Vice President of Town Council

Councilor DelVento-	Yes
Councilor Boyajian-	Yes
Councilor Letterie-	Yes
Councilor Boncore-	Yes
Councilor Sanford-	Yes
Councilor Calla-	Absent
Councilor Mael-	Yes
Vice President Varone-	Yes
Council President Gill-	Yes

Passed Unanimously (7-1 Councilor Calla Absent)

President Gill thanks the DPW and Public Safety for the tremendous job done on this past snowstorm.

Councilor Letterie, along with all councilors, congratulate Councilor Varone for his past services as Vice President of the Town Council

PRESENTATION

CHA – Winthrop St. Corridor has been rescheduled until the Town Council Meeting of Jan. 21, 2014.

PUBLIC HEARING

None

CORRESPONDENCE

Steve Roussel-When and Casino information is made public, he would like to be informed.

COMMITTEE REPORTS

Finance Committee-Unable to meet due to past weather.

Councilor Vice President DelVento requests the Finance Committee be relieved from the duty of meeting on these (3) motions and vote on them at new business:

- Transfer \$20,000 from Free Cash to the Contract Services for Traffic Study
- Transfer \$15,000 from the Council Reserve to the Town Manager's Contract Service for Economic Development
- Transfer \$ 9,900.00 from Town Council Reserve 01111052-5769100 to the Finance Department Contract

Fiscal Policy Committee-

Town Manager McKenna reports the committee has developed a final draft policy statement and will meet with the Finance Committee for final review for recommendation to the Town Council at the next Town Council Meeting, January 21, 2014.

Finance Commission-

Robert Wynne reports on the Water Sewer Reserve-

After an extensive investigation (committee looked into 162 various cities and towns to compare rates), the committee's final determination is that the current water rates are not excessive nor out of line.

TOWN MANAGER REPORT

-Draft Letter to MSBA-Re: FEMA Maps

-FEMA Letter-

Flood maps, there is a meeting Jan. 22, 2014, this begins the clock on filing any appeals on maps in reference to the effect of our community with these new maps. This is not an open meeting, a subsequent open meeting can and will be requested on behalf of our community for questions.

-DOR Letter-

Congratulates Town Manager McKenna and the town for having our tax rate approved.

-Capital Improvement Plan-General Fund Budget-prioritized from dept. head managers

-Initiate Recruitment for Director of Inspectional Services-

Important that our town hires someone fully licensed at state level, to be full time inspector.

-Officer Dawn Armistead named School Resource Officer

-Suffolk Downs Surrounding Community Agreement

-Appointment of Richard Cifuni to Facilities Mgr.

OLD BUSINESS

Following Motions will wait until final meeting of Fiscal Policy Committee and Finance Committee to be completed and policy review by Town Council....

Transfer \$500,000 Town Stabilization Fund

Transfer \$500,000 Capital Stabilization Fund

Motion by Vice President DelVento that the Council Finance Committee be relieved of its duties on the following three (3) motions:

-Transfer \$20,000 from Free Cash to the Contract Services for Traffic Study...(See Attached Motion)

-Transfer \$15,000 from the Council Reserve to the Town Manager's Contract Service for Economic Development...(See(Attached Motion)

-Transfer \$ 9,900.00 from Town Council Reserve 01111052-5769100 to the Finance Department Contract...(See Attached Motion)

2nd by Councilor Letterie

Passed Unanimously

Motion by Vice President DelVento that the Town Council authorize the Town Manager to engage the professional services of a Traffic Engineering Firm to study the potential traffic impact of the proposed casino....(See Attached Motion)

2nd By Councilor Letterie

Discussion

Councilor Letterie withdraws his 2nd. of this motion and motions to postpone original motion

2nd by Vice President DelVento

Discussion-Time Sensitive?

Due to discussion with Casino, there is an accelerated process and time is of the essence.

Motion by Vice President DelVento to insert the words "*if necessary as determined by Council President*" after Town Manager of original motion...(See Attached Motion)

2nd by Councilor Sanford

Discussion

Money will be available if necessary to move forward with this study

Passed Unanimously (7-1 Councilor Mael No-Councilor Calla Absent)

Motion by Vice President DelVento that the Town Council authorize the Town Manager to transfer \$15,000 to engage the services of a qualified firm to study strategies for economic development within the town....(See Attached Motion)

2nd by Councilor Sanford

Discussion

Passed Unanimously

Motion by Vice President DelVento that the Town Council transfer \$9,900.00 from Town Council Reserve....(See Attached Motion)

2nd by Councilor Sanford for purpose of discussion

Passed Unanimously (7-1-Councilor Mael No-Councilor Calla Absent)

NEW BUSINESS

Motion by Councilor Letterie to affirm the appointment made by President Gill of Jan Twombly to the Citizens Finance Commission

2nd by Councilor Varone

Passed Unanimously

Motion by Councilor Mael made directing the Town Council to discuss the feasibility of making the newly paved parking lots adjacent to the Pond Street Park, the Dalrymple School, the Larsen Rink and the Crest Ave parking lot an extension fee parking facilities. Included in this new fee would be parking in the George St. parking lot....(See Attached Motion)

2nd by Councilor Boyajian

Discussion

This motion is referred by President Gill to the DPW, asking the cooperation from Economic Development and whatever other committees that seem appropriate, and will discuss in an open session

President Gill refers the Capital Improvement Plan to be referred to Capital Assets for review

President Gill reads his State of the Town Message (See Attached)

PUBLIC COMMENT

Councilor Mael discusses swing space

**Motion by Councilor Letterie to go into Executive Session
2nd by Councilor Sanford
Passed Unanimously**

ROLL CALL TO GO INTO EXECUTIVE SESSION

Vice President DelVento-	Yes
Councilor Boyajian-	Yes
Councilor Letterie-	Yes
Councilor Boncore-	Yes
Councilor Sanford-	Yes
Councilor Calla-	Absent
Councilor Mael	Yes
Councilor Varone-	Yes
Council President Gill-	Yes

**Regular Meeting ends at 9:40 PM
Executive Session ends at 10:30 PM**

ADJOURNMENT

**Motion to Adjourn by Councilor Letterie
2nd By Councilor Sanford**

Passed Unanimously

Meeting Adjourned at 10:35 PM

A DVD of this meeting is available from WCAT

Public Documents used in the meeting are available at Town Managers Office.

Documents Used in this Meeting:

Hand Written Notes /Committee Openings Documents
Roll Call Log /Written Motions / Verbal Motions

Respectfully submitted,
Town Council Clerk
Denise Quist

2014 Council Committees

Winthrop Town Council

FINANCE

Nicholas A Delvento, chair
James L. Letterie
Russell C. Sanford

RULES AND ORDINANCE

Philip R. Boncore, Esq., chair
Nicholas A Delvento
Paul F. Varone

PUBLIC HEALTH AND SAFETY

Linda J. Calla, chair
Philip R. Boncore, Esq.
Richard N. Boyajian

PUBLIC WORKS

Craig G. Mael, chair
Nicholas A Delvento
Paul F. Varone

ECONOMIC DEVELOPMENT

Russell C. Sanford, chair
James L. Letterie
Craig G. Mael

CAPITOL ASSETS

Paul F. Varone, chair
Linda J. Calla
Russell C. Sanford

APPOINTMENTS, COMMISSIONS AND COMMITTEES

James L. Letterie, chair
Richard N. Boyajian
Craig G. Mael

CASINO COMMITTEE 7/15/12

Craig G. Mael, Chair
James L. Letterie
Russell C. Sanford

STATE OF THE TOWN MESSAGE

Peter T. Gill, President
Winthrop Town Council
December 31, 2013

I would like to take this opportunity to recognize and express appreciation to all of our department heads and their staffs as well as to our appointed Town Boards and Committees, the Town Manager and the Town Council for their accomplishments in 2013. Their spirit of cooperation, enthusiasm and effort is responsible for significant improvement and performance in the delivery of town services in Winthrop in 2013.

The progress of 2013 projects and improvements which will be monitored, include, but are not limited to, the following:

Construction of 6-12 new Middle/ High School
School improvement plan including keeping pace with today's technology.
Implementation of comprehensive town building maintenance plan
Road, sidewalk and infrastructure replacement including water/sewer systems.
Capital improvement program for facilities updates, equipment and vehicle replacement.
See 5 year capitol improvement adopted 2013
Continuing cleanliness and overall attractiveness efforts of the town including
on-going park restoration and tree replacement programs
Engineering and development for Winthrop Street Corridor Improvement project
Development of the town wide as well as regional economic development plan;
including, but not limited to, Winthrop Center redevelopment.
Economic development task force adopted in 2013 and approval of
regional MPAC economic development grant (2013)
Progress and completion of over 20 million private investor projects
currently underway as well as Winthrop Beach restoration project
Water / sewer service efficiency efforts including infrastructure and Radio Read
meter program
Siemens street light replacement to LED
Blue Waive power purchase program

In addition to continued focus on the 2013 accomplishments, some of which are "works in progress" which need to be monitored and continued, the following are proposed as we plan for the future of Winthrop.

Further encouragement of investment in improvement of existing residential and commercial real estate.
Further encouragement of new development and investment by streamlining and coordinating the permitting and zoning processes as well as updating zoning ordinances where appropriate and development of investor incentive programs, ex: tax incentive programs
Intensified enforcement of all ordinances with focus on newly adopted Rental Inspection Ordinance and other health and safety related ordinances
Development of a mitigation package with Mohegan Sun /Suffolk Downs should they be granted a casino license by the Massachusetts Gaming Commission
Given the proposed purchase of a new ferry, in addition to commuter service, increase recreational ferry service to include Boston Harbor Island tours.
DevelopWalk Winthrop Project

Continue to improve the annual budget process including budget planning, preparation and monitoring providing for budget stability, sustainability and improvement.

Increased collections of available sources of additional revenue

Aggressive tax title and foreclosure measures as well as Real Estate liens for outstanding water / sewer obligations etc.

Grant seeking efforts – (some grants require matching funds which must be provided for in the annual budget).

Monitoring of fees for services as well as enterprise funds. Fees should cover the cost of service plus reserve

Improved enforcement of all town ordinances. Strengthen inspectional Services with focus on enforcement of rental inspection ordinance Adopted in 2013 as well as residential trash and dumpster ordinances Imposing fines for non-compliance. Stronger enforcement of all ordinances will not only produce revenue. But also encourage compliance maintaining a cleaner, healthier town wide environment.

Consideration of additional sources of revenue

Improvement in existing real estate and new development will increase Winthrop's real estate tax base, resulting in increased receipts

Establishment of Parking Enterprise Funds

Municipal parking lots

Create a paid sticker program for municipal parking lots

Tag and tow @ 7:00 AM after each snow storm

On street parking enforcement program – tag and tow for parking sticker, street sweeping and snow emergency violations

Increase recreational ferry service to the harbor islands.

Winthrop Residents -

Winthrop is a desirable seaside community offering the opportunity of safe, affordable living within easy commuting distance to Boston, a world class city. We need to be committed to the preservation and improvement of Winthrop's amenities and resources. To maintain and improve our community attracting new homeowners to Winthrop and encouraging present homeowners to stay, it is vital to continue to provide an inviting and pleasant atmosphere for our residents and visitors. Your elected and appointed officials need to know your vision and priorities for our town, both immediate long term. You are strongly urged to communicate your opinions, priorities, and ideas for problem solving for the future of our community to these public officials.

The decision to become involved; to invest or not invest your service and resources in the future of our community **is yours.**

Peter T. Gill, President
Winthrop Town Council
December 31, 2013



TOWN of WINTHROP

MOTION

Submitted By: Councilor Craig Mael

Date: January 7, 2014

Subject: Town Parking Lots

TEXT of MOTION

A motion is made directing the Town Council to discuss the feasibility of making the newly paved parking lots adjacent to the Pond Street Park, The Dalrymple School, The Larsen Rink and the Crest Avenue Parking lot and extension fee paid parking facilities. Included in this new fee would be parking in the George Street lot.

The discussion would be to instruct the Town Manager to create a new parking sticker enabling parking in the lot from 6:00pm-8:00am daily. The automobile must exit the parking lot for snow removal in a reasonable manner. Violators to snow conditions will be subjected to ticketing and towing. Each parking sticker will enable the registered automobile to have a single reserved spot in the lot. The charge will be an annual rate of \$375.00. The rate is in effect from January 1 - December 31 and will be pro-rated by the month. Motorcycles must also be registered for the lot. The space will be leased to the automobile provided all state and local taxes are paid in full. A valid paid Massachusetts automobile excise tax is required but does not have to be issued by the Town of Winthrop.

All money from this parking program will be used to fund a Parks and Recreation Department sponsored program to establish a Khan Academy or other early learning programming. Parental funding will be required for a portion of the programming in line with other Parks and Rec. guidelines. The fund may also be used to fund MCAS, SAT, Character, Wilderness or Parenting programming as deemed valuable by the Superintendent of Schools

1-7-14

This motion is referred by President Gill to the DPW, asking the cooperation from Economic Development and whatever other committees that seem appropriate, and will discuss in an open session

TCF-034



TOWN OF WINTHROP OFFICE OF THE TOWN MANAGER

Town Hall, 1 Metcalf Square, Winthrop, MA 02152 Telephone: 617-846-1077 Fax: 617-846-5458

**James McKenna
Town Manager**

MOTION

Submitted By: James McKenna, Town Manager

Date: 12/12/13

TEXT OF MOTION

Motion: I move that the Town Council transfer \$9,900 from Town Council Reserve 0111052-576100 to Finance Department Contract Services 0113552-544350 for the purpose of funding an indirect cost allocation study for Town enterprise funds, or take any other action relative hereto.

12-17-13

**Motion by Councilor Boncore to refer this motion to the Finance Committee
2nd by Councilor Powers
Passed Unanimously**

1-7-14

**Motion by Vice President DelVento
2nd by Councilor Sanford for purpose of discussion
Passed Unanimously (7-1-Councilor Mael No-Councilor Calla Absent)**

TCF-033



TOWN OF WINTHROP OFFICE OF THE TOWN MANAGER

Town Hall, 1 Metcalf Square, Winthrop, MA 02152 Telephone: 617-846-1077 Fax: 617-846-5458

James McKenna
Town Manager

MOTION

Submitted By: James McKenna, Town Manager

Date: 12/12/13

TEXT OF MOTION

Motion: I move that the Town Council authorize the Town Manager to engage the professional services of a Traffic Engineering firm to study the potential traffic impacts of the proposed casino at Suffolk Downs on the Town of Winthrop, and to fund this study, I move that the Council authorize a transfer from free cash of \$20,000 to the contract services line item of the Town Manager's budget, or take any action relative to thereto.

12-17-13

Motion by Councilor Boncore to refer this motion to the Finance Committee

2nd by Councilor Powers

Passed Unanimously

1-7-14

Motion by Vice President DelVento

2nd By Councilor Letterie

Discussion

Councilor Letterie withdraws his 2nd. of this motion and motions to postpone original motion

2nd by Vice President DelVento

Discussion-Time Sensitive?

Due to discussion with Casino, there is an accelerated process and time is of the essence.

Motion by Vice President DelVento to insert the words "if necessary as determined by Council President" after Town Manager of original motion...(See Attached Motion)

2nd by Councilor Sanford

Discussion

Money will be available if necessary to move forward with this study

Passed Unanimously (7-1 Councilor Mael No-Councilor Calla Absent)

7CF-031



TOWN OF WINTHROP

OFFICE OF THE TOWN MANAGER

Town Hall, 1 Metcalf Square, Winthrop, MA 02152 Telephone: 617-846-1077 Fax: 617-846-5458

James McKenna
Town Manager

MOTION

Submitted By: James McKenna, Town Manager

Date: 12/12/13

TEXT OF MOTION

Motion: I move that the Town Council authorize the Town Manager to engage the services of a qualified firm to study strategies for economic development within the town, and to encourage the growth of tourism and cultural opportunities, to examine strategies for the creation and sustainability of small businesses, and to support increased ridership of the proposed Winthrop Ferry; and further, that to pay for this plan, I move that the Council transfers \$15,000 from the Council Reserve to the Town Manager's contract service line item of the budget, or take any action relative to thereto.

12-17-13

Motion by Councilor Boncore to refer this motion to the Finance Committee

2nd by Councilor Sanford

Passed Unanimously

1-7-14

Motion by Vice President DelVento

2nd by Councilor Sanford

Discussion

Passed Unanimously

TCF-032