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Present was: James C. Lehan, Robert J. Garrity, Scott Bugbee, Jack Hathaway, Town Administrator and Susan Jacobson.

The meeting was held in Room 124, Town Hall. Jim Lehan opened the meeting at 7:02 p.m., and announced that the meeting will be audio and video taped. Jack Hathaway read the agenda contents.

**Zoning Bylaw Study Committee/ Bob Nicodemus and Walter Byron:**

Jim felt that they should go through the articles one by one. He felt it was a good opportunity for the folks at home to hear them.

They have brought forward five articles that involve zoning, two are returning from the Fall Town Meeting. They did not get the majority vote at Fall Town Meeting. Article R deals with deleting words and gives the Planning Board the ability to discuss ways to make things work for business in the C-1 district. The documents have been submitted to Marian. This eliminates the frontage road and allows the same height restrictions/allowances as the B1 District.

Article S involves the C1 District. This is intended to create four sub-districts. Since the first of January they have been approached by two land owners in that district. The first business is Chip's Storage and Transport. We do not want the storage of more than 150 cars. This change would move this to a specific district. There would be a sub district "off highway" located off Sherwood Drive and Pond Street. The second item in this category deals with the auto freight storage business located in the Shire Industrial Park. The owner of Chip's Transport would like to relocate his business. They created a definition for auto storage and it has been reviewed by the Building Inspector. This would be considered for the C1 District located off of Valley Street. Maps were given out with the new sub districts identified.

Article U brings forward Article 16 from the Fall Town Meeting. This article is to see if we the property off of Rockwood Road owned by Paul Kelly can be brought into the B1 District. Jim said that there were some unanswered questions at the Fall Town Meeting and they are going to have that information available.

Article V/Article 10 deals with residential density. This article would allow 32 two bedroom lots.

Article W: To see if the town will vote to place a hold to allow medical marijuana sales effective through June 2014. This language has been adopted by 4 other towns and approved by the attorney general office in two of the towns. You cannot disallow it. Jim asked why this moratorium is required. Bob there is not enough information out there to do this correctly and they would like to wait for the state to finalize the regulations that the towns can adopt.

Rob said you cannot have a dispensary until the regulations are out and we will not have any say.

Once the state determines they are ready to give certificates they will give them and if we do not have a place for it they can and will do it anyway. The issue is if medical marijuana is going to be an allowed use.

Walter Byron said on articles U and V they felt it would be useful for someone to stand up and discuss what they are trying to accomplish with the adoption of these articles. Jim will present and feels a map is needed to show where it relates to the B1 District.

Bob said Bill Raynor is looking for information or a data base of what area/development is available for the downtown district. Bob said that that it does exist. He is looking to see if there is a way to identify the smart growth. All were in favor of providing this information.

### **Town Administrator Report/Budget and Town Meeting Warrant:**

Article C should be 1 1/2 percent to keep it in line. Jim would like zoning article placed right after the budget.

No Capital Budget. This article will be removed.

There was general discussion on the Town Meeting floor time limit article proposed. Jim said more people would prefer to see a limit than to have it open-ended. Jim would like to go back and reconsider this. Personally he preferred this. He feels that the right answer is you can speak three times with a motion approved by the Moderator. Jim said that this would put it back to where it was. Rob said that he never saw anyone come forward 18 times. He said the Moderator moderates and runs the meeting. Rob wants the article left alone. Scott agrees with Rob and if the people want to vote it down. Jim does not agree with them but he will get up and debate it. He would like to see it broadened but he would like a compromise and someone can offer that as an amendment.

Jack said we do not have anything from the business community requesting a change to the sign bylaw. Jack said we will have to consider a moratorium extension.

Christopher Henry of 30 Boardman Street Norfolk was in the audience and requested an opportunity to bring forward a petition article. He is hoping to slip another warrant item in. He would like the two lots at Kids Place owned by the Town and the path that runs along the MBTA to remain open space. Jim explained that warrant articles cannot be added once the warrant is closed. They can remove articles only. Jim does not know how or how that property was deeded. Ownership may or may not influence people on how they choose to vote.

Rob Garrity said that it would be on the Fall Town Warrant. Mr. Henry said clear he is not against Paul Kelly developing his property but it should stand on its own merits. He would feel better if the Kids Place property is off the table. He does not want a temporary road. Rob said that practically speaking nothing is going to happen. Jim explained that there is a process before town meeting. They explained that this is after the deadline. Scott felt that we needed to stick to the deadline. Jim said that everything was already on the warrant. What happens now is that counsel will recommend language changes only so that they can be approved by the Attorney General. It is the same article with the same intent.

A motion was made by James Lehan to open the warrant. Rob and Scott said they would not support that. Rob said that we have requested all of the boards get articles in on time and he felt it was unfair. Rob said this will be our first Fall Town Meeting article. There was no second and the motion was defeated.

A motion was made by Robert Garrity to name a street Old Cart Path for Oak Knoll Estates off of Stop River. It was seconded by Scott Bugbee, and it **was so voted**. All were in favor.

A motion was made by Scott Bugbee to allow NCL to hold their annual nearly new sale on Saturday, May 4, 2013. Collections days to drop items will be held at the Transfer Station. It was seconded by Rob Garrity and it **was so voted**. All were in favor.

A motion was made by Rob Garrity to allow The Friends of the Library to install a banner on Town Hill for their book and bake sale; and allowing them to conduct this sale at the DPW Garage. It was seconded by Scott Bugbee, and it **was so voted**. All were in favor.

### **Action Items:**

Budget:

Jack said that he still has an unbalanced budget and that the state budget does not have a timeline yet. There was general discussion regarding the Tri-County increase. Our state numbers are not in yet.

Health insurance cost are changing we are not going to be required to provide health insurance to the surviving spouses. We do not currently provide to surviving spouses. They can get coverage if they pay 100% under the new plan we would have to pay 50%.

KP has come in very short and is requesting a significant increase. Jack and Jim are going to meet with KP next week and will report back with the information.

General budget discussion continued. New revenue was discussed and Jack went through each department budget.

School enrollment: Jack spoke with Ingrid about enrollment before we preemptively attack the enrollment numbers. There has been a drop in population in elementary schools when they had been budget and drops they have already made the cuts.

Town Planner:

There is a new line item in the budget for a Town Planner. Jim feels strongly that they can and will be a revenue generator. Jim said if we had to fund it half way for the budget that would still be better than not doing it at all.

Acceptance of Minutes: No minutes to approve.

At 9:40 p.m., being no further business, Scott Bugbee moved to adjourn the meeting. Robert Garrity seconded and it **was so voted**.

This is a true and accurate report of the Selectmen's Meeting of March 26, 2013.

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Scott Bugbee, Clerk