

July 22, 2014

Present was Scott Bugbee, James C. Lehan, Jack Hathaway, Town Administrator and Marian Harrington, Executive Assistant. Jeff Palumbo was not in attendance. Scott Bragdon was present.

The meeting was held in Room 124, Town Hall. Scott Bugbee opened the meeting at 4:00 p.m., and announced that the meeting will be audio and video taped. Jack Hathaway read the agenda contents.

### **FINANCIAL UPDATE**

Jack said that the health insurance costs have soared, with 12 new people signing up. We can deal with this in the fall. 12 people x \$2,100 x 63% x 12 months over \$150,000 annually. KP's \$100,000 will help. The revenue sheet prepared by Julie Siewko shows \$784,000; "unanticipated" revenues. It does include the two prison mitigation amounts. Jack assumes north of \$500,000 for "free cash".

Jack said that Rep. Dooley and Sen. Ross did write letters to Speaker DeLeo and Senate President Murray about the Prison Mitigation Veto, and Jack did too.

Jack said he and Bob McGhee have met with Gil Axberg. He has land on Seekonk Street that is 27 acres that Bob would consider for a well site. DEP maps indicate it is a great site. It was assessed at \$542,000, downgraded to \$328,000. The asking price is \$399,000. It is near the Stop River. Phil has had discussions with Tom DiPlacido about a Holbrook Street site he is considering. He feels that will be an ideal site; 9 acres. He has rights to the land as he is working on a P&S. He is willing to work with us on the land in the back for a well site.

Ray and Jack met with Lou Petrozzi, Fern Ridge development. He did give a check for \$26,500 for doing the road on Winston. We were holding three (3) lots and his bond.

Ray and Jack met with Mass Development today. They can help finance a publicly owned property that has a public project such as we have old town hall. They discussed leasing the property to the cable studio. We would have to go through town meeting.

### **ACTION ITEMS**

Jim Lehan moved to appoint Andrea Langhauser as the Associate Member to the Planning Board. Scott Bugbee seconded, and it was noted that the Planning Board has already appointed her, too. It was **so voted**.

Jack said the Board needed to convey a parcel of land at both 6 and 18 Medway Branch to the Municipal Affordable Housing Trust, as Town Meeting conveyed the parcels to

the Selectmen, but now the Trust is ready to close on these two properties. Discussion centered on 18 Medway Branch and the fact that they will need Jeff's vote due to a possible conflict of interest. We will vote 6 Medway Branch, and vote 18 Medway Branch at a future meeting.

Jim Lehan moved to convey a parcel of land located at 6 Medway Branch to the Municipal Affordable Housing Trust. Scott Bugbee seconded, and it was **so voted**.

Scott Bugbee moved to approve a one day license to serve wine at the Norfolk Senior Center on Friday, October 3, 2014 from 5 p.m. to 8 p.m. Jim Lehan seconded, and it was **so voted**.

Jim Lehan moved to go into executive session to discuss strategy with respect to collective bargaining or litigation if an open meeting may have a detrimental effect on the bargaining or litigating position of the public body, and the chair so declares. This is with respect to the Norfolk Town Center LLC and the Clerical Contract; and to consider the purchase, exchange, lease or value of real estate, if the chair declares that an open meeting may have a detrimental effect on the negotiating position of the public body. This is regarding 14 Shire Park. Scott Bugbee seconded, and it was a roll call vote: Scott Bugbee, **aye**; and Jim Lehan, **aye**.

The Board will return to open meeting following both executive sessions to adjourn the meeting.

Jack told the Board that Town Counsel has requested a vote to authorize Jim Lehan to sign any and all documents regarding the sale of the property at 6 Medway Branch.

Jim Lehan moved to authorize James Lehan, and Scott Bugbee as backup, to sign any and all deeds, acceptances, settlement statements, affidavits and other documents necessary or convenient to effectuate the sale of the property at 6 Medway Branch, Norfolk, MA on behalf of the Board of Selectmen. Scott Bugbee seconded, and it was **so voted**.

At 5:35 p.m., Jim Lehan moved to adjourn the meeting. Scott Bugbee seconded, and it was **so voted**.

This is a true and accurate report of the Selectmen's Meeting of July 22, 2014.

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Jeffrey Palumbo, Clerk