

June 20, 2017

Present is Scott Bugbee, James Lehan, Jeffrey Palumbo, Jack Hathaway, Town Administrator, and Marian Harrington, Executive Assistant.

The meeting was held in Room 124, Town Hall. Scott Bugbee opened the meeting at 7:00 p.m. Scott announced that the meeting was audio and video taped. All present recited the Pledge of Allegiance.

Call Meeting to Order

TOWN ADMINISTRATOR REPORT

Report of Warrants

Jack reported that the following warrants have been signed: 6/2/17 - #25P/PS17 for \$772,230.55; 6/06/17 - #49V17 for \$347,216.62; 6/13/17 - #50V17 for \$204,108.71; 6/13/17 - #50VS17 for \$97,808.40; and 6/13/17 - #50VSA17 for \$1,000.

ACTION ITEMS

Annual Appointments

Jack asked the Board to consider their annual appointments:

Jim Lehan moved to appoint Cyndi Andrade, to Community Preservation Committee, Precinct 3, term expires 6/30/20; and Peter C. Diamond, At Large, term expires 6/30/18. Jeff Palumbo seconded, and it was **so voted**.

Jim Lehan moved to appoint Kevin Roche to the Corrections Advisory Committee, term expires 6/30/18. Jeff Palumbo seconded, and it was **so voted**.

Jim Lehan moved to appoint Janyce Conklin and Kenneth Spritz to the Cultural Council, terms to expire 6/30/20. Jeff Palumbo seconded, and it was **so voted**.

Scott Bugbee approved the re-appointment of Erin Hunt to the Design Review Board, term to expire 6/30/20. (This is a Chairman only appointment).

Jeff Palumbo moved to appoint Andy Bakinowski and Emre Schweighoffer to the Energy Committee, terms to expire 6/30/20. Jim Lehan seconded, and it was **so voted**.

Jeff Palumbo moved to appoint Geraldine Tasker to the Historical Commission, term expires 6/30/20. Jim Lehan seconded, and it was **so voted**.

Jeff Palumbo moved to appoint Scott Bragdon, Neil Cross and James Dyer to the Insurance Advisory Committee, term expires 6/30/18. Jim Lehan seconded, and it was **so voted**.

Jim Lehan moved to appoint Scott Cousineau and Mark Henney to the Municipal Affordable Housing Trust, terms to expire 6/30/19. Jeff Palumbo seconded, and it was **so voted**.

Jim Lehan moved to appoint Patricia Saint Aubin as the representative to the Norfolk County Advisory Board, term to expire 6/30/18. Jeff Palumbo seconded, and it was **so voted**.

Jeff Palumbo moved to appoint Anthony Turi to Records Access Officer, term to expire 6/30/18. Jim Lehan seconded, and it was **so voted**.

Jim Lehan moved to appoint Robert Nicodemus to SWAP, term to expire 6/30/18. Jeff Palumbo seconded, and it was **so voted**.

Jeff Palumbo moved to appoint Murphy, Hesse, Toomey and Lehane as Town Counsel, term to expire 6/30/18. Jim Lehan seconded, and it was **so voted**.

Jim Lehan moved to appoint R. William Conklin as Veteran's Agent, term to expire 6/30/18. Jeff Palumbo seconded, and it was **so voted**.

Jeff Palumbo moved to appoint Christopher Wider to the Zoning Board of Appeals, term to expire 6/30/22. Jim Lehan seconded, and it was **so voted**.

Jeff Palumbo moved to appoint Jim Lehan to the Zoning Working Committee, Ex-Officio and Non-Voting, term to expire 6/30/18. Scott Bugbee seconded, and it was **voted**, with Jim Lehan abstaining from the vote.

Jim Lehan moved to appoint John Weddleton, Conservation Representative to the Zoning Working Committee, term to expire 6/30/18. Jeff Palumbo seconded, and it was **so voted**.

Jim Lehan moved to appoint Christopher Wider, Zoning Board of Appeals Representative to the Zoning Working Committee, term to expire 6/30/18. Jeff Palumbo seconded, and it was **so voted**.

Jim Lehan moved to appoint Walter Byron, Planning Board Representative to the Zoning Working Committee, term to expire 6/30/18. Jeff Palumbo seconded, and it was **so voted**.

Jim Lehan moved to appoint Thomas Gilbert, Board of Health Representative to the Zoning Working Committee, term to expire 6/30/18. Jeff Palumbo seconded, and it was **so voted**.

Jim Lehan moved to appoint Robert Bullock, Building Commissioner to the Zoning Working Committee, term to expire 6/30/18. Jeff Palumbo seconded, and it was **so voted**.

Jim Lehan moved to appoint Peter Diamond to the Zoning Working Committee, as an At-Large member, term to expire 6/30/18. Jeff Palumbo seconded, and it was **so voted**.

Jim Lehan moved to appoint Erin Hunt to the Zoning Working Committee, as an At-Large member, term to expire 6/30/18. Jeff Palumbo seconded, and it was **so voted**.

It was noted that Jane Dewey is an At-Large member of the Zoning Working Committee too, but was appointed later so her term is not up yet.

DISCUSSION ITEMS

Southwood Property

Present was Betsey Whitney of Valley Street, and Jane Dewey of Everett Street.

Jack said he got a call from the Archdiocese and they have parted ways with the builder, and wanted to know if we wanted to continue on. Jack said John Weddleton and Walter Byron have offered. Jim wants to stick with it, too. Jim said that they have also reached out to a developer in Norfolk and the Archdiocese and the developer are having conversations. Jack told them he would set up a meeting.

Jack said this is why he suggested we resurrect the Zoning Working Committee, as we can put them to work on this project again. He felt that all members are very interested.

Betsey Whitney, 26 Valley St. questioned if the Committee will meet with the Archdiocese or will you meet with residents to get their input? Jim said they are looking for guidance from us as to what we are looking for.

Jane Dewey asked is the concept the plan by the previous contractor. She would have a concern with that, density, etc. She is pleased that the Archdiocese reached out to us for input.

Public Safety Building Committee

Jack said all contracts are signed. They are trying to work on septic, and are done the perk test and waiting for test results to come back.

Jack said he needed to confirm that we are going to charge a building permit fee for the next portion of the building – MECC. We are not charging a fee for a building permit for the Police side. The cost would be about \$20,000, paid by MECC. Jack said that the architect didn't account for that.

Scott said yes. Jack said he has mixed emotions. He said we have worked hard for four years to bring this together, and the right thing to do is to not charge the fee from a public safety aspect. We are charging rent. Jack asked what if we waived the building permit fee, and charged for the electrical fee. The Board agreed that seemed fair. The Board felt it was a great compromise.

Jack said the Groundbreaking is Tuesday. It will be a brief ceremony and asked if the Board will be attending. Jim and Scott will be there, but Jeff will be away on business.

Staffing Update

Jack told the Board that John Curran is the new Chief Assessor. He will be reporting to Todd. John was the Assistant Assessor in Wrentham, and hopes he will be a good fit. He started yesterday.

Jack said they have two candidates for the Planner position that they will be interviewing.

In other business, Jack said he has met with John Marini. He has to start the foundations, or loam and seed. We are getting a lot of complaints from residents traveling through there.

Jack reported he issued a Permanent Restraining Order for a dog after a complaint from Hilary. Hilary had numerous complaints of the owner walking her dog off leash through neighborhoods and not obeying the pooper-scooper law. It is a public nuisance law. A letter was sent reminding them that they need to stay on proper property and respect the residents/neighbors.

Transfers

Jack gave the Board a list of transfers we need to consider, and reviewed them with the Board.

DPW and Grounds; roads and miscellaneous things. Fire has needs. Police Salaries. We got the officer to retire and we need monies to pay for vacation, and other things that we contractually have to pay.

Chief Stone wants to pay off some maintenance contracts to free up some money. Jack said Recreation would need additional salary monies. Town Clerk will need funds as Carol was out for medical reasons and the Assistant Town Clerk covered while she was out. We need to make up the time.

Jim asked if we have used anything. Jack said we transferred money out at Town Meeting, but we haven't used any from Advisory Reserves.

Jim Lehan moved to approve the Transfer list. Jeff Palumbo seconded, and it was **so voted**.

Jim said the Municipal Housing Trust hired a consultant for a housing production plan. We are ahead of schedule. There is a meeting next week after the Groundbreaking to go over the preliminary draft. There are two more dates for community input. The plan is to have it totally done and certified and into the State by October.

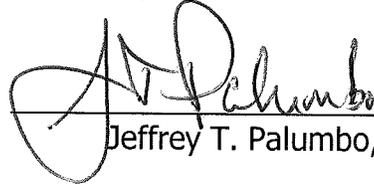
Jim brought up the old Town Hall. He asked the Board would it be worth one more visit to CPC to see if they have any interest? He said several towns used CPC funds to restore their old town hall. Jim said he knows we already went to CPC and they weren't interested, but Jim said the existing footprint changes what we thought we could do with that site. Jim said we have different factors than we did the first time. We didn't know about the covenant and restrictions, and thought we had a broader base. It's a historical site, and not sure if it's salvageable. Jack said how far do you want to push the envelope? Jack said if you are trying to preserve the historical integrity, we need to be sure. Jack said maybe using it for small offices for like Historical or community meeting rooms. It is hard for people to find meeting space. We only have schools and Library. Jim said ask CPC if they would you at least fund the exploration? We don't know if it can be restored. Is it too far gone to be restored? We need to spend money to find that out.

Jeff said we talked about having a meeting with people to get ideas and see what could possibly be done. Jim said maybe we could combine administration for the middle school and high school. There is going to be a space issue. Also, with the growth we are experiencing here, maybe it can be office space. We need to see what would CPC want to see that building used for?

Jim told the Board that King Philip has entered into contract with a Business Manager.

At 7:53 p.m., Jeff Palumbo moved to adjourn the meeting. Jim Lehan seconded, and it was **so voted**.

This is a true and accurate report of the Selectmen's Meeting of June 20, 2017.



Jeffrey T. Palumbo, Clerk