

Meeting Minutes  
September 6, 2016

**PRESENT:** Selectmen Fisher, Peterson, Marcucci; Town Administrator Sullivan; Assistant Town Administrator Trierweiler; Town Counsel Cerel; Administrative Assistant Clarke

The meeting convened at 7:00 PM in the Chenery Meeting Room

Chairman Fisher announced this meeting is being recorded.

He asked for a moment of appreciation for our brave servicemen and servicewomen serving around the world.

Executive Session to be held at close of meeting for the purpose of discussing pending litigation

Chairman Fisher recognized a number of Dale Street neighbors in the audience who would like to discuss the 40B project proposed at Dale Street and North Meadows Road. He said the Selectmen have a few items to cover before beginning the discussion.

### MEETING MINUTES

VOTED unanimously to accept the minutes of August 2 as amended and accept the August 16 minutes as submitted

### PENDING ITEMS

#### Dog Control Committee

John Thompson requests the Selectmen vote to create the committee, changing the name to Animal Control Study Committee and appoint members as submitted

VOTED unanimously to create new committee, Animal Control Study Committee and appoint as committee members John Thompson, Carol Mayer, Robert LaPlante, Jenny Cronin, Rosemary O'Brien, Ryan Thomas and Kevin Ryder

#### Senior Housing Committee

VOTED unanimously to appoint Christopher Rumul and William Gallagher to the Senior Housing Committee

#### Net Metering proposed agreement

Mr. Sullivan advised the Board that Syncarpha Capital is only interested in a 20 year contract with the Town. He will have discussion with the Energy Committee to see if they would agree to a five year contract as proposed by Selectman Marcucci. Mr. Peterson feels that the 20 years of savings would be very beneficial to the Town.

### PROPOSED DEVELOPMENT

About 20 neighbors are in attendance to discuss the 200 rental unit complex proposed for Dale Street and North Meadows Road. The neighbors would like to know why their neighborhood

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was chosen for this huge project. They do not object to it being affordable housing; however that is only 25% of the units. They hope that by coming before the Selectmen at this early stage will provide information as to what can be done to eliminate the project moving forward. Many concerns were discussed, including traffic along North Meadows Road is tremendous as it is; Dale Street itself is too small a road to handle well over 200 additional vehicles, three to five story buildings will overshadow the homes in the area, possible increased number of school busses. The neighbors feel that the Town voted to purchase the state hospital land thinking that was the place for housing.

The discussion continued talking about Medfield's housing production plan; working with the developer to scale back the project; proposed Tilden Village expansion. The Selectmen were also shocked when learning about this proposal. Mr. Marcucci remarked that we need to know what to do now, and what resources the Town needs to have. Selectman Peterson advised we should look for options for the housing production. It was noted that the Planning Board has held discussions on this and will vote on the plan October 17. Bret Nelson, 28 Dale Street is the neighborhood contact

#### TOWN COUNSEL CEREL

Mr. Cerel advised the Board that Governor Baker has signed the municipal modernization act that includes many reforms to state laws; some highlights: simplify stabilization funds; shared municipal functions; simplify revolving funds; expand veterans tax abatements; procurement of goods and services/bid limits increased; allowing municipalities to lower speed limits to 20 or 25 mph in certain areas.

#### CHAPTER 90

VOTED unanimously to sign Chapter 90 Reimbursement request for North Meadows Road, Winter Street and Pine Street paving in the amount of \$100,374.42 and Green Street paving in amount of \$18,216.61. Additionally sign Chapter 90 Final Report for North Street and Green Street reconstruction in the amount of \$20,544.01 and as recommended by Director of Public Works Maurice Goulet

#### STATE HOSPITAL LICENSE AGREEMENTS

VOTED unanimously to authorize Chairman Fisher sign license agreement with the Medfield Coalition for Public Education to use the site for their 9/24/16 Fall Gala

VOTED unanimously to authorize Chairman Fisher sign license agreement with Scientific Systems Company, Inc. Woburn, MA for their use of the property for drone testing activities; dates are September 12, 14 and 16, 2016 8AM to 6PM

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## COMMITTEE APPOINTMENTS

VOTED unanimously to appoint Perry Constas as a member of Council on Aging

VOTED unanimously to appoint Jeremy Marsette to the Town Wide Master Planning Study Committee

## STATE HOSPITAL ACCESS ROAD

Ms. Trierweiler explained to the Board that the Land Disposition Agreement (LDA) calls for DCAMM constructing a new access road that will allow public access to the Charles River Overlook. Ms. Trierweiler has written a letter to DCAMM Commissioner Carol Gladstone requesting a meeting to discuss the issue. The Selectmen are requested to vote to authorize Chairman Fisher sign the letter and **it was so voted.**

## SCHOOL DEPARTMENT

Superintendent Marsden requests that the Selectmen vote to Authorize Chairman Fisher sign a certification document for the MASS School Building Authority that states the Dale Street School has not been closed nor will be closed in the last or next ten years **and it was so voted.**

## MIIA GRANT APPLICATION

Ms. Trierweiler requests that the Board vote to authorize Chairman Fisher sign a MIIA Grant application. This grant will help the Town implement a Pavement Management Program to identify the current condition of both sidewalks and roadways, make necessary repairs that will eliminate potholes and sidewalk defects. This will reduce the Town's liability.

VOTE: Selectman Peterson made a motion to authorize Chairman Fisher sign the FY 17 MIIA Grant Application, seconded by Selectman Marcucci. Vote was unanimous

## TOWN PROJECTS UPDATE

Mr. Sullivan reported that the Green Street project has been completed; high school field construction completion is on schedule. The field area will be closed on September 12 in order for the contractor to work on the track. Wheelock School new boiler installation is also completed and happy to report there will be a savings of about \$52,000. Public Safety Building construction is on schedule and we look forward to a date of October 8. A new Facilities / Energy Manager has been hired. He will begin working full time early November.

## LICENSES AND PERMITS

VOTED unanimously to grant Council on Aging a one-day wine and malt beverage permit for The Chicos Fashion show Wednesday September 21; October Supper Club Wednesday October 12. Additionally grant permission to place signs advertising the events

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VOTED unanimously to grant September 17 Block Party Permits for the following neighborhoods: Saw Mill Lane; Cypress Street; Evergreen Way; Ridge and Lee Road; Knollwood Road

VOTED unanimously to grant permission to Kathy and Abe Schickel to hold the 4<sup>th</sup> Annual "Run Like a Maverick" 5k race in Medfield on Sunday May 7, 2017. This race is in memory of their daughter Elizabeth who was a Montrose student

VOTED unanimously to grant the Medfield High School Boys Soccer team permission to hold a car wash on Saturday October 15, 2016

VOTED unanimously to grant the High School Student Council permission to hold a car wash on Saturday October 22

#### SELECTMEN REPORT

Mr. Peterson mentioned that he attended three Medfield State Hospital Master Planning Committee meetings; held First Friday Office Hour at the CENTER, which was really busy; attended the Energy Committee meeting where Solarize Medfield program was discussed. He would like to appoint a citizen's committee to study construction of new sidewalks in Town.

Mr. Marcucci attended a hospital meeting where the discussion revolved around the consultant hired by the Town, VHB. Discussion will continue at our next meeting

Mr. Fisher had no report.

#### INFORMATIONAL

Letter of appreciation to the Water Department for their good work from Bill and Cindy Massaro, 36 Evergreen Way

Local Meals Tax Revenue received in the amount of \$131,155.00

Town Counsel Cerel has recorded at the Norfolk Registry Rockwood Lane Street Acceptance

#### EXECUTIVE SESSION

The Board of Selectmen will be going into executive session for the purpose of discussing pending litigation of LCB's appeal regarding the Medfield Conservation Commission decision with the expressed intent not to return to open session. By positive roll call vote, the Selectmen went into executive session at 9:20 PM

Respectfully submitted,

Evelyn Clarke