



Town of Boylston 221 Main Street, Boylston, MA 01505

Board of Selectmen Meeting 11/17/2014

Date of Meeting: Monday, November 17, 2014

Location: Town Hall, 221 Main Street

Time: 6:30 PM – 8:50 PM

Members Present: Chairman James Wood; Michael May; James Underwood; Stephen Madaus, Town Counsel; Martin McNamara, Town Administrator; Lori Esposito, Administrative Assistant

The meeting was called to order at 6:30 PM.

Meeting Minutes:

Jamie Underwood made a motion to approve the July 14, August 18 and September 5 minutes. Mike May seconded the motion; voted all in favor.

Report of the Town Administrator to the Board of Selectmen:

- **Highway Department Resignation:** Mark Ginese of the Highway Dept., a six-year employee, has resigned, effective November 28. The TA is not sure we will have a qualified applicant with the necessary licenses and experience. If not, the Dept. has secured a part-time hire to plow during storms.
- **Highway Dept. Surplus:** Several old snow plows, valued at less than \$1,000 will be disposed of in the next several weeks: one ten-foot high discharge plow; two 11-foot high discharge plows and one eight foot plow. There are several other old trucks that are considered surplus but will hold off on their disposal until spring to possibly auction them off.

Mike May made a motion to declare the equipment listed (one ten-foot high discharge plow; two 11-foot high discharge plows and one eight foot plow) as surplus and available for disposition. Jamie Underwood seconded the motion; voted all in favor.

- **New Town Hall Fire Alarm System:** The contract with Norel Services, prepared by Town Counsel, has been forwarded to Norel Services for signatures. Work should begin in a few weeks. We already have \$25K set aside from the Annual Town Meeting Article of a few years ago.
- **New DPW building:** The latest option for the new Highway Dept. building has been presented by the engineer; it is pretty close to a "bare bones" facility. Nevertheless, the cost is significantly higher than anticipated or willing to recommend. The TA requested the engineer halt any further work on the project until a decision is made on which direction we should go. Other possibilities for construction are to bid out each section of the project individually and act as General Contractor. This would create a number of challenges but the project is needed. Jim Wood asked if State procurement regulations will get in the way, perhaps we can find someone to build the facility and we could lease from them. Marty stated that would not be possible.
- **Library Trustees' Use of Current Food Pantry:** The Trustees have expressed interest in the plan to use the area downstairs area currently occupied by the Food Pantry while reconstruction is being done on the Library. This could save thousands in rental costs. They have requested a statement in writing from the Board that the space will be committed to them during their construction.
- **Town House:** Attached is a rough sketch prepared by Bob Bourassa of a possible layout of the first floor back section of the Town House. There would be room for the Food Pantry, the Council on Aging

office and space for the Vets that use the building.

Jim Wood asked if the people running the Food Pantry are in agreement with this and Marty said he spoke with them and they were going to get back to him with any questions. Jane Meegan has no problem with moving to the Town House. The Highway Dept. office would potentially move to the Town Hall temporarily. Mike May asked if the Library would subsidize the renovations at the Town House in lieu of the money they would spend on a rental? Marty doesn't believe so, but will talk to them.

Jamie Underwood made a motion to proceed with the proposed renovation plan for the Town House to include the Food Pantry, the modifications not to exceed \$10K, to be used from the Town House improvement fund. Mike May seconded the motion; voted all in favor.

Mike May made a motion that the Town enter into an agreement with the Library Trustees to utilize space at Town Hall as follows: "In the event that the Boylston Public Library secures Town approval for the Phase II renovation project in 2014 or 2015, the Town of Boylston commits use of the area currently known as the Boylston Food Pantry as a temporary library facility during the construction period. This includes a reasonable time both before and after physical construction is underway for setup and moving." Jamie Underwood seconded the motion; voted all in favor.

- **Potential Property Purchase by Town:** A resident has suggested the Board look into purchasing the property which is for sale across from the Shell station on Route 140 for the purpose of making a roadway from Route 140 to Cross Street. The Board doesn't feel the Town is in position to be purchasing land.

Report of the Police Chief to the Board of Selectmen:

- Crime statistics were presented: four break-ins in October (two were empty houses, two during time residents not at home; two on Central Street, one each on Main and Gulf Streets. The PD is reviewing area pawn shops for leads.
- 9/20 Clinton District Court for ticket hearings
- 9/22 Resident
- 9/23 Bazydlo checked area pawn shops
- 9/24 Breaking and Entering task force meeting
- 9/26 Chief did Tahanto faculty briefing re: ALICE
- 9/26 Night shooting at the jail range
- 10/7 Attended Chief's in-service
- 10/22 Met with school Superintendent for presentation to parents re ALICE
- 10/26 PD Halloween party at Town House
- 10/31 Quiet, uneventful Halloween night
- 11/5 Chief's in-service
- 11/14 Attended Officer Rajotte's retirement party at the Manor.

Received notice of an MIIA Grant: \$4,100 for a utility storage trailer for use by PD and FD.

Report of the Fire Chief to the Board of Selectmen:

- **Call volume:** The Chief reported a 10 to 20% increase in call volume, primarily EMS calls. The Dept. responded to a natural gas leak on Edgebrook Drive, resulting from a faulty meter on the outside of the condominium. The Dept. responded to a large hydraulic fluid spill on Linden Street caused by a failed hydraulic line on a Waste Management rubbish truck. Waste Management had CEA Inc. of West Boylston respond to the scene to mitigate the spill. The Dept. also responded to four mutual-aid calls: one for Clinton, one for Berlin and twice for West Boylston.
- **New fire codes:** Captain MacKenzie attended training for the new State fire code, effective January 1, 2015. The present code will change significantly with the adoption of NFPA 1 as the model fire code.

This is being done to standardize fire codes on a national basis.

Mike May asked if the changes to the code affect the need for additional training/certification for the Building Inspector. Joe said not currently.

- **Grants:** The Department received a \$4,435 FY'13 and 14 grant to help with continued funding of the CodeRED emergency notification system and to replace batteries in self-contained breathing apparatus, thermal imaging cameras and automated defibrillators. They also received a \$2,930 grant from VFA/DCR to purchase brush fire personal protective equipment for firefighters. The Department is in the process of writing a grant for the next round of the FEMA Assistance to Firefighter Grant program, due on December 1. The Dept. would use the grant to improve public safety communications for both the fire and police departments.
- **Training:** Several WPI students are currently working as EMTs in Boylston, covering night and weekend shifts. At this time four WPI students are doing overnight shifts in Boylston. We are working with WPI to train some additional students. The Dept. will host the annual Mid-State Mutual Aid Safety and Survival Seminar on Friday, November 21, 2014 at the Manor Restaurant in West Boylston. This is the tenth year the Dept. has hosted this event. The Dept. will participate in a railroad derailment exercise in conjunction with the DCR and PanAm Railways on Tuesday, December 16 at the DCR building in West Boylston. The exercise will involve a possible derailment of a hazardous material car into the reservoir. This will be followed by a practical exercise in the spring of 2015.
- **New apparatus:** Captain MacKenzie and Chief Flanagan attended the pre-build meeting for the E-1; the specifications were finalized and construction of the vehicle has begun with an estimated delivery date of April or May 2015. There is approximately a \$10K difference in price.
- **Community Service:** Lt. Bradford has begun distribution of carbon monoxide detectors for senior citizens in Town as part of the Senior SAFE Grant. This is being coordinated with the Council on Aging.

The Dept. held its second annual open house and fire safety day last month for the Boy Scouts. The event was coordinated by Deputy Chief Ronn with the help of several firefighters and EMTs. The day-long event gave the boys and their parents some "hands on" demonstrations on search and rescue, fire extinguishers, using hose lines, rescue equipment and rope work. This was very successful.

The Boylston Firefighters Association will hold its annual Breakfast with Santa on Sunday, December 14 at the Town House from 8:00 AM to 12:00 Noon.

Mike May asked where the Firefighters Academy is located; it is in Stow. Mike asked if there was the possibility of any cross-over training with the academy upstairs for additional revenue. Joe said he has used classrooms for the Fire Academy upstairs.

Report of the Building Inspector to the Board of Selectmen:

- Tony presented statistics: \$6,796 in building permit fees collected; \$1,180 in plumbing permits; \$700 in wiring permits and \$160 in trench permits.
- The building code will change in January and will include radon mitigation for new homes.
- The energy code will change July 1 for new homes.

Objection to proposed gas pipeline: The following appeared before the Board: MaryAnne McLeod, Phil Rainville, both representing Berlin, Lyle Foley and Bill Manter.

MaryAnne said they would like Boylston to join their "stop the pipeline" effort, a three-town coalition that works along with the towns. The proposed pipeline would be going through all pristine open space, farmland, etc. in all of the towns. Jim Wood said that, personally, he is with them. Jamie Underwood said he has heard from several Boylston residents in opposition but is opposed to an official Town committee being formed. MaryAnne said it can be an ad-hoc citizens' committee that just gives updates on status. There should be no objection since Boylston already signed the resolution against the pipeline.

Article 97 protects conservation land and the pipeline should not be allowed. The gas is not only for Massachusetts residents, it's for export also and will keep domestic prices high due to supply and demand. Jamie said if the pipeline plan changed so as to not affect conservation land, that's a different story. Mike said he has a vested interest in his negative view due to them wanting to go through his land and reduce the value. He has not heard anything positive and questions why they can't go through DCR and State-owned land. He's not sure he can vote on anything due to it affecting per personally.

Marty McNamara said they have asked for survey permission on Town land and we denied them. MaryAnne asked if someone would like to be on the committee as a Boylston representative. Bill Manter presented a document entitled "Burden of Proof." Lyle Foley read a paper (copied to the Board) entitled "*The Real Cost of Fracking: How America's Shale Gas Boom is Threatening our Families, Pets and Food.*" This was co-authored by Michelle Bamberger, Veterinarian, and Robert Oswald, Pharmacologist, and published on August 5, 2014. They traveled to Pennsylvania to investigate the effects of fracking on the population and livestock. Fracked gas contains high levels of heavy metals and people and animals are exposed to three poisons when this gas leaks into the soil and water table as well as the atmosphere. Small farmers have lost their animals and rural families' property values have plummeted. Fracked gas is more corrosive than ordinary natural gas. When lines corrode, gas leaks into the soil and water table. Regulations allow gas pipelines to be buried as shallowly as three feet, while the frost in the northeast goes down four feet.

Jamie Underwood asked if they are opposed to the route the pipeline might take or to the pipeline itself. Bill Manter said Kinder Morgan still must deal with several acts to protect the environment. Time is their enemy and he suggest homeowners deny surveying permission on their land. A total of 650,000 cubic feet is used by Massachusetts residents, yet 2.2 billion cubic feet will be generated for export, for an excessive profit. In Boylston, several brooks, swamps and Rocky Pond will be crossed and it will go through ledge atop the Morningdale area. MaryAnne said natural gas emits a significant amount of CO² and methane into the air; it is not cleaner than coal or oil.

Jim Wood said they have the support of the Board. Jamie Underwood clarified that to be only for the current proposed path.

YMCA Camp Harrington: Russ Dye, Chairman of the YMCA (the "Y") Board, Kathy Hunter, President and CEO, along with Mark Fuller, advisory Board member and Boylston resident, appeared before the Board.

Mark said Camp Harrington has been operated for the past 50 years; they currently operate several other summer camps. A decision was made to divest itself of Camp Harrington. There will be no camp there for 2015 as the program will move to Camp Greendale on Indian Lake. Kathy said Steve Lockney still resides on the property and will continue to maintain it; it is not currently on the market. Jim Wood said he used to live there – his dad sold that property to the Y.

Russ said the Y has too many camps and not enough funds. Camp Harrington would cost about \$2M to renovate to their standards. Jamie asked if they are only interested in selling or leasing. Russ said the strategic plan is to sell and get the funds. Kathy said she would be willing to hold off putting it on the market for a set period of time, maybe 90 days. Jamie said he would like to explore options for 90 days.

Mike said he would like them to share their best-use/mission for the property as a recreational resource. He would like to have some feedback and concepts within 30 days.

Mark Fuller said there is a small waterfront, not suitable for expansion with a 250 person capacity. The water quality is acceptable but requires regular testing. It sometimes needs to be shut down. As a Town resident, he would ask if we're better off with tax revenue or an empty facility. He too has a lot of history there, but feels this is a property whose time has passed. To be transparent, there's not a great ability to expand.

Mike May said the Town has very little true recreational waterfront usage and we would be remiss if we didn't look into potential options. Russ said the Y viewpoint would differ from a Town Parks & Rec viewpoint but they would share issues and ideas with the Town. Kathy said they will share their Y master plan to help with decisions and ideas. Jim agrees with the need to quickly evaluate our options.

Kathy said the appraised value is just over \$1.5M. Mike May said we will set up some immediate meeting times

to get back to them. He asked Paul to assign a representative and Karen Barber to meet regarding Y discussions.

8:15 PM Parks & Rec Vacancy Appointment: Brittany Blaney, Sue Tolles and Kathy Lohnes appeared before the Board to propose Chris Durall fill the vacancy. Mr. Durall has lived on Warren Street for three years; he works at Boston Children's Hospital for the past ten years. He would fill the term ending 2018 (to be elected May 2015).

Motion was made by Sue Tolles and seconded by Kathy Lohnes to appoint Mr. Durall to Parks & Recreation.

Voted as follows: Brittany Blaney: Yes; Kathy Lohnes: Yes; Mike May: Yes; Jamie Underwood: Yes; Jim Wood: Yes.

Massachusetts Solar Campaign: The Board does not currently support sending a letter of support.

Boylston Sewer System, Route 140:

Jamie Underwood said that, since there is the possibility of a conflict of interest by Mike May having an interest in the laccarino property, he asks him to recuse himself from the study, as well as the Business Marketing Committee. Mike said he is not pursuing the laccarino property and made an offer on another property which will not be affected by the sewer project. He said the RFP is in the final stages for the engineering study for the sewer system.

- The Boylston Marketing Committee invited WPI to implement a marketing program/plan for the community. The intent is to market Boylston for commercial business. They plan to create a website, with all of it to be wrapped up some time in December, at no cost to the Town.
- Regarding the sewer initiative, the Shrewsbury Town Planner offered to participate and assist us at no cost.
- The committee is made up of five people; they added two and would like to expand to additional members.
- Jamie Underwood said the article in *The Banner* shows the Morningdale aspect being included in the study. Mike said that was not an accurate quote; the Boylston Marketing Committee agreed not to include Morningdale based on feedback. He will be glad to talk to Morningdale residents at any time.

wn Counsel Stephen Madaus asked if this is part of a proposal to create a district. Mike said it does present the potential to create a district but if so, we need to be mindful of the size.

phen said that for the Town to have public sewer operators, it would require a Town Meeting vote. It is unusual to have a sewer district that doesn't serve the entire town, but they do exist.

ce May said specific highlights would be for respondents to identify funding sources and how it would be paid for – design as well as construction.

- Stephen said most sewer systems run as enterprises with betterments assessed. Mike said we need to find out if the State can help with funding but we first need to have an initial plan. Jim Wood said we don't want taxpayers funding it. Stephen said he can supply some information from other towns that have implemented a sewer system.

At 8:50 PM Jamie Underwood made a motion, seconded by Jim Wood, to adjourn. Voted all in favor.

The meeting was adjourned at 8:50 PM.

Respectfully Submitted,

Lori Esposito, Administrative Assistant