



## Board of Selectmen

Date of Meeting: Monday, May 2<sup>nd</sup>, 2022  
Time: 6:00 PM – 7:32 PM  
Members Present: Chair Matt Mecum (Remote); Selectmen Jamie Underwood and Seth Ridinger; April Steward, Town Administrator, Town Counsel, Stephen Madaus, and Alison Kennedy, Administrative Assistant to the Board

The meeting commenced at 6:00 PM.

Seth asked if Selectmen Mecum could hear everyone, and Matt responded yes that he can hear. Seth Ridinger is acting as Chair of the meeting since Matt Mecum was remoting in.

*At 6:01PM Jamie Underwood made a motion to enter EXECUTIVE SESSION in accordance with M.G.L. c. 30A, Section 21, Purpose 6, to consider the purchase, exchange, or lease or value of real estate, if the chair declares that an open meeting may have detrimental effect on the negotiating position of the public body. Joslins Lot. Seth Ridinger seconded. Roll call vote: Matt: Yes, Jamie: Yes, and Seth: Yes. Will return to open session.*

At 6:04 PM The Board returned to Open Session. Finance Committee, Highway Superintendent Steve Mero, Town Moderator, Kim Rozak, and the Light Department Superintendent Mark Barakian joined the meeting.

The Board and Finance Committee reviewed the warrant and determined who would be making the motions per article.

### **Article 1. – Article 10**

[TOWN MODERATOR TO ASK FOR CONSENT AGENDA]

**MOTION:** I move that Town Meeting consider and vote on Articles 1 – 10, inclusive, as a group.

By: Seth

*Summary: These articles are necessary to run the Town and are approved on an annual basis*

IF APPROVED, THEN:

**MOTION:** I move that Town Meeting approve Articles 1 – 10, as printed in the Warrant.

By: Seth

**Article 11. MOTION:** I move that the Town approve the changes in the compensation of Town Officers as printed in the Warrant.

*Summary: Compensation of Town Officers is shown raised by the 3% COLA*

By: Jamie

**Article 12. MOTION:** I move that the Town amend the Town's Personnel Plan and By-laws as printed in the warrant.

*Summary: All proposed changes are bolded in the Classification Schedule*

By: Seth

**Article 13. MOTION:** I move that the Town transfer \$30,000 from Free Cash to fund a salary compensation study.

*Summary: It has been several years since the Town has performed a salary and compensation study. This study is necessary to make sure all Town employees are placed within the correct grade and that the Town's compensation schedule is in alignment with comparable communities.*

By: Jamie

**Article 14. MOTION:** I move that the Town transfer and appropriate \$75,000 from Free Cash to procure a feasibility study, including preliminary design services, for a combined

Police/Fire/Senior Center complex.

*Summary: The first step to building a combined senior center, police department, and fire department complex is to have a feasibility study performed. Based off of the information provided in this study, the town will have the opportunity to move forward with design documents at next year's spring town meeting.*

By: Seth

**Article 15. MOTION:** I move that the Town transfer and appropriate \$20,000 from Free Cash to continue building improvements at Town Hall.

*Summary: Town Hall is in need of painting, siding repair, repair of the exterior stone supports located near the entrance of the lower-level, replacement of bathroom fixtures, and roof work over the lower-level room.*

By: Jamie

**Article 16. MOTION:** I move that the Town transfer and appropriate \$150 from Free Cash for the purpose of paying a prior year fiscal bill as printed in the Warrant.

*Summary: The Board of Selectmen has an outstanding bill from June 2021 for an open position advertisement. Payment of this bill requires a Town Meeting vote because it was billed in FY 2021. The motion for this article requires a four-fifths vote.*

By: Seth

**Article 17. MOTION:** I move that the Town transfer and appropriate \$17,276 from unexpended funds as printed in the warrant for the procurement of new replacement heat pump units for Town Hall.

*Summary: The existing heat pumps at Town Hall are 18 years old and beginning to fail. We need to have funds to replace the units when they stop working.*

By: Jamie

**Article 18. MOTION:** I move that the Town transfer and appropriate \$175,000 from Free Cash for the purpose of procuring a roadside mower for the Highway Department.

*Summary: These funds will be used to purchase either a tractor that can mow the sides of the roadway or an attachment that fits onto existing Highway Department apparatus to keep the line of sight open for vehicular traffic.*

By: Highway Superintendent Steve Mero

**Article 19. MOTION:** I move that the Town transfer and appropriate \$70,000 from Free Cash for the purpose of additional roadway paving.

*Summary: These funds will be expended for roadway paving.*

By: Highway Superintendent Steve Mero

**Article 20. MOTION:** I move that the Town appropriate Two Million Dollars (\$2,000,000) for the purchase of a new Radio Communications System for the Police Department, Fire Department, Highway Department, and the Light Department, and to meet this appropriation, the Treasurer, with the approval of the Board of Selectmen, is authorized to borrow said amount under and pursuant to G.L. c. 44, §7(1) or any other enabling authority, and to issue bonds or notes of the Town therefor.

*Summary: Detective Sargent Thomasian will speak to this article at the meeting. Please make sure to take a copy of the handout provided at the registration table.*

By: Jamie

**Article 21. MOTION:** I move that the town transfer and appropriate \$55,000 from Free Cash for the purpose of replacing computer servers, PCs and information technology infrastructure for the Police Department.

*Summary: Servers have reached the end of life and need to be replaced which includes a backup system for all records. This includes replacing Police Department computers along with service fees related to this project.*

By: Seth

**Article 22. MOTION:** I move that the Town transfer and appropriate \$10,000 from Free Cash for the purpose of replacing Police Officers' duty firearms.

*Summary: .40 caliber ammunition for the current firearms is subject to significant supply-side delays and higher cost. The Police Department recently received an order which was placed 6 months prior, and we were informed our next order may be subject to a 12-month delay. These delays will impact the Police Department's ability to maintain our mandatory weapons qualifications. Updating the firearms will provide the Police Department with access to 9mm ammunition, at a lower cost.*

By: Jamie

**Article 23. MOTION:** I move that the Town transfer and appropriate \$28,000 from Free Cash for the purpose of bringing the Police Station up to accreditation standards and for the procurement of office furniture for the Police Department.

*Summary: The Police Department is seeking to become accredited to comply with Massachusetts police reform. These funds will be used to replace broken office furniture and to purchase a restraint chair, as well as other improvements to ensure compliance with accreditation. Accreditation focuses on many different areas including departmental policies, procedures, records retention, detainment areas, and evidence storage. These funds will ensure that the Police Department is compliant in all areas.*

By: Seth

**Article 24. MOTION:** I move that the Town transfer and appropriate \$6,000 from Ambulance Receipts Reserved for the purchase of replacement tires for both ambulances.

*Summary: Both sets of tires will be replaced on Ambulance 1 and Ambulance 2.*

By: Deputy Chief Ronn

**Article 25. MOTION:** I move that the Town vote to accept Longley Hill Road as a public way.

*Summary: To be provided by the Board of Selectmen, with recommendations from the Planning Board and Conservation Commission on the night of town meeting. Map of the Layout Plan provided at the registration table.*

By: Planning Board voted to pass over

**Article 26. MOTION:** I move that the Town vote to amend Section 10.05 of the Zoning Bylaw, as shown in the printed Warrant.

*Summary: The proposed changes would modify the definition of an accessory apartment to include both detached and attached units and also clarify current wording and punctuation. Presently the Bylaw only allows for fully detached accessory units.*

By: Planning Board voted to pass over

**Article 27. MOTION:** I move that the Town vote to accept Sections 3 to 7, inclusive, of Chapter 44B of the General Laws, otherwise known as the Massachusetts Community Preservation Act, by approving a surcharge on real property for the purposes permitted by said Act, including the acquisition, creation and preservation of open space, the acquisition, preservation, rehabilitation and restoration of historic resources, the acquisition, creation, preservation, rehabilitation and restoration of land for recreational use, the acquisition, creation, preservation and support of community housing, and the rehabilitation and restoration of such open space and community housing that is acquired or created as provided under said Act; that the amount of such surcharge on real property shall be one percent (1%) of the annual real estate tax levy against real property commencing in fiscal year 2024 and that the Town hereby accepts the following exemption[s] from such surcharge permitted under Section 3(e) of said Act: (1) property owned and occupied as a domicile by any person who qualifies for low income housing or low or moderate income senior housing in the Town, as defined in Section 2 of said Act, (2) \$100,000 of the value of each taxable parcel of residential real property as defined in section 2A of said Chapter 59.

*Summary: Presentation and/or handout to be provided by the Parks & Recreation Commission at the registration table.*

By: Ali LeBlanc

**Article 28. MOTION:** I move that the Town vote to transfer the care, custody and control of a parcel of land located southeasterly of Main Street, shown as Parcel 3 on Assessors Plan 48, and as further described in the printed Warrant, from the Tax Title Custodian to the Board of Selectmen for purposes of disposal by sale, for no less than a minimum sales price of \$\_10,000\_ [and provided that said property shall be subject to a conservation restriction, such that it shall not be built upon].

*Summary: This 14+/- acres parcel of land was taken by the Town in 1939 by foreclosure in a tax lien case. The Town is looking to sell the parcel through the Request for Proposal (RFP) process. The Town has clear title and has an appraisal report of the property, valuing the land with a conservation restriction in place. Twenty percent of the land is wetlands. Map of the parcel provided at registration table.*

By: Seth

**Article 29 Citizen's Petition.**

*Summary: To be provided by the citizen at Town Meeting.*

By: Gerry Quam

**Article 30. MOTION:**

I move that the Town:

1. RAISE AND APPROPRIATE the sum of EIGHTEEN MILLION, SEVEN HUNDRED FIFTY EIGHT THOUSAND, FOUR HUNDRED SIXTEEN DOLLARS AND ZERO CENTS (\$18,758,416.00);
2. TRANSFER the sum of: EIGHTY-FIVE THOUSAND DOLLARS AND ZERO CENTS (\$85,000.00) from the **Ambulance Receipts Reserved for Appropriation** to be applied to the Fire Department budget; AND
3. TRANSFER the sum of TWO HUNDRED FIFTY THOUSAND DOLLARS AND ZERO CENTS (\$ 250,000.00) from available **Free Cash**;

to pay all Town debts and charges and to fix the compensation and salaries of all Town offices, all as shown in the Town Budget, so called, under the column "Proposed FY 2023 Budget" in the Report of the Finance Committee.

Thereby approving the Town Budget for Fiscal Year 2023 in the amount of:

**NINETEEN MILLION, NINETY-THREE THOUSAND, FOUR HUNDRED SIXTEEN DOLLARS AND ZERO CENTS (\$19,093,416.00).**

*Summary: Budget article that needs to be approved annually*

By: Eric Brose

**Approval of meeting minutes: 04.25.2022**

Seth asked for Mondis full name to be put in the minutes.

*Matt Mecum made a motion to approve the minutes from 04.25.2022 with the change addressed, Jamie Underwood seconded. Voted all in favor. Roll call vote: Matt: Yes, Jamie: Yes, and Seth: Yes.*

*At 6:30 PM, Jamie Underwood made a motion to adjourn, Matt Mecum seconded. Voted all in favor. Roll Call vote: Matt: Yes, Jamie: Yes, Seth: Yes*

Respectfully submitted,

Alison Mack, Assistant to the Board of Selectmen

**Meeting Materials**

Agenda  
Warrant  
Motions

On File in The Board of Selectmen's Office  
On File in The Board of Selectmen's Office  
On File in The Board of Selectmen's Office