

**Board of Selectmen's Meeting
August 1, 2016 – 7:00 PM
Sanford Hall, Town Hall
155 Village Street**

Present: Glenn Trindade, Chair; Maryjane White, Vice Chair; Richard D’Innocenzo, Clerk; Dennis Crowley, Member; and John Foresto, Member.

Absent:

Staff Present: Michael Boynton, Town Administrator; Allison Potter, Assistant Town Administrator; Mary Becotte, Communications Director; Allen Tingley, Police Chief; Courtney Riley, Director, Council on Aging; Carol Pratt, Finance Director.

Others Present: Mark Cerel, Chair, Community Preservation Committee.

At 7:00 PM Chairman Trindade called the meeting to order and led the Pledge of Allegiance.

Public Comments: None.

Appointment – Representative to GATRA, Courtney Riley:

There were no background materials.

Present: Courtney Riley, Director, Council on Aging.

This being her first meeting with the Board of Selectmen, Ms. Riley briefly reviewed her background and education, noting her most recent experience was in Walpole.

Selectman Foresto moved that the Board appoint Courtney Riley as the representative to the GATRA Advisory Board on behalf of the Town of Medway; Selectman D’Innocenzo seconded. No discussion. VOTE: 5-0-0.

Approval – Contract with Greater Attleboro-Taunton Regional Transit Authority (GATRA):

The Board reviewed a Contract.

Mr. Boynton reported that Town Counsel has reviewed the contract. It should be ready for signature and execution. Chairman Glenn stated that the name of the former Council on Aging Director is still in there as the responsible person. Mr. Boynton responded that it will be corrected.

Selectman Crowley expressed surprise that the figures were positive and not a deficit. Ms. Carol Pratt, Finance Director, responded that users of the service (riders) are donating more funds into the collection box so the overall numbers are much better than in years past.

Selectman Foresto moved that the Board authorize the Chairman to execute a contract with GATRA for transit services; Selectman D’Innocenzo seconded. No discussion. VOTE: 5-0-0.

Approval – Police Mutual Aid Agreement, Town of Holliston:

The Board reviewed the Agreement.

Present: Allen Tingley, Police Chief.

Chief Tingley stated that this agreement is very similar to an agreement approved recently with the Town of Franklin. It gives us the ability to enter Holliston on an as-needed basis when requested. Chairman Trindade clarified that, unless this type of agreement is in place, Medway officers have to stop at the town line when in pursuit. Mr. Boynton added that Medway is also part of the MetroWest Consortium. Chief Tingley reported that Town Counsel has reviewed the document and it is ready to move forward. He clarified that, because Holliston is not in Norfolk County, it is not included in the Consortium.

Selectman D’Innocenzo moved that the Board authorize the Chairman to execute an inter-municipal agreement with the Town of Holliston for Police mutual aid; Selectman White seconded. No discussion. VOTE: 5-0-0.

Update – Community Preservation Committee Matters:

There were no background materials.

Present: Mark Cerel, Chair, Community Preservation Committee.

Mr. Cerel stated that he asked for this meeting because the Community Preservation Committee (CPC) usually meets on the same night as the Selectmen and there is little opportunity to communicate. He emphasized that he is here as an individual, not necessarily to represent the committee on any particular initiative, but to provide information.

Mr. Cerel identified the CPC main mission is to protect historic resources, open space/recreation, and community resources. Looking at projects that are pending, we have the recreation improvements project that is moving into Phase 1 post-Annual Town Meeting, as well as the amphitheater project and ongoing efforts to create a trail system. Of particular concern is the Briggs property and the belief that we should acquire it.

Referring to the amphitheater, Mr. Cerel reported that CPC has authorized some modest amounts to fund preliminary plans. Ms. Tina Wright is the Open Space Committee representative to CPC. For various reasons, we have not taken it up in any detail.

Mr. Cerel reported that the proposed trail system needs to be ADA compliant. Brief discussion followed. Preliminary plans were generally to delineate boundaries and not necessarily project design. Selectman Crowley asked if any plans included access points. Mr. Cerel responded that he had concerns with access from the beginning because making it ADA compliant could be expensive, especially for the entire trail. Chairman Trindade asked if the number of parking spaces could be increased.

Mr. Cerel noted that the committee tries to meet regularly and keep track of proposed projects. Some things have been under discussion for some time. Historically, some projects can be problematic, especially when it requires the acquisition of structures. The Town needs to be cautious about being a property owner as it can become a legal hassle. The Thayer Homestead project has worked out well. Another potential project might be a property that formerly contained cubbyholes in which slaves could hide. Such a property would be ideal for something like the Historical Society, for example. The Town needs to be aware of properties that may become available and be prepared for such an occurrence.

The committee feels a high level of frustration that we have nothing concrete happening for affordable housing. The American Legion building used to be a school and is one of the last remaining wooden

school structures. Mr. Cerel stated that he believes it should be preserved, and then developed for affordable housing units, if possible. Discussion followed on income eligibility, ownership vs. rentals, who would serve as rental agent to collect rents, and possibly doing the renovation in-house instead of using a developer.

Selectman Crowley asked if there was any mechanism other than a Chapter 40B project to provide affordable housing. He cited an example of an income-eligible Medway family needing a new roof and whether CPC funds could be used to assist with that. Mr. Cerel responded that such a program could be created but an affordable housing restriction would have to be attached to the property, one that would last for ten or twenty years. Otherwise, the Anti-Aid law would be violated. Mr. Crowley asked if any program could be restricted to Medway residents.

General discussion followed on use of CPC funds for affordable housing needs. Selectman Crowley expressed concern that funds are available and not being allocated. Mr. Cerel noted that the Affordable Housing Trust has been to committee meetings numerous times. It is often one or two units at a time, but it is slow and steady progress. He cautioned that, once the CPC transfers money to the Affordable Housing Trust, the CPC no longer has any say in how those funds are actually used.

In conclusion, Mr. Cerel stated that any property acquired with CPA funds is to have a restriction, and the last 5 or 6 properties have no restrictions attached. He listed the properties. A Conservation Restriction could be an Agricultural Restriction, especially for those properties that are mostly wetland at this time. Those restrictions could move forward to Town Meeting. However, the Town or any agent of the Town cannot be the holder of any restriction. A separate entity would have to be created. There are also costs involved. Selectman Crowley asked Mr. Cerel to have the CPC prepare a list of recommendations on restrictions suggested. Not having the restrictions in place could affect eligibility for grants. Discussion followed.

The Board thanked Mr. Cerel for coming in.

Approval – One-Day Liquor License Requests:

The Board reviewed applications and Police Chief recommendations for the following events: (1) Noreen Sheridan – Thayer Homestead – August 14, 2016; (2) Randall Benoit – Thayer Homestead – August 20, 2016; (3) Medway Community Farm – August 20, 2016; (4) Suzanne Glover – Thayer Homestead – Sept. 9, 2016; and (5) Jayne Hosney – Thayer Homestead – September 25, 2016.

Selectman Foresto moved that the Board authorize one-day liquor licenses for Noreen Sheridan, Randall Benoit, Medway Community Farm, Suzanne Glover and Jayne Hosney for their events at the Thayer Homestead and Medway Community Farm on August 14, August 20, September 9 and September 25, 2016 respectively, subject to the Police Chief's recommendations and proof of appropriate insurance coverage; Selectman D'Innocenzo seconded. No discussion. VOTE: 5-0-0.

Action Items from Previous Meeting:

The Board reviewed the Action Items List.

Mr. Boynton reported that the Route 109 Project is under way. Workers started doing the drainage work as well as installing a new gas pipe in the Winthrop Street area where the road will be lowered by 18 inches. The Highway Superintendent will be retiring in the fall, but has agreed to stay on as a consultant to this project. Trees are coming down, but 106 new trees will be planted once the construction is complete. Selectman Crowley asked that some information be corrected for residents, specifically that Route 109 will not be reduced to a single lane before 9 AM, even though work will be going on. There was a misapprehension that no work would occur before 9 AM which was never indicated nor announced.

Mr. Boynton will be meeting next week with Mr. Holder, Department of Public Services, for an update.

Recreational Improvements – EPFRAC will be meeting on August 16 at 7 PM. The committee still needs to hear back from the Historical Commission, but all other groups have identified their participants. Mr. Boynton stated that the first part of the meeting will be with Gale Associates to finalize some items relative to the high school fields. Selectman D’Innocenzo is the Board’s representative to the committee. Selectman Crowley asked him to emphasize to the committee that the Selectmen would like the plans and specs identified and the project out to bid so that all materials can be ready for Annual Town Meeting in the spring. Otherwise, it gets pushed out until November. The Assistant Town Administrator and the Director of the Department of Public Services will serve as staff participants on the committee.

MS4 Permit Requirements will be discussed more fully in ES. The Task Force Meeting, joint with the Board of Selectmen, will take place on August 15.

Approval of Warrants:

The Board reviewed Warrant 17-6.

Selectman D’Innocenzo, Clerk, read aloud Warrant 17-6, dated 8/4/2016, as follows:

17-6	Town Expense	<u>\$1,771,836.65</u>
	TOTAL	\$1,771,836.65

Selectman Foresto moved that the Board approve the Warrant as read; Selectman White seconded. No discussion. VOTE: 5-0-0.

Approval of Minutes:

The Board reviewed draft minutes from April 4, 2016 and May 16, 2016.

Selectman Foresto moved that the Board approve the amended minutes of April 4, 2016, as presented; Selectman White seconded. No discussion. VOTE: 5-0-0.

Selectman Foresto moved that the Board approve the minutes of May 16, 2016, as presented; Selectman White seconded. No discussion. VOTE: 4-0-1 – Crowley abstained as he was absent.

Town Administrator’s Report:

At this time, Mr. Boynton stated that the Board needed to vote to authorize access for pipeline borings at 19 Populatic Street and 0 R Ryan Road which is Town-owned property. **Selectman Foresto offered the motion; Selectman White seconded. No discussion. VOTE: 5-0-0.**

Mr. Boynton reported that the budget was looking good at this point with state aid higher than expected, and thanked the legislative delegation for their hard work on the State Budget. Brief discussion followed. Regarding the FY16 Budget, the closeout process is underway.

Regarding the Coakley concession stand, Mr. Boynton reported that the Friends of Medway Athletics have submitted an RFP.

Mr. Boynton announced the next EPFRAAC meeting will be August 16 at 7 PM at the Senior Center. The group is still waiting for a representative from the Historical Commission.

Lastly, Mr. Boynton mentioned the municipal electricity aggregation update and a target date of August 24 for bids to supply electricity.

Selectmen's Reports:

Selectman Crowley asked if there was anything new on the walking trails. Chairman Trindade noted that there is a perfectly good trail but the best location is to run it through the Briggs property. As part of the Millstone project on the north side, trail access was part of their approval. Those meetings are just beginning. They hope to have something finalized in time for Fall Town Meeting.

Selectman Foresto thanked the Lions Club for sponsoring the Navy Band Concert. It was a great effort attended by a lot of people. At least 2,000 people were in attendance.

Executive Session:

At 8:20 PM Selectman Foresto moved that the Board enter Executive Session under Exemption 6: To consider the purchase, exchange, taking, lease, or value of real property if such discussion may have a detrimental effect on the negotiating position of the governmental body [187-191 Village St, Oakland St. property] & Exemption 3: To discuss strategy with respect to collective bargaining or litigation if an open meeting may have a detrimental effect on the government's bargaining or litigating position; [MS-4 Permit & Review/Vote on their release- 2015 Draft executive session minutes 3/16, 4/6, 5/4, 5/11, 7/6, 9/14, 11/2, 11/23, 12/7 & 12/21] with no intent to return to public session; Selectman D'Innocenzo seconded. No discussion. VOTE: 5-0-0 (Crowley, aye; D'Innocenzo, aye; Foresto, aye; Trindade, aye; White, aye).

Respectfully submitted,
Jeanette Galliardt
Night Board Secretary