



OFFICE OF THE
BOARD OF SELECTMEN
TOWN OF MAYNARD

MUNICIPAL BUILDING
195 MAIN STREET

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**Selectmen's
Meeting Minutes
Tuesday, March 3, 2015
Room 201, Town Hall
Time: 7:00 pm**

Present: Chair, Bill Cranshaw, Selectman Jason Kreil, Selectman David Gavin, Selectman Chris DiSilva, Selectman Tim Egan, Town Administrator Kevin Sweet, Assistant Town Administrator Andrew Scribner-MacLean and Administrative Assistant Becky Mosca.

(This public meeting was recorded).

Public Comments

There were no public comments

Acceptance of Minutes, February 17, 2015

A motion was made by Selectman Cranshaw to approve the minutes of February 17, 2015. Second by Selectman Gavin. Vote 4-0-1 (Kreil abstained). Motion approved.

List of Correspondences (mail to the Selectmen's Office for March 3, 2015).

- a) Monthly Report, Town Accountant for January 2015
- b) Notice from Town Clerk, January 2015
- c) Notice from the Assessors, 2/24/15 release of overlay accounts.
- d) Legal notice, Planning Board hearing, 3-10-15, 129 Acton Street
- e) Meeting notice, Finance Committee, 2-23-15
- f) Meeting notice, Zoning Board of Appeals, 2-23-15
- g) Meeting notice, Board of Health, 2-24-15
- h) Meeting notice, Planning Board, 2-24-15
- i) Meeting notice, Board of Assessors, 2-24-15
- j) Meeting notice, Lowell Regional Transit Authority, 2-26-15
- k) Meeting notice, Cultural Council, 2-26-15
- l) Meeting notice, School Committee, 2-26-15
- m) Meeting notice, Coolidge Re-Use Task Force, 2-24-15 & 2-28-15, 3-3-15
- n) Meeting notice, Economic Development Committee, 3-3-15
- o) Meeting notice, Maynard ConsCom, 3-3-15
- p) Meeting notice, Community Preservation Committee, 3-4-15

- q) Meeting notice, Sub-Committee BOS, 3-4-15
- r) Notice, Boys & Girls Club received grant 2-13-15
- s) Rescheduled Small Business Health Insurance, 3-26-15
- t) Notice, Maynard Retirement Board, nominated, Clifford Wilson
- u) Letter dated 2-26-15, Maynard Retirement Board, advised elections results.
- v) Letter/comments to Linda Hansen ARRT Rep. dated Feb 4, 2015
- w) MOA from Jon Witten, opinion as to the relationship between NBOD for 129 Parker Street and Maynard Zoning By-Laws

A motion was made by Selectman Cranshaw to accept the list of correspondences **A-W** as listed in the agenda. Second by Selectman Egan. Vote 5-0. Motion approved.

MHS Short Term Borrowing –

Town Administrator, Kevin Sweet gave Board a brief update on why Town needs to bond this money.

It is for the Maynard High School – we still need to do a final audit with MSBA.

A motion was made by Selectman Cranshaw

to approve the sale of a \$1,802,372 1.00 percent General Obligation Bond Anticipation Note (the “Note”) of the Town dated March 6, 2015, and payable March 4, 2016, to Eastern Bank at par and accrued interest, if any, plus a premium of \$10,592.84.

That in connection with the marketing and sale of the Note, the preparation and distribution of a Notice of Sale and Preliminary Official Statement dated February 19, 2015, and a final Official Statement dated February 25, 2015, each in such form as may be approved by the Town Treasurer, be and hereby are ratified, confirmed, approved and adopted.

That the Town Treasurer and the Board of Selectmen be, and hereby are, authorized to execute and deliver a significant events disclosure undertaking in compliance with SEC Rule 15c2-12 in such form as may be approved by bond counsel to the Town, which undertaking shall be incorporated by reference in the Note for the benefit of the holders of the Note from time to time.

That each member of the Board of Selectmen, the Town Clerk and the Town Treasurer be and hereby are authorized to take any and all such actions, and execute and deliver such certificates, receipts or other documents as may be determined by them, or any of them, to be necessary or convenient to carry into effect the provisions of the foregoing votes.

Second was made by Selectmen DiSilva. Vote 5-0. Motion approved.

NBOD Zoning Update with Bill Nemser, Town Planner

Bill Nemser commented that with the information from Ad-Hoc committee and others for uses. Planning Board is looking at available opinions and ways for each use and purpose. Bill discussed elements to be included in the NBOD for 129 Parker Street.

A survey to Planning Board members is going out for each member to fill out and get back to Bill with information. Bill is working this via a workshop. PB schedule is filled with projects at this time but does add as agenda item to all meetings to keep moving forward.

This is over the existing zoning allowed for additional uses.

- A variety of health care operations,
- Senior assisted living
- Green energy
- Flex zoning
- Small business start ups
- Research and Development (R &D)

ATM/STM Warrant Articles

A motion was made by Selectman Cranshaw to accept Control O (Community Preservation Fund Budget Fiscal Year 2016) as shown, as an article for Annual Town Meeting. Second by Selectman Gavin. Vote 5-0. Motion approved.

A motion was made by Selectman Cranshaw to accept Control S (Water Retained Earnings) as shown, as an article for the Special Town Meeting. Second by Selectman Gavin. Vote 5-0. Motion approved.

A motion was made by Selectman Cranshaw to accept Control U (Sewer Retained Earnings) as shown, as an article for the Special Town Meeting. Second by Selectman Egan. Vote 5-0. Motion approved.

Sel. Cranshaw reported that the Planning Board hearing on the Board of Selectmen's zoning article about brewery uses in the central business district was continued until March 10. The proponent is considering an option to locate in the Mill (where use is currently allowed). Sel. Cranshaw requested authorization to withdraw article and request that hearing be closed should the proponent locate in the Mill.

A motion was made by Selectman Gavin to authorize the Chair to withdraw the article should it no longer be necessary. Second by Selectman Cranshaw. Vote 5-0. Motion approved.

FY16 Budget Update

Town Administrator, Kevin Sweet

- Governor Bakers' Budget to be released on March 4, 2015. Chair asked question if we should do anything with it or wait until the house numbers. TA recommended adjusting budget projections only if Governor's budget has lower state aid for Maynard.
- Assabet Valley Regional High School lowered their final budget.
- We received a verbal notice from MIIA regarding "Health Insurance" 9.98% that is more than what we planned in our budget. The reasons for increased caused by the older age for children to be on parent health insurance until the age of 26, and a few health issues on our plan.

129 Acton Street Comments

The Board discussed comments to be provided at the March 10th Planning Board hearing. The consensus was to (1) have a development agreement in place before town meeting, (2) require two affordable housing units, per the Community Development Principles, and (3) follow the Town's Complete Street policy and require pedestrian and bicycle accommodation along Acton Street or by the rail trail.

Economic Development updates

Town Administrator, Kevin Sweet commented on the following;

- The EDC requests the BOS to encumber \$20,000.00 for the development of a community-marketing program. (Startup funding). The EDC Marketing sub-group will finalize a scope of work but it is intended to complement the recommendations from the FinePoint and Metro-Create presentations in 2014. Scope of work (RFQ) scope will include a plan for a model and plan. EDC will approve before it goes public. BOS requested this request back in writing.
- EDC is also requesting future spending from the Downtown enhancement fund. (Community initiatives like way finding, streetscapes, grants, and loans.
- EDC is evaluating the Town's Alcohol policy and expects to provide feedback by the 4/7 BOS meeting. Questions around section 17 and 22 being discussed.
- We meet with Saracen last week, we had a good (2) hour meeting cannot go into details but after the auction more information will be out for the public. Auction date March 26 2015
- Gruber Bros. Furniture looking to sell building.

Town Administrator Report.

- DEP meeting scheduled for April 28 from 5pm to 7pm, due to flooding issues on Hayes Street.
- Chief Stowers and I meet with group in Concord for the CMERA meeting; ALS/BLS rate increase (May1, 2015) this will need BOS approval.
- MBA meeting, parking occurred which focused on parking stickers for employees working in the downtown at designated parking and metered parking? MBA working on survey of parking in area.
- COA Director is currently not working due to an on the job injury.
- Nomination papers pulled via the Town Clerk's office; BOS – 3, Mod – 1, SC – 3 and 1 Library Trustee.
- MIIA, health Insurance has verbally announced our rate for FY16 and it is substantial increase at 9.98%

Chair Report

- Sub. BOS Committee meeting scheduled for March 4th and March 10th
- Winter St- MassDOT comments, agreed to downsize to 10 spots but if we to put this in writing and say if the need arises we will put back to 20 spots.
- Question for TA, are you working on a list of contracts for the Board.
- Meeting with 129 Parker Street this past week, and discussed the Development Agreement and other findings per Attorney Witten's letter.. They have requested to come before the Board on March 17, 2015.

New/Old Business:**Selectman Egan:**

- CPC has made their final decisions on applications for 2015 monies, 1) memorial park, 2) Rail Trail, 3) Coolidge re-use survey, 4) Town Hall re-do main hallway, 5) Fowler & Green Meadow School playground

Selectman DiSilva:

- Any updates from our Liquor Licenses holders on opening back up. Monsoon commented still looking for Chef, Carron Group commented working to sell
- Commented on the job DPW did with intersections. (Good job) Next, will they be working on the sidewalks downtown – tuff to get to and from cars.

Selectman Gavin:

- Commented; 129 Parker Street is plowed.
- Email from downtown business that wants a carry in License. Will we be hearing from them? TA said it would be scheduled soon.
- Handicap access is still very difficult with the snow.

Selectman Kreil:

- Asked TA if he could get a copy of the CPA
- Comments via email – (Can snow be moved into the skate park at Green Meadow so they could have more parking spots back?)
- Any information back on the SNOW funding? TA, yes we need to add more than 2 days of bills, we can now add up to 14 days of billings
- MMA – Green Communities curbside trash pick-up had a grant available, can someone from Town Hall reach out to them on this.

Executive Session

A motion to convene an executive session was made by Selectman Gavin and duly seconded by Selectman DiSilva. The purpose of the meeting is the approval of executive session to consider the purchase, exchange, lease or value of real property.

Roll call:

Gavin	Yea
Egan	Yea
DiSilva	Yea
Cranshaw	Yea
Kreil	Yea

After the Executive Session, the meeting will not reconvene.

A motion to adjourn the meeting was made by Selectman Gavin. Second by Selectman DiSilva. Vote 5-0. Motion approved.

Time: 9:45 pm

Approved: _____

Date:

Initials: BJM



Selectman, Jason Kreil, Clerk