

IN BOARD OF SUDBURY SELECTMEN
TUESDAY, MAY 17, 2016

Present: Chairman Patricia A. Brown, Vice-Chairman Susan N. Iuliano, Selectman Charles C. Woodard, Selectman Robert C. Haarde, Selectman Leonard A. Simon, and Town Manager Melissa Rodrigues

The statutory requirements as to notice having been complied with, the meeting was convened at 7:30 p.m. in the Sudbury Police Station Training Room.

Opening Remarks

At 7:30 p.m., Chairman Brown opened the meeting.

Reports from the Town Manager

Town Manager Rodrigues stated today is the Special Town Election and the polls are open until 8:00 p.m. She noted the Town's Street Sweeping program is underway and streets to be done on May 18 and May 19, 2016 are listed on the Town website. Town Manager Rodrigues encouraged residents to make sure cars are not parked along the side of roads being cleaned. She also announced the Town's Memorial Day Parade will begin at 9:30 a.m. at the Rugged Bear Plaza on May 30, 2016. Town Manager Rodrigues also encouraged residents to attend the Meadow Walk Sudbury Town Forum on May 25, 2016 at 6:30 p.m. at Town Hall, and the Special Town Meeting on June 13, 2016 regarding this project

Reports from the Board of Selectmen

There were no reports provided by the Selectmen.

Citizen's Comments

At 7:32 p.m., Chairman Brown announced no citizens have requested comment time tonight.

Budget Strategy Task Force Mission Statement

Present: Finance Committee Chairman Susan Berry

At 7:45 p.m., Chairman Brown opened a discussion regarding the Budget Strategy Task Force Mission Statement, and she welcomed Finance Committee Chairman Susan Berry to the Meeting. The Board was previously in receipt of copies of the Budget Strategy Task Force Mission Statement.

Chairman Berry stated the Finance Committee met recently to assess the first year's effectiveness of the Budget Strategy Task Force, and it voted unanimously to recommend the Task Force's term be extended for another year. She explained it is thought better work could be done in the coming year regarding cost sharing options amongst the three cost centers. Chairman Berry stated it was thought the Task Force was helpful this year in exploring allocation options and how other regional districts handle this. She also stated starting meetings last summer and fall helped in closing the gap in the budget quicker with collective input from the three cost centers. Chairman Berry also recognized the work Town Manager Rodrigues did to help facilitate the process.

Chairman Berry stated the Finance Committee discussed possible areas for the Task Force to work on in the coming year, including comparing staffing increases versus populations served and how to effectively compare this across cost centers, out-of-district tuition and transportation costs and how it is handled elsewhere, and whether it is possible to consolidate rolling stock and/or services for the three cost centers.

Selectman Woodard stated the Task Force served as a launching pad for new approaches and options regarding increases to the budget, and it provided a good forum for shared discussions. He commended Chairman Berry for her work in guiding the process this year.

Vice-Chairman Iuliano stated she believes it is important to build on the ideas and work generated into a second year.

Selectman Simon asked if there was a sunset clause in the Mission Statement. Selectman Woodard stated they usually all have one-year terms.

Selectman Simon read aloud the member composition of the Committee, and he asked Chairman Berry if representation had been appropriate. Chairman Berry stated the composition of the Committee had worked well, and, at times, Financial Directors from the cost centers also attended.

Selectman Woodard suggested, and the Board concurred, to ask the cost centers who their representatives will be for the second year, and then the Board could vote them as part of an extension vote at the Board's June 7, 2016 Meeting.

Board of Selectmen FY17 Goals – Discussion and Potential Vote

At 8:17 p.m., Chairman Brown took this agenda item out of order, and she opened a discussion regarding the Board's goals. The Board was previously in receipt of copies of a spreadsheet listing the "FY14 Goals as Voted by the Board of Selectmen."

Chairman Brown stated that, as part of the Town Manager evaluation process, it is important for the Board to establish its goals.

Vice-Chairman Iuliano asked if the Board should consider setting short-term and long-term goals. She also asked if the goals should include work the Board also needs to do this year. Chairman Brown and Selectman Simon opined that the latter group could be considered as ongoing tasks.

Vice-Chairman Iuliano stated she would like to see improving communications as a goal to focus on. Chairman Brown stated she hopes this can include some measurable goals (such as creating the Facebook page, which was done) along with the conceptual goal.

Selectman Haarde stated he too would like to see a goal enhancing the Town's communications. He referred to the FY14 Goals list, and he read aloud each goal to be assessed by the Board. The consensus of the Board was that #1, #3a, #3b, #4, #5b, and #7 on the FY14 goals have been accomplished. Selectmen Woodard and Haarde stated #3b regarding the Old Police station has become an ongoing task rather than a goal. The Board also thought # 2 has become an ongoing task.

Selectman Woodard stated, and the Board concurred, the Town needs to establish a plan to deal with the OPEB liability, and #5b should remain as a goal.

Town Manager Rodrigues stated the Town just completed an appraisal with Framingham regarding the CSX portion of the rail trail. Selectman Simon stated this work is still ongoing, and it should remain as a goal.

Selectman Simon suggested the #8 goal regarding the Bruce Freeman Rail Trail should be updated. Selectman Woodard stated it should remain as a goal to keep the momentum going for the project.

Chairman Brown stated public outreach is needed from the contractor, and the meetings which were to happen should occur. Selectman Simon stated the meetings should be scheduled sooner rather than later. Town Manager Rodrigues stated the Town's planning consultant Michelle Ciccolo believes a Town Forum should be coordinated to reach out to residents and commercial businesses.

Chairman Brown stated she attended a recent Conservation Commission Meeting where she got the impression it would like to be involved with, and have access to, engineering meetings and discussions to advance the plan, but not as interested in attending highly emotional meetings. It was noted VHB is aware the Conservation Commission would like to hear from them. Chairman Brown emphasized the public prefers to have the opportunity for input before reports are generated.

Selectman Simon stated the #9 goal related to Minuteman should be revised to reflect a new goal to determine which vocational program is the most appropriate for Sudbury and to possibly develop an Inter-Municipal Agreement. He stated the new committee working on this transition is working on finalizing its members. In response to a question from Chairman Brown, Selectman Simon stated he has not heard of anyone interested in the Committee's at-large positions, and he encouraged anyone who is interested to submit an application to the Town Manager's Office.

Regarding #10, Selectman Woodard stated the goal should remain on the list, and the Board should take the lead to get the sewer project discussions going again. Vice-Chairman Iuliano suggested possibly #10 and #14 could be combined.

Chairman Brown suggested the Board might want to discuss how many goals can realistically be worked on at the same time.

It was noted #11 regarding the Fairbank Community Center should remain as a goal. Chairman Brown stated the Fairbank Study Group has accomplished a lot, especially in recent months. However, Chairman Brown believes the Board needs to become more involved regarding what is done with the Sudbury Public Schools' (SPS) Administration. Selectman Simon suggested scheduling a joint meeting with SPS to help advance this discussion.

Regarding the #12 and #13 and #15 goals, Town Manager Rodrigues stated she would like to work on establishing a goal this year for a Master Plan for Parks and Recreation. Vice-Chairman Iuliano suggested the Melone Property could be part of this, but she also believes Melone should have a second separate goal to establish what is done there, since it has not been determined that it should be used for Park and Recreation purposes. Regarding #13, Selectman Haarde stated both Lincoln and Sudbury now know they both can contact the High School for field space availability, noting a fee might be charged. Vice-Chairman Iuliano stated she believes some people have questions about how this works and there is interest in establishing a revised agreement. Selectman Woodard noted Sudbury contributed funding to the High School field, and thus, it should have priority for use over Lincoln. Selectman Haarde stated that, if the High School Field is available and not requested by Sudbury, Lincoln can use it for free. Town Manager Rodrigues stated she will discuss with Superintendent Wong whether the L-S fields should be part of the Park and Recreation Master Plan work.

It was noted goal #16 regarding the Mass Central Rail Trail needs further guidance.

Vice-Chairman Iuliano suggested, and the Board concurred, that lead staff and Selectmen liaisons should be assigned after the list has been finalized. She also asked how ongoing major projects, such as National Development, Sudbury Station LLC, and Eversource should be incorporated into the goals.

Chairman Brown suggested adding a goal focused on reaching a workable solution regarding the three Chapter 40B applications. She and Selectman Haarde also stated the Eversource project should be reflected in the goals.

Chairman Brown also suggested housekeeping items, such as the Town Manager Evaluation should be a goal. She also suggested adding a goal to revise the Town's Master Plan. Selectman Haarde agreed, noting the revision is overdue by five years, since it is supposed to be revised every ten years. He also stated it is a project which takes at least a year to complete. Chairman Brown stated this project would take time, it is not an easy undertaking, and it usually involves working with a consultant. Chairman Brown and Vice-Chairman Iuliano stated it is also a huge undertaking for community participation.

Chairman Brown stated she would also like to establish a goal to review financial planning and budget policies. Selectman Simon asked if it is intended to review all policies or just those that are capital-related. Chairman Brown stated there has been a lot of ongoing discussion regarding why there are 14 capital articles for a Special Town Election and why they are not budgeted. She has heard these types of requests used to be in the budget at one time, but over time, it became easier to approach the public with the current system.

Selectman Simon stated that, perhaps the goal should focus on capital budget planning going forward to discuss with the Finance Committee whether these items should be part of the budget instead of asking the residents to vote for each and every piece of equipment. He stated residents would need to understand that an ongoing process needs to be adopted to protect the Town's assets.

Selectman Woodard stated the Town has a Capital Committee and a Capital Plan. He emphasized the only way to cover these items in the budget is to present an expensive tax override to the public to increase taxes. However, Selectman Woodard fears that once the funds are in the budget they would be used for other purposes, such as settling labor contracts, and it could have a very negative impact on the operating budget. He cautioned that, sometimes the easy solution can be a dangerous one. The consensus of the Board seemed to be that there is a need to discuss often with the community the three and five-year capital plans, so residents are aware of what projects are in queue.

Vice-Chairman Iuliano stated the Town has a very detailed capital plan, and it has been thinking long-term for quite some time. However, she stated the remaining question is always how the plan is funded.

Selectman Simon stated the Town will have a sense from today's Election results what the public preference is, and he suggested the Board should discuss this in the future when the Election information is available.

Selectman Haarde stated some people think the Town can just take the requested 14 items and add them to the budget. He emphasized that, with either system, there is either going to be a huge override request, or the voters will be asked to fund several separate requests. Selectman Haarde stated he prefers the latter system which he believes allows the Town to keep to a budget which is sustainable and it allows voters to decide what they wish to fund.

Selectman Woodard stated the Capital Committee's mission is to bring recommendations and a proposal to the Board, and perhaps that can be the basis for a future discussion

Vice-Chairman Iuliano stated she would like to add a goal to work with Lincoln to analyze, for the long-term, whether a new agreement is needed regarding the High School.

Selectman Haarde stated he supports having a communications-oriented goal, focusing on improving the Town's political climate and enhancing more positive discourse.

Selectman Simon stated he would like to add a goal to work on the Town's Chapter 40B applications in a manner which will bring Sudbury to a safe-harbor position to possibly 2030. Selectman Haarde questioned whether inclusionary zoning should be considered in the future to be sure the Town stays above its 10% affordable housing quota.

Chairman Brown stated she also thinks random projects, such as the Loring Parsonage, the Wayside Inn Conservation Restriction and renovation of Town Hall should be considered as goals.

Selectman Simon stated Town Hall and other buildings do need attention. He emphasized capital projects were ignored for years, and the Town needs a long-term solution to attend to items in a prioritized sequence.

Town Manager Rodrigues asked if the Board wished to hear the unofficial Special Town Election results, and it did. She read aloud the number of votes for and against each of the 14 articles. Selectman Simon stated it appears as if only 4 out of 14 articles passed. He stated he is disappointed with the results, and the Town will need to solve how these needs are met, if Sudbury is to maintain its high-ranking position in the State. The Board questioned whether voters would have supported one request for an override around \$2 million. Selectman Simon stated many of the Board goals discussed tonight are expensive projects, and he believes today's Election results are a wake-up call for how the Town maintains its capital assets.

Town Manager Rodrigues stated she would revise and update the Board's goals based on tonight's discussion for review again by the Board at the June 7, 2016 Meeting. Chairman Brown stated that, when the list of goals is reviewed again, she hopes the Board will be able to prioritize the goals and identify ones which are quantifiable, along with what the next steps should be.

Sudbury Station LLC Comprehensive Permit –Comment Letter to be Sent to the ZBA and Next Steps
Present: Attorney Jonathan Silverstein

At 9:30 p.m., Chairman Brown resumed the Meeting after a brief recess, and she took this agenda item out of order. She opened a discussion regarding next steps regarding the Sudbury Station LLC Comprehensive Permit application, and she welcomed Attorney Jonathan Silverstein to the Meeting. Chairman Brown explained the Town has hired Mr. Silverstein to represent Sudbury regarding the Sudbury Station proposed development.

Mr. Silverstein stated he is with Kopelman & Paige, and he has been an attorney for over 20 years, specializing in land use cases. He also noted he has worked with Town Manager Rodrigues before. Mr. Silverstein stated he attended the last Zoning Board of Appeals (ZBA) Meeting and a site walk, and he believes he has a good understanding of the issues. He further stated he wanted this opportunity to introduce himself to the Board.

Chairman Brown asked what the next steps are for Sudbury regarding the Sudbury Station LLC Comprehensive Permit application. Mr. Silverstein stated he has a sense of the concerns, including the primary concern of size, density and massing, along with the interaction of the development with the surrounding historic and cemetery landscapes. He explained peer reviewers have been hired and it will be helpful to hear their comments. Mr. Silverstein also stated traffic is a concern and the ZBA has hired a peer reviewer, who has been asked to review sight lines and distances for a second time. He explained the ZBA has a procedure to follow to go about its review and a deadline by which to render its decision.

Chairman Brown stated there are a lot of citizens actively involved in opposing this project, and she stated their questions should be directed to Town Manager Rodrigues, who will then schedule Mr. Silverstein's time. Mr. Silverstein stated this approach seems appropriate, since he would be unable to advise citizens, due to privilege issues.

Selectman Woodard asked if there is any basis for extending the deadline for the decision because of the timing and quality of the information submitted. Mr. Silverstein stated there is a process, which he explained, but he stated it is best to avoid having to get to that point.

Selectman Simon asked which party would want to extend the deadline. Mr. Silverstein stated it often benefits both parties to ensure that an informed decision has been made. Selectman Simon asked if the ZBA is on track to meet the decision deadline. Mr. Silverstein stated Town staff did an excellent job mapping out the timeline of issues needing to be covered. He stated there is not much room for delays.

Vice-Chairman Iuliano stated she appreciated Mr. Silverstein stating that the ZBA is doing a great job. She emphasized the Town has hired Mr. Silverstein in order to enhance its representation, and not because of any doubt in the ZBA's ability to do its job. Vice-Chairman Iuliano stated there are a variety of ways to try to reduce the impacts of the development, and she hopes Attorney Silverstein can play a role in this. She stated the visual and historic impact will be discussed at the ZBA June 20, 2016 Meeting. Vice-Chairman Iuliano highlighted for Mr. Silverstein that this is at the heart of many citizens' concerns, and the views from the historic Town Center and the Cemetery are especially important.

Selectman Simon requested an Executive Session be scheduled where other issues could be discussed appropriately.

Chairman Brown stated there are citizens who are concerned and who might feel as though they do not know what is happening. She asked how the Town could best inform them without jeopardizing its position or the legal processes. Mr. Silverstein stated the ZBA Public Hearing process is the best way to be informed, and he noted peer review comments are posted online. He further stated he is researching some of the issues with the application submission and ways to minimize impacts to present to the ZBA, but he is not comfortable making this research public at this time. Mr. Silverstein stated he and Town Manager Rodrigues met with a representative of a citizen's group, and he informed them as best as he could without divulging confidential information.

In response to a question from Vice-Chairman Iuliano, Mr. Silverstein stated he believes he has a good sense of the Town's priorities. Vice-Chairman Iuliano noted Mr. Silverstein will attend the May 23, 2016 ZBA Meeting, and she noted it would be helpful to clarify assumptions which people have regarding the amount of clearing needed. Mr. Silverstein stated there has been some discussion regarding the possible need for a retaining wall, which could be approximately 20 feet tall.

Selectman Simon stated a 20-foot wall is an exceptionally tall obstruction to the current views. He asked if there is anything else the Selectmen could communicate to the ZBA to help the process and final outcome. Mr. Silverstein stated he believes the ZBA is aware of the Town's position, and although he cannot see a reason to not communicate with the ZBA, he also cannot see where anything communicated would alter the process as it proceeds. Selectman Simon asked Mr. Silverstein to tell the ZBA on May 23rd that the Board wishes to restate that its current position is consistent with its former position, which expressed its multiple concerns regarding the project.

Selectman Haarde asked what the best strategy is to pursue to stop this project. Mr. Silverstein stated that, if a town does not have a safe harbor status, it is extremely difficult to defend and justify an outright denial of

a Comprehensive Permit. He explained there would need to be a local concern strong enough to convince the Department of Housing and Community Development (DHCD) that it outweighs the need for affordable housing. Mr. Silverstein stated much of the final outcome will “rise or fall” on the strength of peer review comments that raise issues of local concern. He stated the “cards are stacked against” the Town. Mr. Silverstein stated there are really two tracks to pursue, an outright denial or imposing conditions to reduce density, which might result in the developer having to show that the reduction would render the project uneconomic.

Selectman Woodard asked if a statement by a developer that they must have a certain number of units to be profitable is subject to review and challenge. Mr. Silverstein stated there is such a process.

Selectman Simon highlighted that, in Sudbury’s case, the Town has multiple projects under review to achieve its affordable housing goals, and he asked if this factor is taken into consideration. Mr. Silverstein stated this would not impact the economics of the project, but it could be argued that the regional need for low-income housing should be viewed in light of these other projects. However, he also noted the regulations are written to assess the need as of the date of the application.

At 10:10 p.m., Chairman Brown thanked Mr. Silverstein for coming tonight, noting he was not retained because the Board questions the work done by the ZBA.

2016 Special Town Meeting – Accept Articles and Refer Zoning Articles

At 7: 32 p.m., Chairman Brown took this agenda item out of order, and she opened a discussion regarding accepting the June 13, 2016 Special Town Meeting (STM) articles and to refer the relevant zoning articles to “Amend Article IX, the Zoning Bylaw, Section 4700, Mixed-Use Overlay District Bylaw and Zoning Map Amendment” and “to approve the Master Development Plan submitted by BPR Sudbury LLC c/o National Development, for a mixed-use redevelopment plan” to the Planning Board. The Board was previously in receipt of copies of a memorandum from Director of Planning and Community Development Jody Kablack dated May 9, 2016 and accompanying zoning article and map for the June 13, 2016 Special Town Meeting.

Town Manager Rodrigues stated Director of Planning and Community Development Jody Kablack will provide a presentation regarding the articles to the Board at its June 7, 2016 Meeting.

Selectman Woodard asked if the Board will take positions on the articles on June 7, 2016, and it was noted it would.

Vice-Chairman Iuliano stated it needs to be coordinated as to who will make the presentations at the STM, since the Planning Board is handling zoning-related articles and the Board is presenting the Development Agreement.

In response to a question from Selectman Haarde regarding 35,000 square feet referenced in Article 2, Vice-Chairman Iuliano stated this figure does not include the grocery store because it is already an allowable use.

Selectman Haarde read aloud the titles of the six articles on the Warrant as the Board reviewed them for acceptance.

Town Manager Rodrigues explained the Town Clerk requested a revision to make the language of Article 4 more flexible regarding timing.

It was on motion unanimously

VOTED: To accept the Special Town Meeting articles submitted by Monday, May 9, 2016 and to refer zoning article “Amend Article IX, the Zoning By-law, Section 4700, Mixed-Use Overlay District By-law and Zoning Map Amendment,” and the article “to approve the Master Development Plan submitted by BPR Sudbury LLC, c/o National Development, for a mixed-use redevelopment plan” to the Planning Board.

2016 Special Town Meeting Warrant – Vote and Sign

At 7: 39 p.m., Chairman Brown took this agenda item out of order, and she opened a discussion regarding voting and signing the Special Town Meeting Warrant to be held Monday, June 13, 2016, and must be delivered to residents by Saturday, May 28, 2016. The Board was previously in receipt of copies of the “Town of Sudbury Massachusetts Official Warrant Special Town Meeting Monday, June 13, 2016 7:30 p.m. Lincoln-Sudbury Regional High School Auditorium,” and a revised Warrant was also distributed tonight.

Town Manager Rodrigues stated National Development is paying all costs associated with the Special Town Meeting. Selectman Simon stated this information should be shared with residents.

It was on motion unanimously

VOTED: To vote and sign the Special Town Meeting Warrant to be held Monday, June 13, 2016, and must be delivered to residents by Saturday, May 28, 2016.

Former Police Station – Request for Proposals – Review and Possible Vote

Present: Facilities Director Jim Kelly

At 7: 59 p.m., Chairman Brown took this agenda item out of order, and she opened a discussion regarding review of the Requests for Proposals (RFPs) for the former Police Station on Boston Post Road, and she welcomed Facilities Director Jim Kelly to the Meeting. The Board was previously in receipt of copies of a draft “Town of Sudbury Request for Proposals for the Disposition of Real Property (old Police Station) at 415 Boston Post Road Parcel ID: K08-0006 Sudbury, MA 01776.” In addition, copies of a revised draft RFP were distributed tonight.

Town Manager Rodrigues mentioned there are some incorrect dates entered as placeholders in the revised RFP, which will be updated when the correct dates become available.

Mr. Kelly stated he has never sold a commercial building before, but he has consulted with real estate professionals and he met with the Planning Board, which had helpful suggestions. He summarized the RFP bid process. Mr. Kelly noted that RFP responses would be evaluated, but not necessarily chosen on the highest price offered.

Town Manager Rodrigues stated the RFP language was drafted to balance soliciting proposals for the highest and best use and for the most amount of money the Town can get.

Mr. Kelly highlighted the RFP is also written with language to facilitate a quick transaction versus providing a lot of time for developers to pursue permitting processes.

Selectman Woodard asked if the RFP allows for the Town to accept a proposal subject to receipt of permits by a certain date. Town Manager Rodrigues stated it is written in a manner which does not disallow this.

Selectman Woodard asked if the Town has to accept the highest offer it receives. Town Manager Rodrigues stated it does not have to accept any offers, if it so wishes. She noted the RFP includes a minimum offer price. In response to a question from Selectman Haarde regarding putting the building on the market, Town Manager Rodrigues explained there is a process for evaluating the RFP proposals received and for how a municipality must sell a building.

Selectman Simon asked if there would be a deed restriction on the property. Town Manager Rodrigues stated there is not, but a new owner would need to comply with current zoning. She stated "time is money" because it costs the Town money to hold the property. Selectman Woodard concurred, and he noted several benefits to the Town as a result of a sale.

Chairman Brown asked what the anticipated timeline is. Town Manager Rodrigues stated there is about a month needed for advertising, approximately two to three weeks to evaluate responses and 60 days to close.

Mr. Kelly summarized the revisions made to the RFP version distributed tonight, including bid deposit amounts recommended by Town Counsel, and timing after the bid is awarded for a 60-day closing.

Town Manager Rodrigues stated a real estate attorney will be consulted by the Town as part of this process.

Mr. Kelly stated he believes the minimum offer price is a good idea to include. He also stated he has received several inquiries regarding the property.

Selectman Woodard stated the appraisal of \$750,000 has been discussed publicly, and it is a great location. Mr. Kelly agreed that the location is good, and he noted the zoning bylaw will dictate its use.

Selectman Simon asked if this is commercially zoned. Mr. Kelly stated it is, with the exception of an approximate 5,000 square-foot section which is residentially zoned.

Selectman Simon asked if the property could be tied into another commercial entity nearby. Town Manager Rodrigues stated she has had inquiries from neighboring businesses. She also stated she and Mr. Kelly will likely bring a recommendation back to the Board after evaluations of RFPs received are completed.

Selectman Simon stated the process seems to be moving in the direction the Board wanted, which allows for control by the Town.

Vocational Education Options Committee – Disband and Archive

At 7: 40 p.m., Chairman Brown took this agenda item out of order, and she opened a discussion regarding voting to disband and archive the Vocational Education Options Committee. The Board was previously in receipt of copies of the Committee's Mission Statement Voted to establish July 22, 2014 by the Sudbury Board of Selectmen Amended May 26, 2015 and a list of its members.

It was clarified this agenda item refers to the older Committee and not to the new committee which is now being formed to make recommendations regarding the Town's transition from Minuteman to another vocational school for the fall of 2017.

It was on motion unanimously

VOTED: To disband and archive the Vocational Education Options Committee, and to thank the members for their excellent work in generating, evaluating and reporting on the best options for the Town of Sudbury is selecting a vocational school for its students.

Loring Parsonage – Grant Use of Harry Rice Museum Fund

Present: Sudbury Finance Director/Treasurer and Rice Trustee Dennis Keohane

At 7: 41 p.m., Chairman Brown took this agenda item out of order, and she opened a discussion regarding granting authorization for the use of the Harry Rice Museum Fund towards the cost of the renovation/repurposing of the Loring Parsonage to be used as a Sudbury History Museum under the direction of the Permanent Building Committee; said authorization includes award of contracts by the Town Manager to effect such use. She also welcomed Sudbury Finance Director/Treasurer and Rice Trustee Dennis Keohane to the Meeting. The Board was previously in receipt of copies of an explanation regarding funding and the Commonwealth of Massachusetts Probate Court order allowing use of the funds for the proposed project. In addition, copies of a memorandum from Town Manager Rodrigues regarding the Rice Trust were distributed tonight.

Chairman Brown summarized that the Probate Court has stated the proposal is an appropriate use for the Trust funds.

Mr. Keohane stated he has no objection to the proposal, and the Town is legally able to use the Trust funds. Town Manager Rodrigues stated the Trust has approximately \$170,000.

In response to questions from Selectman Simon, Town Manager Rodrigues stated there is another Trust (Wood-Davison) which has a similar request pending currently with the Attorney General's Office.

Selectman Simon stated he has been impressed with what the Sudbury Historical Society has accomplished in a relatively short time. He stated the project is well on its way with the Trust funds and with the State grant received.

Selectman Haarde praised the Sudbury Historical Society also for their work to bring this project to fruition to fulfill Harry Rice's wishes for the Town to have a museum.

It was on motion unanimously

VOTED: As Trustees of the Harry Rice Museum Fund, to grant authorization for the use of the Harry Rice Museum Fund for the use of said fund toward the cost of the renovation/repurposing of the Loring Parsonage to be used as a Sudbury History Museum under the direction of the Permanent Building Committee; said authorization includes award of contracts by the Town Manager to effect such use.

Citizens' Comments – Continuation

Chairman Brown announced no citizens had requested time for comments tonight.

Future Board of Selectmen Agenda Items - Discussion

At 9:15 p.m., Chairman Brown returned to the meeting after recusing herself from agenda item #19, and she took this agenda item out of order, and she opened a discussion regarding future agenda items.

It was noted the Coolidge development will be added to the June 7, 2016 Meeting agenda for a presentation, as well as preparation for the June 13, 2016 Special Town Meeting and taking position on articles, and the dog hearing. Selectman Haarde stated he will be absent on June 7, 2016.

Selectman Woodard stated extending the terms for the Strategic Financial Planning Committee for Capital Funding should be on the June 14, 2016 agenda. Chairman Brown stated the Board appointments and liaison assignments also need to be done.

It was noted Town Manager Rodrigues will try to coordinate a joint meeting with Sudbury Public Schools.

Reorganization of the Board – Discussion and When to Vote

At 9:18 p.m., Chairman Brown took this agenda item out of order, and she opened a discussion regarding the reorganization of the Board. She stated it has been an honor to Chair the Board, but it is a lot of work and she believes the position needs to be rotated. She also stated it is difficult to Chair when she needs to recuse herself from the Eversource issues. She thanked everyone for their patience.

Selectman Haarde made a motion to nominate Vice-Chairman Iuliano for Chairman, noting she has brought a collaborative approach to the Board which has been helpful this year, along with the addition of the new Town Manager. Selectman Simon seconded the motion, and he thanked Chairman Brown for guiding the Board in a difficult year, noting he thought she did a good job.

Chairman Brown asked Vice-Chairman Iuliano if she was willing to serve as Chair, and she responded affirmatively.

It was on motion unanimously

VOTED: To elect Vice-Chairman Susan Iuliano as Chairman of the Board of Selectmen.

Vice-Chairman Iuliano stated she hopes to advance the ability for the Board to work together in the coming year.

Selectman Simon made a motion to nominate Selectman Woodard for Vice-Chairman. Chairman Iuliano seconded the motion, noting the Board needs to find ways to spread out the work.

It was on motion unanimously

VOTED: To elect Selectman Chuck Woodard as Vice-Chairman of the Board of Selectmen.

At 9:24 p.m., Chairman Brown called a short recess from the Meeting for the Board to await the arrival of an attorney for agenda item # 6 regarding Sudbury Station LLC.

Special Permit – SMILE Mass. – “Run Into Summer”

At 9:09 p.m., Chairman Brown took the following consent agenda items out of order.

It was on motion unanimously

VOTED: To grant a Special Permit to the SMILE Mass. to hold the “Run Into Summer” on Wednesday, June 15, 2016 from 7:00 p.m. through approximately 8:30 p.m., subject to Police Department safety requirements, proof of insurance coverage and the assurance that any litter will be removed at the race’s conclusion.

Sudbury, Assabet and Concord Wild & Scenic River Stewardship Council – One-Day Wine & Malt License

It was on motion unanimously

VOTED: To grant a one-day Wine & Malt license to Sudbury, Assabet and Concord Wild & Scenic River Stewardship Council, to accommodate the Riverfest Weekend Kickoff Event on Friday, June 17, 2016 from 6:00 p.m. to 8:30 p.m. at Sudbury Valley Trustees’ Wolbach Farm, 327 Concord Road, subject to the use of a TIPS-trained bartender and a receipt of a Certificate of Liability.

Special Permit: AMVETS Post 79 – Amputee Veteran Motorcycle Ride

It was on motion unanimously

VOTED: To grant a Special Permit to AMVETS Post 79, to hold the Amputee Veteran Motorcycle Ride on Saturday, August 27, 2016, from 10:00 a.m. through approximately 5:00 p.m., subject to Police Department safety requirements, proof of insurance coverage and the assurance that any litter will be removed at the ride’s conclusion.

Minutes

Chairman Brown had provided a few edits correcting meeting dates noted on Page 5 and a typographical error on Page 8, and revised copies of the April 26, 2016 Meeting Minutes were distributed tonight.

Selectman Woodard suggested, and the Board concurred, that a revision be made to the first full sentence on page 7 of the minutes to delete the words following the word “motion” and to replace them with the following words “to designate the Park and Recreation Commission as Special Municipal Employees, and no motion was offered.”

It was on motion unanimously

VOTED: To approve the Regular Session Meeting Minutes of April 26, 2016, as amended.

Government Relations and Public Relations Services – Authorize Signing of Contract

Copies of a revised “Contract for Professional Services for Governmental Relations were distributed tonight. Chairman Brown recused herself from this agenda item, and Vice Chairman Iuliano read aloud the motion, which was seconded.

It was on motion

VOTED: To authorize the Town Manager to sign contract for Government Relations and Public Relations Services to O'Neill & Associates for a monthly retainer of \$12,500 for six (6) months.

There being no further business, the meeting adjourned at 10:11 p.m.

Attest: _____
Melissa Murphy-Rodrigues
Town Manager-Clerk

Documents & Exhibits

1. Open in regular session, and vote to immediately enter into Executive Session to discuss strategy with respect to litigation if an open meeting may have a detrimental effect on the litigating position of the public body and the chair so declares (Lieberman v. ZBA), Pursuant to General Laws chapter 30A, §21(a)(3).
2. Discuss strategy with respect to litigation if an open meeting may have a detrimental effect on the litigating position of the public body and the chair so declares (proposed Eversource transmission line), pursuant to General Laws chapter 30A, §21(a)(3).
3. Vote to end Executive Session and reconvene in Open Session.
4. Discussion on Budget Strategy Task Force mission statement. Susan Berry, FinCom Chair, to attend.
Attachments:
 - 4.a Budget Strategies Task Force Mission Statement_final
5. Discuss and possibly vote potential goals for FY17.
Attachments:
 - 5.a FY14 goals as voted by Board of Selectmen_v2
6. Discuss potential next steps regarding Sudbury Station. Attorney Silverstein to attend.
7. Vote to accept Special Town Meeting articles submitted by Monday, May 9, 2016, and to refer zoning article "Amend Article IX, the Zoning By-law, Section 4700, Mixed-Use Overlay District By-law and Zoning Map Amendment", and article "to approve the Master Development Plan submitted by BPR Sudbury LLC, c/o National Development, for a mixed-use redevelopment plan" to the Planning Board.
Attachments:
 - 7.a Kablack_memo
8. Vote to sign the Special Town Meeting Warrant to be held Monday, June 13, 2016, and must be delivered to residents by Saturday, May 28, 2016.
Attachments:
 - 8.a Warrant_06.13
9. Review and possibly vote on Request for Proposals (RFP) for former Police Station on Boston Post Road. Jim Kelly, Facilities Director, to attend.
Attachments:
 - 9.a KP-#549880-v1-SUDB_police_station_disposal_RFP
 - 9.b KP-#555032-v1-Police_Station_Disposition_RFP_5

10. Vote to disband and archive the Vocational Education Options Committee, and also to thank the members for their excellent work in generating, evaluating and reporting on the best options for the Town of Sudbury in selecting a vocational school for its students.

Attachments:

- 10.a VEOC Mission Statement
- 10.b VEOC Membership

11. Vote: As Trustees of the Harry Rice Museum Fund, authorization is granted for the use of said fund toward the cost of the renovation/repurposing of the Loring Parsonage to be used as a Sudbury History Museum under the direction of the Permanent Building Committee; said authorization includes award of contracts by the Town Manager to effect such use.

Attachments:

- 11.a 5-17-16 Agenda background_Rice Trust Fund
- 11.b Rice Trust Fund_judgement

12. Citizen's Comments (Cont)

13. Discuss Future Agenda Items

14. Discuss and vote new BOS chairman and vice-chairman.

15. Vote to Grant a Special Permit to SMILE Mass, to Hold the “Run Into Summer” on Wednesday, June 15, 2016, from 7:00 P.M. through approximately 8:30 P.M., subject to Police Department safety requirements, Proof of Insurance Coverage and the assurance that any litter will be removed at the race’s conclusion.

Attachments:

- 15.a Run into Summer Curtis_BOS
- 15.b SmileMASS Run Into Summer Approvals 2016

16. Vote to grant a 1-day Wine & Malt license to Sudbury, Assabet and Concord Wild & Scenic River Stewardship Council, to accommodate the Riverfest Weekend Kickoff Event on Friday, June 17, 2016 from 6:00 PM to 8:30 PM at Sudbury Valley Trustees' Wolbach Farm, 327 Concord Road, subject to the use of a TIPS-trained bartender and a receipt of a Certificate of Liability.

Attachments:

- 16.a Riverfest 2016_BOS
- 16.b Riverfest Approvals 2016

17. Vote to Grant a Special Permit to AMVETS Post 79, to hold the Amputee Veteran Motorcycle Ride on Saturday, August 27, 2016, from 10:00 A.M. through approximately 5:00 P.M., subject to Police Department safety requirements, Proof of Insurance Coverage and the assurance that any litter will be removed at the ride's conclusion.

Attachments:

- 17.a Amputee Veteran Motorcycle Ride_BOS
- 17.b Amputee Vet Motorcycle Ride Approvals

18. Vote to approve the regular session minutes of 4/26/16.

Attachments:

- 18.a BOS 4-26-16_draft_min

19. Vote to authorize the Town Manager to sign contract for Government Relations and Public Relations services to O'Neill & Associates for a monthly retainer of \$12,500 for six (6) months.

Attachments:

- 19.a oneill contract