

HOLLISTON BOARD OF SELECTMEN

June 11, 2014
12:30 P.M.

Senior Center
150 Goulding Street

Present Kevin Conley, Chairman; Jay Marsden, Vice Chairman; Jay Leary, Clerk; and Paul Le Beau, Town Administrator.

At 12:30 P.M., the Board had lunch at the Senior Center and sat in on their annual meeting.

At 2:04 P.M., the Board met back at Town Hall in the Meeting Room to open the meeting. Everyone was present

MR. LEARY MOVED TO APPROVE THE FOLLOWING WARRANTS

14-51	GENERAL WARRANT	\$135,397.56
	EXPENDABLE TRUST (722) HOUSING TRUST	\$ 1,000.00
	PERFORMANCE DEPOSITS (801)	\$ 4,002.98
	AGENCY (890) VETERANS DISTRICT	\$ 540.00
	AGENCY (890) VETERANS' DISTRICT PAYROLL	\$ 988.51
	GENERAL PAYROLL WARRANT	\$131,837.16
	TOWN PAYROLL	\$132,825.67
	TOTAL PAID WARRANT	\$273,766.21

ACCOUNTANT'S NOTE:

ACCRUED DEDUCTION LIABILITIES NOT PAID	\$ 36,372.27
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TREASURER'S NOTE:

WIRE TO HEALTH INSURANCE TRUST	\$ 24,524.42
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THE MOTION WAS SECONDED BY MR. MARSDEN. ALL IN FAVOR.

COMMENTS FROM THE BOARD

Mr. Leary thanked the seniors for inviting the Board to lunch. Mr. Leary also congratulated the Class of 2014 who graduated last week.

There were no comments from the audience.

BOARD BUSINESS – MINUTES

MR. MARSDEN MOVED TO APPROVE THE MEETING MINUTES OF MAY 14, 2014, AS WRITTEN. THE MOTION WAS SECONDED BY MR. LEARY. ALL IN FAVOR.

MR. MARSDEN MOVED TO APPROVE BUT NOT RELEASE THE EXECUTIVE SESSION MEETING MINUTES OF JUNE 4, 2014. THE MOTION WAS SECONDED BY MR. LEARY. ALL IN FAVOR.

ONE DAY ALCOHOLIC BEVERAGE LICENSES – JASPER HILL CAFÉ AND BISTRO

MR. MARSDEN MOVED TO APPROVE THE ALL ALCOHOLIC BEVERAGE LICENSE FOR JASPER HILL CAFÉ AND BISTRO FOR JUNE 12, JUNE 13, JUNE 14, JUNE 15, JUNE 16 AND JUNE 17, 2014, FROM 5:00 P.M. TO 11:00 P.M. THE MOTION WAS SECONDED BY MR. LEARY. ALL IN FAVOR.

EVENT PERMIT – ST. MARY'S CAR SHOW

MR. LEARY MOVED TO APPROVE THE EVENT PERMIT FOR ST. MARY'S CHURCH TO HAVE A CAR SHOW ON JUNE 15, 2014, FROM 1:00 P.M. TO 4:00 P.M. THE MOTION WAS SECONDED BY MR. MARSDEN. ALL IN FAVOR.

APPROVAL OF BIDS – HIGHWAY DEPARTMENT

MR. MARSDEN MOVED TO APPROVE THE ROAD WORK BID FOR RAFFERTY PAVING AND RECLAMATION WORK. THE MOTION WAS SECONDED BY MR. LEARY. ALL IN FAVOR.

MR. MARSDEN MOVED TO APPROVE THE FINE GRATING CONTRACT FOR RAFFERTY AND RECLAMATION WORK. THE MOTION WAS SECONDED BY MR. LEARY. ALL IN FAVOR.

MR. MARSDEN MOVED TO APPROVE THE BID FOR COLD PATCH, WASHED SAND AND GRAVEL FOR LARUSSO CORPORATION. THE MOTION WAS SECONDED BY MR. LEARY. ALL IN FAVOR.

MR. MARSDEN APPROVE THE BID FOR REILLY BROS. FOR CONCRETE CURB CUTS, CRUSHED STONE, STONE DUST, AND GRAVEL. THE MOTION WAS SECONDED BY MR. LEARY. ALL IN FAVOR.

RESERVE FUND TRANSFERS – VETERANS' SERVICES

MR. MARSDEN MOVED TO APPROVE A RESERVE FUND TRANSFER IN THE AMOUNT OF \$12,200.00 FOR THE VETERANS' AGENT. THE MOTION WAS SECONDED BY MR. LEARY. ALL IN FAVOR.

LINE ITEM TRANSFER – TREASURER/COLLECTOR, LIBRARY

MR. MARSDEN MOVED TO APPROVE A LINE ITEM TRANSFER IN THE AMOUNT OF \$2,500.00 FOR THE TREASURER/COLLECTOR. THE MOTION WAS SECONDED BY MR. LEARY. ALL IN FAVOR.

MR. MARSDEN MOVED TO APPROVE A LINE ITEM TRANSFER IN THE AMOUNT OF \$1,019.29 FOR THE LIBRARY. THE MOTION WAS SECONDED BY MR. LEARY. ALL IN FAVOR.

APPOINTMENTS – SPECIAL POLICE OFFICERS

MR. LEARY MOVED TO APPROVE THE FOLLOWING AS SPECIAL POLICE OFFICER FOR A ONE YEAR TERM TO EXPIRE JUNE 2015: MICHAEL AW, MICHAEL CASSIDY, JANET DETTORE, MARTHA ELLIS, JUDY GRAY, MARK HADDAD, MICHAEL HAMLET, KATE HICKEY, JUDITH JOHNSON, ALAN LISAK, EDWARD LOFTUS, SEAN MCDOWELL, JEFF OTERI, JAMES PETERSON, JOSEPH QUINTIN, KASEY RICHARDS, JUDITH RIZOLLI, CHERYL RUDOLPH, DANNY LEE, CYNTHIA VALOVGIN, DONA LEE WALSH AND JAMES RAY. THE MOTION WAS SECONDED BY MR. MARSDEN. ALL IN FAVOR.

FEE WAIVER REQUEST

MR. MARSDEN MOVED TO APPROVE THE WAIVER OF THE \$25.00 FEE FOR THE LIONS' CLUB COMMON VICTUALLERS LICENSE FOR THE CARNIVAL. THE MOTION WAS SECONDED BY MR. LEARY. TWO IN FAVOR. MR. CONLEY ABSTAINED.

GOALS AND PROJECTS

Mr. Conley said that the Board has done a good job with their goals in the past few years. He said that we should go over new ones. Mr. Conley said that Axton Cross is on his list. Mr. Leary said that he received a call from Mr. Wexler who is the manager of the Axton Cross property and they want to shut off the electricity and the fire alarm services. Mr. Wexler wanted to know if the Selectmen were going to take the dollar amount that was offered for the property? Mr. Marsden asked if they were going to take the building down. Mr. Leary said that it has to be done in a safe and responsible manner. Mr. Leary said that the building is in bad shape and is an eye sore. Mr. Marsden said that the trail Committee has done a wonderful job and they would like the trail to be a show-piece. Mr. Marsden said that no matter what happens we are going to end up with the building. Mr. Conley said that we are going to have to go and look around the building. Mr. Marsden said that the building should be leveled. Mr. Conley asked if there was a basement? Mr. Leary said that he did not think so. Mr. Marsden said that it should be the responsibility of Axton Cross to take down the building and to make the area safe. Mr. Le Beau said that they own the Town a lot of back taxes. He said that even if they give \$140,000 to the Town it will only cover ¼ of the outstanding taxes. He said that it would reduce the risk of the fire department being called there. He said that contaminants will still be in the ground. Mr. Le Beau said that Axton Cross will have to file a demolition plan with Conservation Commission. He said that there will have to be a set of conditions for them to follow when they are taking down the building. Mr. Conley said that they will set a date for a walk-through of the building and area. Mr. Leary said that Mr. Tartakoff and Chief Cassidy will know almost everything about the building. Mr. Leary asked about the DOR how, can we resolve the back tax issue? Mr. Le Beau said we may have to work with the DOR and our State Representative to get Special Legislation, given the circumstances.

Mr. Conley asked about the Andrews School. How close are we to taking this over? Mr. Marsden said that the Town Attorney is putting together the paperwork so that we can go to Land Court so that we can take the building and land by eminent domain. He said that there are no family member left for the land and building to go back to. Mr. Leary said that we have done everything possible to get this straighten out. He said that the next step is by taking over the property by eminent domain. Mr. Marsden has said that the State wants nothing to do with the property. Mr. Le Beau will be in touch with Town Council about this.

Mr. Conley said that in Fiscal Year 16, there will not be a trash bill. The Board said that is a goal that is almost complete. Mr. Le Beau said that the trash fee is set by the Selectmen, not by Town Meeting.

Mr. Leary said that the Rail Trail has come along and is looking good. He said that Mr. Weidknecht has done a fantastic job. Mr. Leary said that the Trail, starting at Blair Square to the Milford Town line is almost complete. Mr. Leary said that the next step would be to go from Blair Square to the Sherborn Town line. Mr. Leary said that we will be able to get from one side of Town to the other, by using the Rail Trail. Mr. Leary asked how can get that land heading to Sherborn. Mr. Le Beau said that we own half of that section and we lease the other half. Mr. Leary said that if that were to happen, they would have trouble with the arch bridge on Woodland Street. He said that there are railroad ties that have to be removed. Mr. Brocket will be at a meeting on the 18th of June to discuss this.

Mr. Conley talked about Capital Plans. He said that items are placed on a list for future needs. He said that the Park Commission is looking to re-do the Flagg Building. Mr. Conley asked if there is a DPW building in the future? He also said that the Senior Center may be getting small for all the activities that take place there, will they need a new building. Mr. Conley said that we should put together a Capital Committee to start working on these building plans. He said that it should include Liaisons, a Finance Committee member, Selectmen member and residents. Mr. Leary said that he is not in favor of a Capital Committee. He said that we can put together our own plan in house. He said that the Finance Committee does a good job of seeing the future. Mr. Leary said that if we have a Capital Committee and they say that we have a million and half dollars and the Finance Committee says great we do not have a million and a half to spend he said that he does not want to see the competing interest. He said that the Finance Committee knows where the funds are and how much is available for use.

Mr. Marsden said that he thinks it should be an internal sub-committee of the Finance Committee. Mr. Marsden said that we have to separate what a Capital Request is and what is beyond like a big ticket item. He said that if a building is going to be re-done then those funds will be borrowed. So that would not be a capital request. He said that Capital is the replacement of vehicles and high ticket items. He said that each Department Head should make a list of what they want in the future. Mr. Conley said that Medway has a Capital Committee and they have done a wonderful job with budgeting the funds. Mr. Conley said that Arlington has no discussion about their Capital Plan, he said that all discussions are brought to the public and talked about well before Town Meeting. He said that it made Town Meeting very easy. Mr. Leary said that if a Finance Committee recommends something, most times it happens. Mr. Leary said that any department that puts in a Capital request to the Finance Committee they keep in a file. Mr. Leary said that he would like to see what the Town of Medway and Arlington do, to see if it would work in Holliston.

Mr. Conley talked about an Economic Development Committee. He said that other Towns have gone this way. He said that it can be done different ways, some do Planning and Economic Development together. Others have a separate Economic Development Committee. Mr. Leary said that there is an Economic Development Committee and there are only a few members. He said that we should meet with them and find out why, are they not moving forward because we are so close to Route 495. He said that our industrial areas have a few open buildings. There is opportunity to have business move in there. Mr. Marsden said that we need to have a clear vision of what we want in Town. Mr. Leary said that Natick is looking into Economic

Development plans for their downtown area. He said that Hopkinton is looking to put in a hotel as part of their economic plan. Mr. Leary said that the medical is the way to go in Holliston. He said that there are three hospitals very close to Town and all are affiliated with Boston and Worcester. Mr. Marsden said that they will have a meeting with the remaining members of the Economic Development Committee and see if they want to continue. Mr. Conley said that if they want to continue, they would be appointed for a five year term. Mr. Marsden said that a five year term is too long. He said that three is better.

Mr. Conley talked about a Green Community. Mr. Leary said that if we do not get it on the October Town Meeting, then it will have to wait until next October Town Meeting. Mr. Conley said that energy is more and more prevalent. Mr. Conley asked if it was time to form a Committee for a Green Community.

Mr. Leary said that there are companies that manage energy for business and Towns.

Mr. Conley said that there are a lot of well qualified people who would not run for elected office, even if they were paid. He said that if they were asked, they may be willing to sit in on a Committee. Mr. Conley said what if we make an elected position now an appointed position. Mr. Leary said that even if we wanted to we could not because that would be a Charter change. Mr. Leary said that they have talked about this with the Collins Center Representative. Mr. Conley also said that we may be going to a Town Manager from a Town Administrator in the future. Mr. Le Beau said to make a formal Charter, it could take two years. Mr. Leary said that he would like to look at falling under a Charter. Mr. Conley said that first we should form a Charter Committee. Mr. Conley said that forming a Town Charter is part of the strategic plan. Mr. Leary said that would be a huge undertaking. Mr. Marsden and Mr. Leary said that a Strategic Plan is the way to go. Mr. Conley asked if we needed any outside help to guide us along? Mr. Marsden said that this will be the business plan for the Town. Mr. Marsden said that Michael Donovan has helped in the past with the schools Strategic Plan.

Mr. Marsden said that water pipe replacement will take a long time and it will be expensive to do. He also said that forming the DPW will be in place by the summer. He said that there are a lot of goals that this Board would like to see done. Mr. Marsden said that they should pick three or four to begin with.

Mr. Conley said that almost everyone that he talks to in Town says that the taxes are too high. Mr. Conley said that we have one of the highest tax rates in the State. He said that we are ranked 47 for the average house in the State. Mr. Leary said that he thinks the Town runs efficiently. He does not see us lowering taxes. Mr. Conley talked about freezing senior's taxes. If their bill today for the year is \$6,000 the taxes go up, they will only be responsible for that \$6,000, per year. When the property is sold the interest and the balance of the taxes will be taken out of the principal. Then the lien will be taken off the property. Mr. Conley asked if there was enough housing for 55 and over. Mr. Leary said no. Mr. Le Beau said just about 4%. Mr. Marsden said that Holliston needs more rental property. Mr. Le Beau said that there are a lot more senior living communities. He said that you pay rent, and choose a meal plan and a van that will take you to the store or to the doctors. Mr. Le Beau said that it could cost around \$2,000 per month or more. Mr. Conley said that many people have moved out of Town because

of the taxes and he does not want to see the seniors move because of the higher taxes. Mr. Leary said that the Town of Medfield is like Holliston. He said that both are rural towns with not a lot of industry and the tax rate is high. Mr. Tobin said that the property is higher in value. Mr. Leary said that it is closer to Boston. Mr. Tobin said that Holliston had 195 graduate in June and Hopkinton had over 200. He said that the population is very close but Holliston has older residents.

Mr. Le Beau said that we do not know if they send some of their students to Charter School or private schools.

Mr. Conley spoke about the General By-law review and recommendations. Mr. Leary said that Mr. Le Beau was working on this to see if any By-laws need to be re-written. Mr. Le Beau said that he has reviewed the By-laws and they are available for review. He said that we could talk about the By-laws at Town Meeting, but he said that he thought that it would take an entire night.

Mr. Leary said that the Flagg School has Park and Recreation and Youth and Family Services. If the building is improved it could include the Veterans Services and the Water Department. He said that a number of Departments could be in that building. Mr. Conley said that it would cost a lot to improve the building.

Mr. Leary spoke about Human Resources Reviews. He said that in the Stone Review they suggested that we be more timely with our reviews. Mr. Leary wants to set up a schedule. Mr. Le Beau said that right now all the Department Heads have been reviewed a few do not have contracts.

Mr. Leary asked about a Town Manager as opposed to Town Administrator. Mr. Le Beau said that Medway and Hopkinton have a full-time Assistant Town Manager and their responsibility is Human Resources. He said that in some town they are also responsible for the finance.

Mr. Leary said that the DPW will be formed and they want to make sure that there is a leader. Mr. Conley said that we should be a DPW before we start interviewing. Mr. Leary said no. Mr. Leary said that we received 15 applications. Mr. Leary said that when the new Director is hired, they will have a long list of things that need to be done. Mr. Le Beau will make the applications available to the Selectmen for review. Then they can make a list of whom they want to interview. Mr. Conley said that he would ask Tom Holder, the DPW Director of Medway, to sit-in on the interviews. Mr. Le Beau suggested that we send the resumes to a few DPW Directors to look over and see the top three or five that they recommend to be interviewed.

AT 4:12 P.M., MR. MARSDEN MOVED TO ADJOURN. THE MOTION WAS SECONDED BY MR. LEARY. ALL IN FAVOR.

Respectfully submitted,

Donna A. Muzzy

approved_____

