

TOWN OF HOLLISTON

SELECT BOARD

April 4, 2022
7:00PM

Town Hall
703 Washington Street

Present: Tina Hein, Chair; Ben Sparrell, Vice Chair; John Cronin, Clerk.

Also Present: Travis Ahern, Town Administrator; Michael Cassidy, Holliston Fire Chief; Dan MacLeod, Technology Director Holliston Schools; Dr. Susan Kustka, Superintendent of Schools; Keith Buday, Assistant Superintendent of Finance & Operations for Schools; Cynthia Listewnick, School Committee Chair; James Keast, Facilities Manager; Sam Tyler, Governance Committee Chair; Kevin Rudden, Principal Assessor; Peter Barbieri, Jeff Williams, Board of Assessors; David Steves, and Jeff Alberti, representatives of Weston & Sampson Engineering Firm.

At 7:00pm T. Hein called the meeting to order.

FY23 OPERATING BUDGET & CAPITAL REVIEW & DELIBERATION:

School Capital Requests: Cynthia Listewnick, School Committee Chair introduced Dan MacLeod, IT Director of the Schools who then presented a comprehensive review of the Schools Capital Requests. D. MacLeod stated that there are a number of devices that are being to fail. The request consists of 3 different areas. 1) Network Infrastructure Update. 2) Phone System Upgrade. 3) Digital Radio. Technology is evolving rapidly and the goal is to keep classroom technology moving forward. The total amount needed to fund these requests is \$275,000. Dr. Kustka stated that the "Statement of Interest" for Holliston Schools will be presented at the School Committee meeting on Thursday April 7, 2022. It will then be presented to the Select Board prior to the deadline which is April 29, 2022. T. Ahern stated if the Statement of Interest is accepted by the Massachusetts School Building Authority the process then would be to put the item on as a Ballot question for a Town Vote. Dr. Kustka pointed out that one of the factors considered by the MSBA is issues with space. At this time Holliston is not facing an overcrowding situation at the High School.

Dr. Kustka stated that another capital request involves cameras to be installed as part of Public Safety. These cameras would be installed in highly used areas of the school in an effort to deter vandalism.

Other items of Interest: James Keast, Facilities Manager stated that ongoing maintenance on several of the Municipal Buildings is being completed in phases. The exterior of the Town Hall will be painted next.

2022 WARRANT REVIEW:

Sam Tyler the Chair of the Governance Committee joined the meeting and informed the Select

Board that they will be withdrawing their Article (#35) from the May 2022 Town Meeting Warrant. They will continue to work on recommended changes to the Town Administrator Special Act of 1994 as well the possibility of changing the Select Board from a 3 to 5 member Board. S. Tyler did state that the Governance Committee would still like to make a brief presentation at the May 9, 2022 Town Meeting.

CLASS II DEALERSHIP PUBLIC HEARING: THE CAR EXPERTS D/B/A HOLLISTON MOTORS:

At 7:46pm J. Cronin made a motion to enter into a Public Hearing to consider the application from Fernando Pereira, Anis Lahiani and Pedro Caldeira for a Class II Dealership License to buy and sell secondhand motor vehicles to be conducted on the premise known at 455 Washington Street, Holliston, MA under the name of The Car Experts d/b/a Holliston Motors. B. Sparrell second. Vote 3-0.

Due to technical difficulties the Select Board continued discussion on the 2022 Warrant Review, leaving the Public Hearing open until the issue could be resolved and the owner of Holliston Motors could join the meeting via zoom.

2022 WARRANT REVIEW:

Board of Assessors: Kevin Rudden, Principal Assessor, Peter Barbieri and Jeff Williams, Board of Assessors joined the Select Board at the table, Mary Greendale, Board of Assessor joined the meeting via zoom. K. Rudden explained that the Board of Assessors have 6 Warrant Articles on the May 2022 Town Warrant. Three of the articles are ones that appear on the Town Meeting annually with no changes. The remaining 3 Articles are new and explained as follows: 1) To increase the Personal Property exemption amount from \$3,000 to \$5,000. This was recommended by both Kathryn Peirce, retiring Principal Assessor and Mary Bousquet the Treasurer Collector. 2) To give the Select Board along with the Board of Assessors the authority to negotiate a PILOT agreement with the Company who owns the Solar Project located at 39 Marshall Street on what is known as the old Bird Property. 3) To institute a Means Tested Exemption which will facilitate “aging in place” for eligible senior. This can be reevaluated after 3 years and can be rescinded after that time through a Town Meeting vote.

8:06pm Return to PUBLIC HEARING : HOLLISTON MOTORS

Anis Lahiani joined the meeting via zoom. A. Laniani stated that this will be the third location that he and his business partners will own. They currently have Class II Car Dealerships located at 567 Concord Street and 439 Washington Street, Holliston MA. This will be a new Class II Dealership license, and not a transfer from the previous business at 455 Washington Street formerly known as Keystone Automotive. In response to several questions asked by the Select Board members A. Lahiani stated that the hours of operation will be 8:00am-7:00pm Monday – Sunday. There are currently 26 spaces at the location to park vehicles with no intention to expand. Also A. Laniani noted that most sales activity is done on line and through appointment. Also most vehicles are brought to the lot one at a time, not on a car carrier.

J. Cronin made a motion to approve the Class II Used Car Dealership License for the purpose of buying and selling used vehicles under the name of The Car Experts d/b/a Holliston Motors at 455 Washington Street. B. Sparrell second. Vote 3-0.

At 8:14pm J. Cronin made a motion to close the Public Hearing. B. Sparrell second. Vote 3-0.

PROGRESS UPDATE : DPW FACILITY FEASIBILITY STUDY / WESTON & SAMPSON:

David Steves and Jeff Alberti representatives from Weston & Sampson joined the meeting to present an update for the DPW Facility Feasibility Study which was approved through an Article at the May 2021 Town Meeting. The presentation included various slides which included photos taken during their site visit. They pointed out that the DPW touches the lives of the residents everyday by maintaining the infrastructure that the community relies on. The agenda of the study included Public Works responsibilities, reason/need for the new facility, site selection process, concepts and order of magnitude costs, and the benefits of a new/improved facility. Working with T. Ahern, J. Keast and the DPW both D. Steves and J. Alberti evaluated the current condition of the existing facilities used by the DPW (Highway and Water Departments) and also looked at other sites within the Town which may be suitable for a new DPW facility. The 3 sites are Arch Street, Central Street and a parcel behind the Pincrest Golf Course driving range consisting of 76 acres owned by the Town. The site review resulted in determining many deficiencies with both facilities currently existing at Arch Street and Central Street. The study determined that a 45,000 square foot building would accommodate housing for both the Highway and the Water Departments as well as the vehicles and necessary equipment. The site located off of Prentice Street would be the best for such a facility. The estimated cost of the new facility would be the range of \$29.9 million and \$32.7 million. Some of the benefits of a new DPW facility include a safe work environment, OSHA compliance, new storm water management system improving overall water quality, better protection of the Town owned equipment including vehicles and elimination of repairs and maintenance of outdated facilities. The Select Board took the opportunity to ask several questions then opened up discussion to the Public.

Michelle Zeamer, 583 Winter Street, asked for a copy of the presentation for the Finance Committee to view. A PDF copy can be provided. M. Zeamer also asked if there any development restrictions on the property off Prentice Street. T. Ahern noted that they are unaware of any restrictions, however the Conservation Commission will get involved if this site is under consideration moving forward.

Staci Raffi, 20 Arthur Street, asked if this would prohibit expansion of the Golf Course or the Club House. J. Keast responded that it would not.

Cynthia Listewnik, 72 Anne Marie Drive, asked how far away the nearest abutters to this site might be. It was noted that the nearest abutters would be 400-500 away.

Jean Spera 56 Water Street, stated that in her opinion this was a great report with a great outcome.

Suzanne Adelman, 46 South Street asked if there are any archeological sites located within or near the Prentice Street site. Also if there are several access routes being considered. The response to both questions is that ongoing research if and when needed will look into both of these issues.

In conclusion the Select Board thanked D. Steves and J. Alverti for the very thorough update on the Study. Future discussions will be planned and the Select Board will be seeking input from residents.

WARRANT:

J. Cronin made a motion to approve the Weekly Warrant in the amount of \$2,380,905.75. B. Sparrell second. Vote 3-0.

PUBLIC COMMENT:

J. Cronin asked if there was an update on the possible expansion of hours at the Marshall Street Recycling Center. T. Ahern stated that the Recycling Center has added the following Sunday dates: April 10th and 24th, closed on Easter Sunday the 17th. May 1st, 15th, 22nd and 29th, closed on Mothers Day May 8th 2022. In the future the plan is to use funds generated by the Solar Project on Marshall Street to increase the hours once that Project is up and running.

B. Sparrell explained that there was a recent advertisement in the Holliston Local Pages newspaper with the QR code for the Envisioning Future Holliston Survey, however the survey has already has been completed. If you access the code now it will direct you to the committees website. A second survey is being drafted and will become available in the future.

T. Hein stated that during April there are incentives to encourage residents to become eco-friendly such as composting with Black Earth. Matt Zettek, the Sustainability Coordinator will post a press release in the Holliston Reporter.

Cynthia Listewnik, 72 Anne Marie Drive, School Committee Chair asked what the possibility of the Schools getting involved with composting might be. T. Hein suggested she contact Black Earth for more information.

COMMENTS FROM THE TOWN ADMINISTRATOR:

T. Ahern again noted that the Recycling Center will be open Sundays in April and May with the exception of Sunday April 17th, and Sunday May 8th, 2022.

The Community Profile video filmed and produced by Viewpoint is now available and has received positive feedback from the public so far.

The second episode of "Ask the TA" was filmed with the DPW Director Sean Reese as guest covering updates such as the Winter Street water main project as well as others.

The DPW Mudville project will begin construction again on April 11, 2022.

BOARD BUSINESS:

J. Cronin made a motion to appoint Eric Raffi of Holliston as a Registrar for a term ending

April 2025. B. Sparrell second. Vote 3-0.

J. Cronin made a motion to appoint Elizabeth Greendale of Holliston as Registrar for a term ending April 2025. B. Sparrell second. Vote 3-0.

J. Cronin made a motion to award the contract for the Feasibility Study of the Wastewater Treatment Plant on Linden Street to Lombardo Associates, cost not to exceed \$150,000, which will be funded through ARPA with an expected report for the October Town Meeting. B. Sparrell second. Vote 3-0.

The Select Board signed the Annual Town Meeting notice for May 9, 2022 along with the time change to 7:00pm from 7:30pm.

J. Cronin made a motion to approve the contract to Brighter Horizons for street sweeping and catch basin debris cleaning in the amount of \$72,000. B. Sparrell second. Vote 3-0.

J. Cronin stated that the catch basin cleaning should be done on an annual basis.

OTHER BUSINESS:

T. Hein stated that in future discussions regarding the Weston & Sampson Study for a new DPW Facility she would like to inquire about reclaiming of materials such as road debris. Future meetings as well as another Public Forum will bring more clarity.

The Board revisited Item #2 on the agenda, 2022 Annual Town Meeting – Warrant Review item c. Any other items of interest. J. Cronin made a motion to release a memo prepared under Attorney – Client privilege prepared by Jay Talerman regarding Citizens Petition as related to the number of members on the Select Board. B. Sparrell second. Vote 3-0.

The memo will be available at the Town Clerks Office.

At 9:38pm J. Cronin made a motion to adjourn. B. Sparrell second. Vote 3-0.

Respectfully submitted,

Margaret Driscoll

Approved__05-16-22

