

Holbrook Board of Selectmen
Minutes of the Regular Session of
Wednesday, August 21, 2019

Present: Daniel R. Lee, Chairman (Arrived at 7:16 pm)
Joshua Reilly, Vice-Chairman
Lindsy Vayda, Clerk
Richard B. McGaughey, Associate
Pamela E. Campanella, Associate

In attendance: Timothy J. Gordon, Town Administrator
Marjorie E. Godfrey, Assistant Town Administrator
Luke McFadden, Fire Chief
William Smith, Chief of Police
Stephan Hooke, Director of Communications
Christopher Pellitteri, Superintendent of Public Works

The meeting was called to order at 7:00 p.m. by Acting Chairman Reilly in the Selectman Noel C. King Meeting Room, Floor 3R, Holbrook Town Hall, 50 North Franklin Street, Holbrook, MA 02343, and began with the Pledge of Allegiance.

MINUTES:

MOTION: By Ms. Vayda, second by Mr. McGaughey, that the Board of Selectmen accept the minutes of the regular session of June 26, 2019, as printed

VOTE: 3:0:1 (Ms. Campanella abstained)

MOTION: By Ms. Vayda, second by Ms. Campanella, that the Board of Selectmen accept the minutes of the regular session of July 10, 2019, as printed

VOTE: 4:0

It was announced that:

- State Senator John Keenan will be holding Town Hall office hours on September 24th, from 5 pm – 7 pm, in the Heritage Room
- The Planning Board will be considering the South School Overlay District zoning amendment for the special town meeting at their meeting on August 28th
- The new Town website will go live on Friday, August 23rd
- A flyer is being distributed to the homes in Revere Acres about “Next Door”, but there is no signature or listing of where the flyer came from, so residents might consider ignoring it
- Training sessions have been held so that the departments can enter their own information on the new Town website

The Patrolmen’s Association has requested use of the former JFK School for the annual haunted house they sponsor. Last year, 1558 people attended, and they provided a generator and porta potties. There is no running water or heat in the building. Mr. Gordon asked that they check the parking lot and make sure there are no potholes or other safety issues. They plan to use the gym and six empty classrooms, and will get a sign off with the building inspector.

MOTION: By Ms. Campanella, second by Ms. Vayda, that the Board of Selectmen grant the request of the Holbrook Patrolmen’s Association to use the former John F. Kennedy School, 337

Plymouth Street, for a Haunted House fundraiser on October 19 and October 23 – 27, 2019, including additional time to set up before the event and break down after the event, as requested (August through November), with the following stipulations:

- The Patrolmen's Association must obtain special event insurance and submit a certificate of insurance to the Selectmen's office in advance of the event
- The Patrolmen's Association must provide guards at the entrances to the unused wings of the school to prevent entry into those areas during the event

VOTE: 4:0

Mr. Grachk (Charlie) Mkrtchian applied for a Permit to Solicit on behalf of Comcast. He explained that he has worked for Comcast for 3 ½ years, and that he needs permission to go door-to-door to help customers with their Comcast service and to speak to customers about coming back to Comcast. Residents Geraldine Butler and Sheila Hartwell spoke in opposition to allowing people to knock on doors. The Board members expressed their opinion and those of the residents who contact them, and cited problems in the past.

7:16 pm: Mr. Lee arrived

Mr. Lee agreed with the other members and asked Mr. Gordon to look into whether there is a process available for the Town to restrict soliciting.

MOTION: By Mr. Lee, second by Mr. McGaughey, to deny the request of Mr. Grachk Mkrtchian for a permit to solicit on behalf of Comcast

VOTE: 5:0

Mr. Lee and Mr. McGaughey indicated they were abstaining from this discussion.

Mr. Michael Sheehan, the Secretary – Treasurer of the Knights of Columbus, wrote a letter asking for a waiver of the connection fee for tying in to the sewer system at the K of C's building at 14 Technical Park Drive. Discussion took place about how to help them out, perhaps by collecting the fee after the sale or giving them 30 days to pay with no interest. The K of C is a non-profit that has a long history of volunteer service in the community. Their membership has declined, and they must now sell the building, but cannot afford the \$5,000 connection fee. Ms. Tiffany Sheehan, daughter of Mr. Michael Sheehan, explained that they are operating in the red, have been operating for 50 years, and may not be able to continue. Ms. Campanella expressed her opinion about not waiving the fee, so that it does not fall on the taxpayer. Mr. Pellitteri explained that the fee is based on the size of the connection, and that the fee is just to allow them to connect to the system. Mr. Digirolamo said the Board can waive the late fees as the Water/Sewer Commissioners.

7:43 pm – Mr. Lee left the Selectmen's table. Further discussion took place about the options mentioned. Mr. Lee returned to his seat at 7:49 pm. The discussion will continue at the next meeting.

The Board of Health requested that a Selectmen be appointed to serve on the recently established Marijuana Sub-Committee. Mr. Reilly abstained from this discussion.

MOTION: By Mr. Lee, second by Ms. Vayda, to nominate Selectman Pamela Campanella to fill the position of Selectmen's representative on the Board of Health's Marijuana Sub-Committee

VOTE: 4:0:1 (Mr. Reilly abstained)

At 7:52 pm, Selectman Reilly recused himself from the discussion on the Special Town Meeting Warrant.

MOTION: By Mr. Lee, second by Mr. McGaughey, that the Board of Selectmen open the Special Town Meeting Warrant of September 11, 29019

VOTE: 4:0

The articles on the warrant were reviewed, including a zoning by-law change, various unpaid bills from prior fiscal years, borrowing articles for the current and future water treatment plants, an article about changing the Treasurer/Collector's position to an appointed position, and other requests for funding or transfers of funding.

Resident Sheila Hartwell asked about the tax title revenue for solid waste that has been discussed at recent meetings. It was discussed that the money went to the general fund, which would then go to free cash, and be transferred to stabilization. Discussion took place about having an independent auditor come in to verify what happened. Mr. Gordon said that the Town Accountant has verified that the revenue has been going to the correct place since 2008.

MOTION: By Mr. Lee, second by Mr. McGaughey, that the Town hire an independent auditor to review the books

VOTE: 2:2

It was discussed that the Council on Aging Advisory Committee wants the proceeds from the sale of the former South School to be used to demolish the former JFK School, so that a COA senior center could be built on that land. The Moriarty's, John and Barbara, were thanked for their work toward a new senior center for the COA.

Resident Tiffany Sheehan asked why there was a motion to dismiss the counterclaim against the owner of the property at 429 South Street. Town Counsel will be consulted.

MOTION: By Mr. Lee, second by Ms. Vayda, that the Board of Selectmen approve and execute the special town meeting warrant of September 11, 2019, as presented

VOTE: 4:0:1 (Mr. Reilly abstained)

Department updates:

Fire – there have been a number of residential fires recently

Communications – a date for the ground breaking for the new regional communications building will be announced soon

Police – there will be a blood drive for Dana Farber on Saturday, August 24th, from 8 am to 2 pm, at the Public Safety Building

Public Works – the water treatment plant is going to be shut down for some work

Asst. Building Inspector – a permit has been issued to Tractor Supply, the plans have been received for the addition to the Public Safety Building, the work at Clerk's was shut down and a new contractor is in place, and the construction of the new location of Stewart's Power Equipment is going strong

MOTION: At 8:31 pm, made and seconded, to discuss strategy and/or conduct contract negotiations with non-union personnel (Director of Inspectional Services), and return to open session

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ROLL CALL VOTE: Ms. Vayda – Yes
 Mr. McGaughey – Yes
 Mr. Lee – Yes
 Mr. Reilly – Yes
 Ms. Campanella – Yes

RETURN TO OPEN SESSION AT 10:37 pm:

It was announced that the negotiations with the Director of Inspectional Services will continue at the next meeting.

MOTION: At 10:38 pm, by Mr. Reilly, second by Ms. Vayda, to adjourn the meeting
VOTE: 5:0

Lindsay Vayda, Clerk

Documents:
Minutes
Request to use former JFK School
Request for waiver of sewer connection fee
Request for Permit to Solicit
STM warrant