

A Special Meeting of the Board of Selectmen being held jointly with various Committees was held on December 7, 2010 beginning at 6:30 p.m. in the Main Meeting Room of the Town Hall. The following were present:

Selectmen:	Nancy Mackenzie, Chairman Eric Kraus, Vice Chairman Michael Berry, Clerk Christopher Timson Clifton Snuffer Michael Boynton, TA	School Committee:	Brian Walsh Nancy Gallivan John Desmond Susan Curtis Michael Ryan William Buckley Supt. Lincoln Lynch
EDC:	Larry Pitman, Chairman Stephanie Mercandetti, Economic Officer Donnell Murphy Beth Pellick Ken Fettig John Keefe Chris Walker Richard Shield Paul Millette	MPIC:	Larry Pitman Michael. Gallahue Roger Turner Ed Forsberg Richard Nottenburg Richard Power Bruce Norwell Al Goetz

Mrs. Mackenzie called the meeting to order.

EDC

Larry Pitman noted they are the advisory committee and look for the Selectmen's direction and their goal is to grow the commercial tax base. Enhance existing and attract new business. Stephanie does a great job doing all of those things. Downtown is the focus. The farmers market brought people to the area and we will build upon this year's next year. The town needs to be coactive in attracting good business. The EDC is here to try to continue what the Selectmen want us to do.

Mrs. Mackenzie suggested they sit down with the Board of Selectmen goals and develop a plan from them and if they need guidance from the Board they can approach them. The Selectmen are trying to be more specific in the goals. Mr. Pitman agreed it looks like more direction.

Mr. Timson spoke of the two items he added to the goals and one thing that has not always occurred is being on the same page, it is important, if the Boards are not thinking the same way that makes it difficult. He wants to look at overlay districts, the area interested in is RT1 Grossmans area or around it, underutilized location. Nice vistas looking toward Boston. Should allow greater development.

The other issue someone who has done business for a long time and those that do what they are suppose to do get some recognition. He would like to see a program. He thinks it might be helpful to do

Mr. Fettig explained that one objective of the meeting at the Golf Club is to have meetings and listen to the business owners. The turnout is not always great.

Mr. Boynton explained there is a developer who has been actively nosing around those sites. One concern is the jersey barriers. We are trying to be creative with another property owner. I think the Board's goals, if you believe the hype people are starting to want to fund. We are reaching out to the state EDC and working with the property owner. Ms. Mercandetti stated that she and Mr. Johnson had filed with MAPC for a technical assistance grant in that area. Mass DOT had filed their report and they did mention that area has so many curb cuts it impedes flow.

Mr. Snuffer would recommend the EDC take a look at the MBTA Foxboro train report and advise this Board as to good, bad or indifferent as it relates to Economic Development.

Mr. Kraus believes one thing that is helpful is to measure criteria to see how we compete with other towns. How do they go out and attract business. What are they doing? Positioning Walpole and how we are branding difference. How effective have we been and going forward. He would like the town to arm themselves with the right tools. He wants the town to be proactive.

Mr. Berry spoke of the Blight bylaw, he started working on with respect to abandon buildings, at some point he would like to come before EDC and present you with a draft and get some feedback, informational for the town.

Mrs. Mackenzie spoke of the biotech rating; it would be back with the Planning Board. She would like to move forward and get the rating. Once we have the rating and on the list, they can help market us..

Mr. Berry would like to see the outcome of the RT1A study. Ms. Mercandetti just had a meeting with the consultant, late May completion. They have a lot of information for that area. They will look at overlay districts. Hope to have a nice product for marketing the area. Mrs. Mackenzie feels they will recommend the area be sewerred.

Mr. Murphy stated that Stephanie has been very vital to the town. She has been a big improvement to this town.

Ms. Mercandetti explained her focus has been business attraction and retention and answering questions. We have had conversation with some that wish to expand. We get calls from companies that look for space, we try to do a lot of cross matching. Some of the ask about the tax rate, some look for suppliers or businesses close by that would work with them. They are looking at ways to update the EDC page to provide the information a business might be interested in. If you want a logo that might cost money. There is a tool that we can use that costs about \$5, 000. Mrs. Mackenzie felt there could be the ability to get the chamber or some type of private funding.

Executive Session

MOTION moved by Mr. Kraus to enter Executive Session to discuss the potential purchase of real estates subject to the meeting law the opening meeting would have detrimental effect on discussions and will return to regular session, seconded by Mr. Berry. VOTED by roll call Mr. Berry-Aye, Mrs. Mackenzie-Aye, Mr. Kraus-Aye, Mr. Snuffer-Aye and Mr. Timson-Aye.

8:55p.m. School Committee Vacancy

Brian Walsh, Chairman of the School Committee explained that Andy Zitoli resigned from the committee. Upon learning of that we spoke to Edward Thomas and asked if he would be serving to the end of term, he has no desire to run in June. He has experience and it would be beneficial to the School Committee.

Mr. Snuffer had seen letters of interest and wanted to know if they were contacted. Mr. Walsh had called and explained their thought process. Thought Ed Thomas was a good choice.

Mr. Timson asked if the applicants withdrew. Mr. Walsh stated no.

Mr. Ricci was interested and did not hear from anyone. Mr. Ricci has been involved in Town Government and thought this was an opportunity to become involved. He knows E. Thomas and believes he would be a fine choice.

MOTION moved by Mr. Kraus to appoint Ed Thomas to fill the vacancy of S. Committee until the June election, seconded by Mrs. Mackenzie, VOTED All in favor 11-0-0 (Joint vote of S. Committee and Selectmen)

Capital School Facility needs

Supt Lynch when we complete the BMS roof a grant program came out, green program, we worked with MB on this. We have received preliminary approval. Brought a need for communication so that we have consistent support for repairs or renovations, thru the treasurer's office it is required us all sign off. I had to sign off that these buildings would be used as a school for the usefulness of the facility. So it brought to light that we should have a study. I will be asking the School Committee to put an article for a long term study. When you look at s. Bldg you have to look at a variety of issues. I wanted to inform you that I would be asking for an article for 30,000. Maybe the town should look at our entire infrastructure. Not looking for any action tonight.

Mrs. Mackenzie suggested we have an assessment of what we have and what our buildout needs could be, and capacity to handle existing enrollments and twenty years out. Look at existing plans. Studies on the money we are putting into our buildings every year.

Larry Pittman explained they have done this before and what have we done with the results of that. Mr. Boynton explained we have had the residents get together and had a municipal facilities program. We need to take the politics out of there. The studies we have done have all been done by volunteers. Bernie Goba was involved in that process and he was great. That is not a full in depth report. Set a proper course of direction.

Mr. Berry gets the enrollment study that is needed, when it comes to the construction if we have two different studies it will come out as strictly school. Could you move ahead with your enrollment study and the town does a comprehensive study.

Lincoln planning is needed we are looking at two middle schools we are throwing a lot of money into.

Mr. Boynton feels it makes sense to do this, because we get requests for repair. Do not want to continue to put money into the buildings. Mr. Berry would like all the buildings looked at once. Mr. Snuffer feels they need to look at buildout and demographics also.

Mrs. Mackenzie noted the PBC oversees what you are talking about. They were critical when we started the Elm St project. They should be involved in process. There is some green money at the state. In the mid 90's there were professional studies.

Carol Lane feels the information could be different now. John Desmond feels a combined study would be a good idea.

Mr. Boynton and Lincoln Lynch will work on the best way to come up with a study.

MOTION moved by Mr. Kraus to adjourn at 9:30 pm. Seconded by Mrs. Mackenzie, VOTED 5-0-0

Respectfully Submitted

Michael Berry, Clerk

Prepared by Cindy Berube, Administrative Secretary

