

The Board of Selectmen held a meeting on July 24, 2012 beginning at 6:15 p.m. in the Selectmen's Office and reconvened to the Main Meeting Room of the Town Hall. The following members were present.

Eric Kraus, Chairman  
Michael Berry, Vice Chairman  
Mark Gallivan, Clerk  
Nancy Mackenzie

Also present:  
Michael Boynton, Town Administrator  
Cindy Berube, Executive Assistant

Mr. Kraus called the meeting to order at 6:15 p.m.

Chief Bailey brought two candidates forward for promotion.

#### Lieutenant

Brian Cherella has lived in Walpole his entire life. He is a graduate of Mass Firefighting academy and earned an Associate's degree in Fire Science. He is currently attending school to earn his Masters degree. He has been on different groups within the Fire Department and becoming a Lieutenant means he will interact more with the men. He enjoys doing inspections and will be performing more of those. He would like to do more on duty training. Need to continue to refresh ourselves. Becoming an officer means he will have more responsibility to those serving under him.

MOTION moved by Mrs. Mackenzie to appoint Brian Cherella as Lieutenant of the Fire Department, seconded by Mr. Berry , VOTED 4-0-0

Mr. Timson arrived.

#### Captain

Lt. Paul Carter grew up in Walpole . Has been with the Department for twenty-five years and has served as Lieutenant for seven years. He believes in continuing education. He is an EMT not a Paramedic. His main job as a Lieutenant was on the engine. Being Captain, you are responsible for making sure everything runs alright. You are out in the public more. There are more commercial inspections, oil burners, smoke detectors. He is very good with public interaction.

Mrs. Mackenzie noted he is an EMT and wanted to know why has not become a paramedic. He explained he is not on rotation so it would not be something he would use. Mrs. Mackenzie wanted to know the advice he would be giving the Firefighters to become a paramedic. Mr. Carter noted that all new Firefighters are Paramedics. They are a huge benefit to the town. It is live saving being a paramedic

MOTION moved by Mr. Berry to appoint Paul Carter as Captain of the Fire Department, seconded by Mr. Gallivan, VOTED 5-0-0

Town Administrator Weekly Report:

Chip Seal Program- The streets are going to get started. DPW held their meeting, not well attended. Not one resident showed up. It will not be the last time we will answer questions.

Brook St- Road closed; the culvert is being taken out of service and replaced.

FY13 budget update-the current status of where we are. We do have some work to do, the summary page, 380,000. The only thing that would change that would be local receipts and what happened at T. meeting. Need to get budget working group. To discuss the use of the remaining funds.

Mrs. Mackenzie would like the final budget to RTM and place it on the web.

Former library- Maguire findings, minimum 1.5 million to refurbish the old Common Street Library.. He would like to talk about the RFP at next meeting.

We talked to Mark Rich about a land swap and it is difficult. The RFP minimum bid of \$200,000 on the property.

Mrs. Mackenzie thanked everyone in the office and the attorneys. They have exhausted the re use of the Library. Chris talked about looking into the use for storage for the Norfolk Courts, private parties, and convert to a senior opportunity. The neighbors looked at it. He thinks they have exhausted every opportunity to keep it. The option of selling is the only one. Mr. Boynton and Mr. Berry had met with an anonymous donor who wanted to donate funds to keep the property but was no longer interested once he learned the cost of renovations.

Luxury lawnmower- Mr. Boynton talked about the \$75,000.00 spent on the Toro grounds master. It has an enclosed cab for a number of reasons, it is not only lawn mower, it is available for winter, you can get snow blower attachments and sidewalk sweeper. It went thru capital budget and town meeting process.

Mr. Berry would like to discuss the Prison mitigation money in the budget discussions.

Mr. Boynton spoke to the \$750,000 we authorized for the Norfolk Street drainage match. The money for FY13, a huge thank you to the delegation, it is not a direct check to the town. Work with DOC, they have a process. I believe the funds came last year after the Fall Town Meeting.

7-27 to 7-30 Gift Acceptances

MOTION moved by Mr. Berry to accept the Gifts for the Police Safety Fund from the Friends of St. Patrick, Walpole Chamber of Commerce, Mary Ciannavei and anonymous donor with gratitude, seconded by Mrs. Mackenzie, VOTED 5-0-0

7-31            Gift

MOTION moved by Mr. Berry to accept the gift for concerts on the common from the Sharon Credit Union in the amount of \$450 with gratitude, seconded by Mrs. Mackenzie, VOTED 5-0-0

7-32            Labor Day Road Race

MOTION moved by Mr. Berry to approve the request to hold the Annual Labor Day Road Race on September 3, 2012 , seconded by Mr. Gallivan, VOTED 5-0-0

7-33    Use of A. Farm, Hunt Club

MOTION moved by Mrs. Mackenzie to approve the request of the Hunt Club to use A. Farm on September 8, 2012 from 8 a.m. to 9:30 a.m., seconded by Mr. Berry, VOTED 5-0-0

7-34    Use of a. Farm, Boy Scouts

MOTION moved by Mr. Berry to approve the use of A. Farm by the Boy Scouts on September 29 and 30, seconded by Mr. Gallivan

Mr. Timson dos not want to see a flood of overnight things done there. We could put it out there. We will look carefully at other overnight requests

VOTED 5-0-0

7-35    A-Frame on S. Walpole Common

MOTION moved by Mrs. Mackenzie to grant permission for the S. Walpole United Methodist Church to place an A-Frame on the S. Walpole Common from August 26 to September 9, seconded by Mr. Berry, VOTED 5-0-0

7-36    Entertainment

MOTION moved by Mrs. Mackenzie to allow David Smith to have live entertainment at his home on August 25, 2012 from 3 to 9 p.m., seconded by Mr. Berry, VOTED 5-0-0

7-37    Lions Club, A-Frames

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MOTION moved by Mrs. Mackenzie to allow/deny the Walpole Lions Club to place four (3) A-Frames at Town Common, S. Walpole Common and E. Walpole pocket park from September 1, 2012 to September 15, 2012, seconded by Mr. Berry VOTED 5-0-0

7-38 State Primary Warrant

MOTION moved by Mr. Berry to sign the State Primary Warrant for September 6, 2012 , seconded by Mrs. Mackenzie, VOTED 5-0-0

7-40 Gift Agreement

MOTION moved by Mrs. Mackenzie to endorse the Gift Agreement with Robert Barletta of Iorio Arena to pay for legal fees and expenses incurred by the Town on June 12, 2012 and July 19, 2012, seconded by Mr. Berry, VOTED 5-0-0

7-19 Paul Millette, EDC Chairman, Update

Mr. Millette informed the Board members the EDC has had a successful year. Mall expansion, Minuteman Ford expanded. Working with the Chamber trying to get Board members at ribbon cutting. They are looking at possible sidewalk seating. Things we will continue to work on. One thing we are doing is adding benchmark and criteria. Paul Lund is working on that and collecting data. Chris Walker will show you a business pitch deck. Taking an effort to get involved in grand openings and working with Chamber. A lot of time getting out to the property owner. We are continuing the Business recognition program. The Board led sub committees on various parts of town. Solar plan on Main Street.

Chris Walker- How to get the message out to the business community, something we can put on the website. Lets look what Walpole has to say. He reviewed the power point packet with the members. (A copy of the power point is on file)

People want to know if Walpole is easy to get to. To show where we fit and to show the major highway routes. We know by virtue, during the business forum, so many people come down, people where traveling down Route one stopping in to the restaurants.

He reviewed what makes Walpole attractive to businesses. The transportation and transit access, the benefits of major highway access the rail connections. He talked about the median household income in Walpole that being \$93,000 with twenty-four percent between \$100,000 to \$140,000. Spoke of the industry in Walpole which is mainly retail trade, some manufacturing. Walpole has a competitive tax rate for businesses.

Walpole promotes a business friendly environment. Walpole has a dedicated staff and a favorable permitting process.

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Mr. Kraus wanted to know if the EDC thinks the work the Board is doing with the working groups feeding into what they are trying to do. Mr. Millette welcomes other members involved to understand what is going on in a region.

A question was raised on how the 43D permitting is going? It was explained Walpole is one of the first communities, two development sites, one was Walpole Mall, they did participate and received the bulk of their permits within the 180 days, the other was Siemens.

The Board members agreed the slideshow should be on the web site and it was suggested they could add some success stories. It was noted that businesses should be contacting Stephanie.

The EDC is working on getting the meal tax receipts sum. They want it to be something they can use.

Mr. Boynton agrees it is important to have economic data for this community. It is not just us, but the neighboring communities as well. You have access to Norfolk County data. Stephanie is community and economic development officer and there are many advantages to having the dual focus there.

Mr. Berry noted that Walpole is becoming a bedroom community and it is an issue he struggles with. How much of our tax base can be shared by business. We have our goals and objectives meeting coming up. We talked about Solar in the Industrial park. Do I get the sense, that the EDC is discussing this. I know our working group was very supportive of it.

Mr. Millette explained the issue is that there are so many unknowns of it. Will it be tax exempt. We are not making any tax revenue, I do not think the state has a handle on that. We do not have enough businesses in town. We have to take the existing zone place and be sure we have the appropriate businesses. Is solar the right thing to do. I think the state is going to say it can not be taxed. Until the state comes in and explains the value it is not something they feel comfortable with.

John Hasenjaeger spoke about addressing another issue on permitting, operational permitting. How fast and efficient permits are issued. There have been complaints about backlogs in the Building Department and we are going to investigate. Need to improve the proficiency of permitting.

**OPEN FORUM**

Bill StGeorge introduced himself as the president of Walpole Community Television. Board of Directors, and they look forward to working with the Board on the renewal of the license for Comcast.

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Mr. Kraus noted the enhancements you have made over the past few months, and community television has come a long way. Getting out more into the community.

7-20 Stephanie Mercandetti, Mass Works

Established a few years ago, PWED grant program CDAG, GDI, MORE, STRAP and TOD grant programs allows for funding for public infrastructure improvements to support economic development and job creation, housing development at density of at least 4 units per acre and transportation improvements enhancing safety in rural communities.

The program is in second year, opened the 2012 grant round. MassWorks infrastructure program provides one-stop shop for municipalities and other eligible public entities seeking public infrastructure funding. She explained there is a minimum threshold. Communities with a population over 7,000 are eligible to apply for design/engineering costs along with a construction grant but not more than 10% can be used for design and engineering.

This is only the second round. Last year they awarded 43 grants and the average grant was 1.5 million. It is a highly competitive grant, last year they received 158 applications.

Have talked about infrastructure and have looked at a few areas of town. Looked at the down town. There are options and potential opportunities if the town wishes to pursue this. The Board thought it was a great opportunity and wanted to know if you could submit more than one application. It was explained they can submit more than one application at a time. They will identify parts of the project they would be willing to fund. Mr. Timson would like to see a developer change the foundry to housing.

Ms. Mercandetti explained they do want to know in terms of scoring guide that there is a private project ready to proceed. Mr. Timson wanted know if they made an application for DT streetscape improvements, does that fall short as there is no private entity developing. She explained you would have to identify how many jobs that investment was going to create. This program they want to know the job piece, and housing, want to know how many units. They would want the project to be completed.

Mr. Timson noted that it sounds like the Route 1A group is interested in extension of sewer on RT1A. That is they type of thing this would target as well. Sewer does fit in there but what is the anticipated private development that would come in. What is coming out of this in terms of economic side of it. Mr. Timson wanted to know how they get through the process. There is an open application period. What are the different pieces you need to compile, what permits are needed, total cost and different funding sources. If there is a private or local match it is more favorable. Do look at different factors and when does this need to be done by.

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Mr. Boynton explained there are other programs out there to meet what you want. There is a lot of infrastructure work in the downtown. When we look at a major project, Massworks program requires having the design. That would allow you to apply for a TIP. You would have the design. Utilize a portion of Capital funding, local borrowing, to come up with a design to come to the application stage. As far as the Industrial park, the Sewer and Water would need to be part of the discussion.

The conversations we would have to extend. Would like to see the Board have a better handle on what some of the projects are. Come to a consensus, when we have Prison mitigation that we have something ready to go. I do not feel at this point, that we can come up with a plan to go thru this process. I think we are behind the 8 ball. We can perhaps, develop something for design costs, I think we need to develop a plan.

Mr. Timson would like to know if it is possible with the status to apply for something in the downtown project. He wanted to know if the Route 1A sewer is ready to go. The question is what do we need to have and when. Mr. Kraus wanted to know if there is anything that the Town can submit and meet the deadlines.

Mr. Berry hopes they are in a better position next year. There are a number of projects that we should have been more aggressive on. With the industrial park, we have the potential to put some steps into place. This time next year, he wants Ms. Mercandetti to have a clear idea what the priority development is and what project would work for this program. That needs to come from the Board. We can not expect you to pull something together.

Mrs. Mackenzie noted that Ms. Mercandetti let them know last year that money could be available once the design is complete. There has been no money to get to the design point. These grants come out every year and she does not feel it is a missed opportunity. As far as a sewer and water project, would need a commitment from the Commissioners to go forward

Mr. Boynton will review it as he feels there may be some funds.

Mr. Timson and Mr. Kraus would like to direct Mr. Boynton and Ms. Mercandetti to try to get the application for design for downtown project if possible, if it can't be done he understands. Mrs. Mackenzie wants them to reach out to Sewer and water to learn if they are interested in committing to a sewer project on Route 1A. It was suggested they be invited to the next televised meeting.

#### 7-25 T. Clerk, Reserve Fund Transfer

Mr. Fucile is seeking support from the Board for a reserve fund transfer to help pay for the State Primary. He has been in contact with the state auditor's office and they have asked him to get a letter from the Selectmen. He will prepare a letter for them. He feels it is worthwhile based on discussions with the auditor's office regarding unfunded mandates.

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MOTION moved by Mr. Berry to approve the Reserve Fund Transfer from the Town Clerk for postage and mailing for the State Primary, seconded by Mr. Gallivan, VOTED 5-0-0

7-38 State Primary Warrant

MOTION moved by Mr. Berry to sign the State Primary warrant for September 6, 2012, seconded by Mr. Gallivan, VOTED 5-0-0

7-26 Fall Town Meeting Warrant

MOTION moved by Mrs. Mackenzie to open the Fall Town Meeting Warrant and close it on August 21, 2012, seconded by Mr. Gallivan, VOTED 5-0-0

7-20 Senior Work off program

Barbara Coghlan, Director of Council on Aging spoke to the Board about the Senior Work off program that has been in affect since 2000. We have several areas that are open for revision we have twenty people in the program; the changes can be made by the Council on Aging. The program has significant impact on those that participate in it. We would like to see an increase in the number of people participating. The cap is 30, and they have 20 participating. Participants understand the earnings are taxed federally.

Discussion amongst the Board members on ways to have more elders participate in the program and looking at various departments and find creative ways to use the services of Elders. It was noted by Ms. Coghlan the Council on Aging would be doing something more in September to attract more people. It is a great opportunity to highlight what people over a certain age can do. The Board would like her to gather info what other roles seniors are filling in other towns. Have department heads give us feedback as to what roles could be filled. The Board would like to see an increase in the numbers that participate.

It was further discussed the amount people could earn is now \$1,000. It was suggested advertising through Walpole Times and, Community Television. This is an avenue to earn some tax relief. Mr. Berry noted one of the provisions of this makes a city or town liable, participants in this program are considered public employees, seniors signing a waiver. I know that is a protocol followed in other communities. This is handled thru overlay account, and the amount of people we allow does impact the tax rate. Mr. Boynton one of the things is to make it fair, so it is not the same people year after year, but there is consistency with having the same person year after year. Try a greater outreach to the community.

The Board would like the COA to return with a presentation of what other towns are doing and report back with a recommended range.



7-23 The Coffee Perch, Common Victualler's

Maura and Mark McAuliffe are hoping to open in a few weeks next to the Raven's Nest. The coffee shop will have free Wi-Fi and really good coffee. Local roaster from Rhode island, using all local producers.

The Board members praised them for their hard work. Good luck

CT to approve the Common Vic, NM 5-0-0

9:00 p.m. Cable TV Advisory

Mr. Boynton explained the Town is coming close to the renewal time for the license. Last week we had meeting with the Board of Directors and discussed what is important to the town. I left very encouraged with the support of the Community TV. They are willing to work with the town, we have a very short window.

Matt Fearnley, releasing a survey to the town regarding service. Ask people where they get their information from. The survey is being done in the middle of a system overhaul, new equipment coming in, new server coming in. You will be seeing more programming better picture, the difficulty, we have a government site, community site and recreation site. I met with Ms. Mercandetti, she is talking about branding, as we go forward, provide consistency. Since the last contract we have social media, we have to design our next platform for the town. What information they want, we are doing different formats, we have about five years worth of work in a year. The missing part is the community input.

Mr. Boynton explained the goal is to have one central location, if you want any information, click on one location. As we look towards are next rounds of negotiations.

Mr. Fearnley stated that as long as that feeds Walpole community television. Tie in a virtue calendar. We have to be able to have that "go to" place so people can get information. It is raining, is little league cancelled, information like that.

7-24 Street Opening Permit, 3 Berkeley Drive

Mr. O'Brien permission to open the curb cut. I know there is a moratorium. The survey showed my driveway is part of the neighbors.

Ms. Walker explained when the subdivision was approved a curb cut was left but half on his lot and half on his neighbors. Our recommendation is to allow this; he does not have to cut the street. When he closes the other opening, he will have to take out the apron and install new curbing.

MOTION moved by Mrs. Mackenzie to grant a street opening permit to Cecil O'Brien, 3 Berkeley Drive subject to the conditions set forth by the Town Engineer in a memo dated July 12, 2012 being adhered to, seconded by Mr. Kraus, VOTED 5-0-0

#### 7-39 Taxi Regulations

We have a more formal application. This will be a good set of rules and regulations. Mr. Timson noted the most important thing is to have people Cori checked, insured and we want to be sure the vehicle is not falling apart. You want to make sure the vehicles are safe and clean. He would like to encourage green vehicles.

MOTION moved by Mr. Berry to adopt the policy for taxi regulations with given amendments, seconded by Mrs. Mackenzie, VOTED 5-0-0

#### OLD BUSINESS

Town Meeting Members felt they did not have the opportunity to review on the Municipal side. I think the reason that happened; we were not convinced an override would pass. Put the heavy workload on T. Meeting on that. Do we have to re think that?

Mr. Boynton explained you are the executive branch, the ability to have this type of conversation of items that come up under New Business, is not available under legislative body. In order for us to advance the topic of the override at the Spring Town Meeting, they could have discussed it if we included in the Article 6 budget.

Board members talked about how they discuss the budget needs. Some members felt it would have been irresponsible to discuss a second budget. To try to second guess and to decide where to move the money around on town meeting floor is not fair.

Mr. Kraus agreed and noted that both he and Michael were present when there was discussion on the override. They did not present it on the floor. This was not coming in at the 11<sup>th</sup> hour.

Mrs. Mackenzie felt for one or two people to say that and throw it out there is irresponsible, that information has been out there. The school and municipal side went beyond to get the message out there.

Mrs. Mackenzie would like an update from Robin on the mosquito issue

#### MINUTES

MOTION moved by Mr. Berry to approve the minutes of June 26, 2012, seconded by Mrs. Mackenzie, VOTED 4-0-1 (Mr. Gallivan abstained)

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Motion to adjourn, VOTED 5-0-0