

A Regular meeting of the Board of Selectmen was held on Tuesday, January 25, 2011 in Main Meeting Room beginning at 7:30 p.m. The following members were present.

Nancy Mackenzie, Chairman
Eric Kraus, Vice Chairman
Michael Berry, Clerk
Clifton Snuffer
Christopher Timson

Also present:
Michael Boynton, Town Administrator

Pledge of Allegiance

OPEN FORUM: No One present

AGENDA ITEMS

Chief Stillman, Quarterly update

Chief Stillman reported crimes were up in 2010. He gave the Board a breakdown of where the various increases occurred. The calls to the department were an additional 15,000 from the previous year. It was noted that E. Walpole has more crime because of the businesses along Route One and the high density in residential.

The department continues to work with Longview Farm and Officer Jackie Hazeldine is very involved. The officers take tours down there, to familiarize themselves with the property. They have organized basketball games and had a great time everyone enjoyed it. It gives us an opportunity to reach out to staff and residents.

The officers took a course in defensive driving. The insurance company brought out a van with simulators. Most of the officers participated in this. TRIAD, continue to work with seniors, Tim Sullivan has been involved with that. It opens up communications with the seniors and gives them an opportunity to be heard.

The alcohol coalition continues to meet with monthly. This month they had 25-30 people show up including some students from High School. They are hoping to come up with funding for grants for programs for students. Getting students involved is crucial.

In October there was a missing person located in the Cedar St Area. They used the reverse 911 to contact the residents seeking assistance. Some residents were not happy about getting a call on Sunday morning.

They had received a complaint of a resident having a serious number of firearms. The department confiscated a number of weapons and it was good to get them off the Street.

In 2010 they had over 1,500 pieces of evidence. They had a check from DPH on ourselves, the issues we could fix we did. They do not like our cells, but they did pass. Deputy Chief Carmichael is taking on the responsibilities that Scott Bushway did.

Officer Goodwin has retired from the force. He did whatever he could to keep the computers up and running. The Chief would like to hire him on part time to keep the computers running and teach others in the department how to do this. No officers out on injured leave, in the process of reviewing supervisor list, we have completed in house interviews for the Sergeants. We need to get an extension for the Civil Service list. He is looking for two Sergeants. These are vacancies we currently have.

The union and administration are working to update the policies and procedures. They are moving forward and need to move that at a higher pace.

Mrs. Mackenzie thanked Officer Warren Goodwin for his service. The reverse 911 is great and the call was used for the missing person. The fact that we can do that is great, you may be woken up at an odd hour and that can be unfortunate, but if it was your child missing, you would want it to happen. Thinks the police department did a great job that morning.

Mr. Snuffer expressed his concern about staffing with the number of arrests. The department has roughly 7500 hours available over the course of a year. What is our staffing level? Chief Stillman stated there are 37 officers. It is difficult when the population has grown to have this number of staff to do community policing you need more time to talk to people. I think we do a good job of handling events, but officers have to do a lot of things to keep up community policing. Staffing is down and crime is up. Norfolk County is one of the safest counties in the United States. There are more drugs and guns than ever before. The safety equipment for the officers is good and vests are replaced every five years. The vehicles are well maintained and they now have a more effective firearm.

Mr. Snuffer expressed his appreciation to Warren Goodwin for his years of service. He has taken an enormous burden and made it seamless. He wanted to know if the budget would support a part time person.

MOTION moved by Mr. Kraus to approve the request of Chief Stillman to hire Warren Goodwin on a part time basis as a Principal Clerk, at step 13 or \$23.07 per hour for no more than 15 hours a week to continue to manage the computer systems and train others in the department , seconded by Mr. Snuffer VOTED 5-0-0

Mr. Kraus was interested in knowing if the Chief has seen a decrease in incidents at Longview Farm and the Chief stated they have seen a significant decrease in the calls and it is not a burden at all anymore. Mrs. Mackenzie would like to start the talks at the state level regarding Longview Farm.

Chief Bailey, Quarterly Update

The Chief reported their current major problem is the amount of snow around the fire hydrants. The department has been shoveling them out as they can but really could use the assistance of the residents. They are asking residents to help out if they can.

Their call volume was 3084 emergency calls, 2034 inspections and on those calls for service, 121 were fires within structures. We had cooking fires and vehicle fires. There was 1,097 ambulance transports. The receipts are up \$70,000 in ambulance. They are having better payments involving vehicle accidents as they are going after the insurance companies. The Police department has assisted them with the information. That has been profitable. Two weeks ago Jim Carr retired; we will be looking to advertise that position.

They have a new hardship form, and to date we have had no request for hardship applications. Blue Cross insurance issue I mentioned is still an issue, we were told that payments will not be going to patients. He has been working with state chiefs and legislators and they are making some progress.

The federal grant to hire two firefighters is coming to an end this month. We have been given favorable review for the Assistance to Firefighters grant and that would be \$35,000 for mobile data units. Beneficial to our people, can to GIS layers. They have measured the first seventeen staff to new safety equipment. His department participated in the driver training back in the fall. He has two members on the technical rescue in Norfolk County.

No change on injured out on duty. Hope for a resolution. Mr. Timson questioned if they have any medical appointments for any of those out. Chief Bailey hopes to update the Board in the next month on that. He is a little behind in the overtime. He is at about 62% of the budget. A lot has gone for the storm coverage.

There are currently 34 firefighters which are four (8) eight man shifts. The department has a minimum of (7) seven. He has five (5) call men still on the roles and one is acting as a provisional firefighter. We handle about 95 % with what we have, we run into problems with multiple calls. The minimum we need is (15) fifteen on the fire ground in (8) eight minutes. The calls for service remain high in E. Walpole, which include 1,100 of our runs. Mutual aid calls is at 247.

Mr. Berry questioned what is the typical protocol for hiring? Chief Bailey explained we are not civil service. You submit your resume, looking for you are paramedic, screening committee, narrow them down, I then interview them and then from there, I pick the best candidate and bring to the Board. Mr. Berry wanted to know if any other towns were civil service. Chief Bailey explained Foxboro and Sharon.

8:15 p.m. Housing Partnership Update

Dan Dailey, Chairman of the Housing Partnership Committee explained the production plan includes 472 affordable units. Our percentage is 5.8%; the standard is 10% so we are below that, a developer can propose a 40B project in town. Need to look at short term production goals. The Housing Production Plan was approved in January 2008 and lasts for five years. During this five year period if we meet the goals, we can get certified for a period of time. If we were able to achieve 1% we could be certified for one year. Our plan is approved we have not applied for certification.

A year ago the Board asked them to take a look at the Old Library for affordable housing and they were able to obtain a grant to do a feasibility study. They have met the architectural firm that will do that study. That process is underway. They completed site survey.

Bernie Goba part of the study is whether it can be converted and at what cost. They just received the plot plan, so he would expect to see the number of units and parking when they complete the study. The firm will meet with the town to discuss the plans, should occur in the next 3-4 months.

They looked at converting units to subsidizing units, they already exist no new development, a source to subsidize these units. If 25% of development is subsidized, we would get credit for all of them. They need to continue to look at this. Need to look at inclusionary zoning, it is important, and they want to maintain the number of units we have. South Shore habitat for humanity is interested in looking to do a project in Walpole, asked us to look into town land that might be possible.

Mr. Timson wants to be sure that the firm reviewing the library looks at senior affordable housing. Mr. Dailey does not think there is any difference. Does not think they limit to family or senior. Mr. Timson wanted to know in terms of these mobile subsidize, do you have a plan? Mr. Dailey stated no plan yet, we are looking at the concept. The next step is to identify prospective owners from the town and see if they are interested.

Mr. Berry noted that one of the requirements of the grants was to classify the study for affordable units. Mr. Dailey noted that rehab would be a significant cost. The more units they could get, the better the cost. Mr. Berry noted when they looked at the grant it did not behoove the town to limit it to senior housing.

The Committee did a peer review with Sudbury. Mrs. Mackenzie spoke about the list of town properties that could help. Suggested they set up a meeting with the Town Administrator

Mr. Berry noted the housing partnership has a lot of tasks on their plate and they could use some members.

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8:35 p.m. 1-10 Break Away Café, Common Victualler's

They are at the Iorio Arena. Mr. Timson noted they formed an LLC they should update the Insurance and it should be the Town of Walpole not city of Walpole on the insurance certificate.

MOTION moved by Mr. Kraus to approve the Common Victuallers' License for Break Away Sports Café, LLC, 2130 Providence Highway, located in Iorio Arena seconded by Mr. Snuffer, VOTED 5-0-0

8:40 Wal-Mart Driveway/RT 27 Lights

Attorney Philip Macchi, Matt Smith, Jim Cranston and Gary McNaughton appeared before the Board to discuss a condition of their site plan approval and special permit. They have been asked to investigate whether a traffic signal could be placed for the Wal-Mart driveway. This would require the Selectmen's approval and the approval of Mass DOT. Mass DOT would have to agree to donate some land for the light. They are asking permission to pursue the traffic light. They are not looking for approvals just whether the Board approves the concept. They can not apply to Mass DOT on their own. Attorney Macchi mentioned a memo from the Planning Board dated January 19, 2011.

Jim Cranston with Pollar Engineering gave a brief overview of the project. The expansion is located in the rear of the facility. The property is going to entail 22,000 S.F. of retail area. There are some parking modifications. He showed elevations of the building. Showed 3D image of how the store will look.

Mrs. Mackenzie spoke about the outside storage. Mr. Cranston explained the interior store will accommodate everything and there will be no need for outside storage. It should all be addressed.

Gary from McMahon and Associates explained these changes with the signals are addressing deficiencies on the traffic. This would solve what happens on RT27 with overlapping left turns. There will be a widening on RT 27 from area. This is the first step in the process. We need your support for these improvements. We need your support to take this to MASS DOT. The board does not need to make a decision on the final plan. The Board may have another topic to consider on another option that may involve this.

MOTION to support the concept for the land transfer and move forward with the traffic light, seconded by Mr. Berry, VOTED 5-0-0

1-11 Change in Manger, German Club

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MOTION moved by Mr. Kraus to approve the Change in Manger from Hans H. Toegel to Karl Nestelberger for Boylston Schul-Verein, 8 County Road, seconded by Mr. Snuffer, VOTED 5-0-0

1-12 New England Forestry, Request to use paths on A. Farm

The NEFF is looking to do some harvesting and work on their property and the Town needs to give permission to cross the paths and roads.

MOTION moved by Mr. Kraus to approve the request for the NEFF for use of the roads and paths on Adams Farm in order to conduct selective tree cutting on their property. This approval is subject to the conditions specified by Hilton Haynes, NEFF Agent that

1. The process would not be clear cutting but a selective cutting leaving most trees of three inches or less for future growth.
2. That all (most) slash will be chipped and removed minimizing the visual effect of the action
3. That safety precautions (signage) for our hikers will be taken and in fact an educational program for them and others interested in the forest management program may be educated to it with invitations to be issued through local papers.
4. That copies of all insurance coverage will be provided to the Town for the liability protection of the Town.

Seconded by Mr. Snuffer, VOTED 5-0-0

1-13 Roger Turner, Resignation from Pond Mgt Com

MOTION moved by Mr. Kraus to accept the resignation of Roger Turner from the Pond Management Committee and to express our appreciation for his many years of service on the Committee, seconded by Mr. Snuffer, VOTED 5-0-0

1-14 Pond Management Com, Eric Skogseth

Eric is currently an associate member and is interested in stepping up to become a regular member.

MOTION moved by Mrs. Mackenzie to promote Eric Skogseth from an Associate member of the Pond Management Committee to a Regular member of the Committee, seconded by Mr. Snuffer, VOTED 5-0-0

1-16, 1-17 Gift Acceptances

MOTION moved to accept the gift in the amount of 595.00, and the other in the amount of 755.00 CS 5-0-0

1-18 A-Frame, Junior Women's Club

Maybe because of the snow they might want to think of another location

MOTION moved by Mr. Kraus to approve the request to place an A-frame sign in front of the gazebo from February 21, 2011 to March 7, 2011 to announce the annual JWCW Fashion Show, seconded by Mr. Snuffer 5-0-0

1-19 Renewal of Licenses

MOTION moved by Mr. Kraus to approve the renewal of the remaining licenses; Extreme Action Sports, Panda Express #1906, Donald Urquhart and, A little Something Seconded by Mr. Snuffer, VOTED 5-0-0

1-20 Jalapenos Grill, one day entertainment

MOTION moved by Mr. Kraus to approve the one day entertainment license for live entertainment on February 5, 2011 at Jalapeno's Grill, seconded by Mr. Snuffer, VOTED 5-0-0

1-21 Obstruction Bylaw

Mrs. Mackenzie asked if there were any further questions or concerns. Mr. Timson feels it will be adequate.

MOTION moved by Mr. Kraus to place an obstruction by-law article on the Spring Town Meeting Warrant as proposed, seconded by Mr. Snuffer, VOTED 5-0-0

1-23 Cathy's Run

MOTION moved by Mr. Kraus to approve the request to hold Cathy's Run on February 6, 2011 and grant permission to close High Street from Dover to Homeward from 12:00 - 12:15, seconded by Mr. Snuffer, VOTED 5-0-0

1-22 Spring Annual Town Meeting Warrant

Mr. Kraus spoke to it being timely that we bring forward an initiative that the Board has been working on. Mr. Kraus read the following into the record.
With the closing of the Spring Annual Town Meeting Warrant before the Board of Selectmen this evening, it is timely that we bring forward a major initiative that the Board of Selectmen believes will be of great benefit to the Town of Walpole.

For over five months, the Board has been working with representatives from Walpole Woodworkers to craft a plan that would result in the acquisition of approximately 13 acres of prime land in our downtown. As proposed, this plan will preserve a retail presence for Walpole Woodworkers at their East Street location, a location they have occupied for well over eighty years. Moreover, most importantly, its strategic location will provide the Community with a number of options in addressing future facility needs, options that do not exist today. As proposed, the Town would acquire all but roughly two acres of the site for a total price of \$4.5 million dollars.

As part of the Board's due diligence in exploring this purchase, the Selectmen conducted multiple meetings with key committees in Town to obtain input and feedback. In meeting with representatives from the School Committee, the Finance Committee, the Economic Development Committee, the Planning Board, the Conservation Commission, the Historical Commission, and the Master Plan Implementation Committee, the Board of Selectmen presented the concept of purchasing all or a portion of the site, and discussed potential uses of the property. The dialogue was most beneficial, and as a result the Board believes that the Town's best interests will be represented and protected as this process moves forward.

It is critical to note that at this time this purchase has by no means been finalized. Among the contingencies proposed, the purchase must be approved by the Spring Annual Town Meeting, and by voters at the annual June election. The Board is seeking approval of a debt-exclusion to finance this program. As part of the process, Board members will be conducting several community meetings in the coming weeks to receive the input of our residents. It is recognized that this is indeed a major undertaking and financial commitment to be made by the Town, and the feedback received from taxpayers is a critical part of this effort.

The Board of Selectmen, as evidenced by its unanimous vote, is very excited and encouraged with this proposal. The ability to not only provides greater options for facility locations and to have greater control over development in our downtown, as well as the continued partnership with a long-standing business icon in Town can best be described as a win-win for the community.

Mr. Boynton noted they might need to add for OPEB Trust fund

MOTION moved by Mr. Kraus to close the Spring Town Meeting Warrant and add OPEB if necessary, seconded by Mr. Berry, VOTED 5-0-0

Town Administrator's Update

Snow- The track keeps changing, this may very well be heavy wet snow up to a foot. We could stay in the ice range. This storm could bring down tree limbs and wires. We do have the potential for ice. The budget as of today, does not include Friday is about \$400,000, we can get to the full deficit status. A huge applaud to the DPW workers. We

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have done are best with sidewalks, we do not have anywhere to put the snow. There is another potential storm this weekend.

Mutual Aid Agreement- Put on next agenda, mutual aid agreement Asked board to take a look at this and would make sense to be part of the program.

Local Impacts- plan design, most of it is subject to regulations and it is optimistic endeavor by the Governor. Our Chapter 70 is slated to increase by \$100,000.

Health Insurance-There seems to be a question why more communities are not in the GIC. The effort that was put forth there was an expectation of communities joining and that did not happen. The system is not working the way they anticipated. Mr. Timson noted the Town's plan is similar to GIC so we may already be equal to where we would be if we were with GIC.

Regional Health Services Grant Application- we filed a grant to look at establishing a regional health service district.

NEW BUSINESS

Surplus Land

Mr. Snuffer informed the members he has been reviewing surplus land, selling of property, if you are familiar with Assessors map, I took a look at every parcel and went thru the map, I will next see how they are zoned.

There are potential developable parcels, where you could declare surplus, some industrial ones and few that would seem to fit the habitat for humanity. I would be happy to put in memo form.

Mr. Timson suggested they may want to look at some parcels that would lend to a smaller affordable housing development.

Stephanie Mercandetti

Mr. Kraus, shout out to Stephanie, she did a first pass, doing competitive landscape, looking at tax rates, average values, tax incentives, Good exercise. First step as we look to be more pro business.

Senior Center

Mrs. Mackenzie informed the board that she, Eric and Michael met with Council on Aging and Friends of Council on Aging. It was a positive meeting and we want to spend time working with groups finding a site for the senior center. It was a great meeting with Chair and Vice chairs.

OLD BUSINESS

Sewer Odor, S. Walpole

Mr. Timson asked if there was any update on odor problem in South Walpole. Mr. Boynton explained they are trying to do odor control with chemicals before it leaves the preserve. We have done the filters inside the stacks. It is helping.

Mrs. Mackenzie suggested anything the town spends on this issue she would like us to send it to the state. It is coming from something we said would happen.

MOTION moved by Mr. Snuffer to adjourn at 9:45, seconded by Mr. Kraus, VOTED 5-0-0

Respectfully submitted,

Michael Berry, Clerk

Prepared by
Cindy Berube
Administrative Secretary