

The Board of Selectmen met on Tuesday, June 11, 2019 at 7:00pm in the Main meeting room of the Town Hall. The following members were present.

James O'Neil, Chairman  
Nancy Mackenzie, Vice Chairman  
Benjamin Barrett, Clerk  
Mark Gallivan  
David Salvatore

Also present:  
James Johnson, Town Administrator  
Cindy Berube, Executive Assistant

Mr. O'Neil called the meeting to order followed by the Pledge of Allegiance.

Jim O'Neil welcomed back Nancy Mackenzie, and welcomed Ben Barrett. It was a very good and clean election. All the people that helped out at the poles, great job by everyone. We had a reorganization meeting. We Voted Chairman, I will be chair, Nancy is Vice chair and Ben the Clerk. We are here in the Main Meeting Room. Great to be back, what a great job the Building Maintenance did.

#### Police Chief Carmichael

I sent you a few documents. Current personal there are 42 officers. Officers Bird, Genard and Rouhana are in training. We are going to have some turnover in dispatcher. Jake Ryan has accepted a police position at Norwood, and dispatcher Todesco will be moving on as well.

We have been interviewing candidates and we have some trained, we need to hire a third one in early July. We just had testing for Sgt. positions and lieutenants. Notable attached some photos. There will be classes for children starting June 24. We have 32 kids signed up for both classes. Positive tickets and t-shirts, basketball cop and hockey cop. Quarterly update, the most significant issues are mental health, suicide, section 12 and section 35. Have increased 100%. It is definitely our most significant call. I think one thing I noticed, we are reducing stigma, for mental health issues, I think people are more inclined to ask for help. Our officers are very well trained on how to recognize mental health issues. Helping person to get help. Our big issues this year is getting our school system up to par with ALICE. We have trained all the schoolteachers and staff and all students from 5-12. We will focus on 1-4. We are going to train the people at Town Hall and other municipal buildings. We will train various boards in town. Gas break, medical emergency, it will be beneficial for the town. The pas month and ½ we have had threats at our schools. Police and fire training together. That is going very well.

We investigated a shooting same street as police station. Identified the suspect, and got some justice for the victim. Call came in as a shooting; officers did a great job and searched the area. It was a fake call.

Stabbing incident in April. An individual was out on foot. The next 48-72 hrs. were a significant search. What we were worried about was that person injuring themselves. We worked both angles, he was identified in Vermont. The other side of it the search side of it was focused on that area. He was arrested.

East Providence PD, a person of interest lived on South St in Walpole, there was active surveillance, Deputy Chief Mackenzie, and we did search warrants, to get into the house.

Marijuana Growth fire on Burrill St. There were 196 marijuana plants in the home, the bootleg wiring components, very dangerous, the CO2 they used to grow it. Police and Fire did a great job.

Investigating crack cocaine, we used undercover officers and made an arrest of that individual at Walmart. Talked about vape and oil that has made its way into our children.

We have seized over 40 different kinds of oils. This year the overdose lost 5 people and 18 total overdoses since January. We are doing so much, we have the outreach program, and we offer resources. This it also along with mental health issues.

Officer Slavin, received an award. A young 7 year old found his mother deceased and Sgt. Becker brought Rebel to the scene and to the young man to another location. We have many documented situations where Rebel has turned the situation. Officer Koenig, someone stuck at the gas station. Officer Koenig gave the guy some money for the gas. They are not obligated to do that.

Jim O'Neil any questions for the chief. Mr. Salvatore we have 42 officers, Chief Carmichael we have 7 Sergeants, and some command staff. We still have officer in Charge, there is only so much that Sergeants can do. We don't prefer that, you can see there are critical incidents, we want to be sure we have supervision. We have the most liability. It is very important we have trained supervisors all the time.

Mrs. Mackenzie you said that Carly will be leaving. She works with the JWC for the backpacks, volunteering and helping out.

Mr. Gallivan really glad to see the ALICE training at Town Hall, the whole community policing. People reaching out and come forward for help. That is very important. I like that you see that you are active helping families.

After we have the training at Town. Hall. We are going to have a parent night and explain A.I.C.E

#### Fire Chief Bailey

Chief Bailey- calls 1,525, 13 2,763 total calls, one house fire on Burrill St. We also went to Westwood, Medfield, and Mills. There is a balance of \$1, 701,912 Ambulance account. Collections are going well, both ambulances are at ALS. If we have two medics we put them both in the ambulance. New ambulance reporting system in January and that is going very

well. Working with Jim on Norfolk County chief and work on Regional medical dr. If we go this route we will get that Dr. into our station. New station warranty walk through, my current budget is doing very well. Detailed billing \$214,000 Wellness and fitness grant. Our Safe grant that is for the school children that will come up as summer ends. Fire prevention is active. As the buildings get further and further along they require more inspections. We have been to these two new buildings. The one at 95 West St. we are working with the developer. Met with School leadership to go over fire regulations.

On the apparatus the fire ladder, they said it will be done on June 23<sup>rd</sup>, hopefully that will be a firm date. The new engine was scheduled to be done on 8/5 I will keep you up to date. Our mini brush truck our ESO training is done. We did training with the PD. Personal interviewing candidates for two openings. We have our promotional tests. We have a fire prevention inspector starting October 1. No injuries, we had an engine over at the village fair. The night before the fourth is coming up quickly.

Mr. Gallivan, start thinking about Capital budget requests for next year. Mrs. Mackenzie the 2<sup>nd</sup> truck running ALS is it running on a waiver? Chief Bailey no I need to provide another medic. My personal rotates through. Mrs. Mackenzie new hires, before we were not attracting females, are we looking to diversify? Chief Bailey we have a mixed group. Mrs. Mackenzie thinks it would be great to have a female. Chief Bailey if they apply we interview them. We take EMT's but they have to become a paramedic within 2 years.

Mr. Salvatore congratulated him on the ALS, and thanks town meeting and the board for supporting ALS.

#### Don Anderson Superintendent of Building Maintenance

Mr. O'Neil thanked him for the great job he and staff did in this room. We wanted to talk to you about the problem and how you fixed it. Mr. Anderson, we have a great group working for us, they take great pride in the work they do. I would like to thank Jim, we have a pipe frozen, and Mr. Johnson thought it was a good time to make improvements. I think we tried to do a great job and hope we made it nice for everyone. Mr. O'Neil it feels so much better to be here, it is an improvement. Mr. Anderson Jim and Patrick came up with the table. We contacted the prison and we saved a lot of money. Mr. Johnson noted sections of this stage were rotted, we made it handicap accessible, and this seems much more wide open. Don is very inventive. Mr. Sullivan did a great job dressing up. It was a hassle holding meetings at various locations. But here we are 6 months later. The finance dept. was good to work with. The insurance company was good to work with.

Mr. Salvatore great job here and the BOH. There have been so much more you have done over the years and I appreciate the work.

Mrs. Mackenzie it is beautiful thank you. You always do a fabulous job and thank you for letting me help with the colors.

Ben thank you for the work. Mr. Gallivan thank you and the staff. Mr. Johnson we will have a plaque with everyone involved.

## APPOINTMENTS

### 6-1 Appt. to Board of Health

Rachael I lived in Walpole for over 42 years and now live in E. Walpole, nurse at the Walpole HS.

My biggest call to fame is I co-parent Rebel. Joining the BOH will be a good continuation with some of the trends that have been going on. And some things that go on with the School System.

Mr. Salvatore you are really at ground zero and you can bring that to the board. Thank you. Mrs. Mackenzie thank you Rachael, they do a great job and to have a member that is a nurse and involved in the school system, Thank you for volunteering. Ben Barrett, my wife was an associate member on the BOH. Mr. Gallivan there are so many people that volunteer.

MOTION moved by Mrs. Mackenzie to appoint Rachel Johnson Jackson to the Board of Health as an associate member seconded by Mr. Gallivan VOTED 5-0-0

## TOWN HALL REUSE COMMITTEE

Richard Pilla The report in front of you has many things we looked into. One thing I want to mention, our objective. From the beginning how that bldg. could be reused, what it was when it was first constructed, and the number of cultural and social activities that took place under the Walpole Town House. We wanted to do this in a way that was feasible and would not be a burden at the taxpayers; we looked at options and how they would be funded. There are 3 parts to our delivery. The second part is something Mark Alameda, local architect, is going to get into his report. In Fall 2018 Town Meeting appropriated funds to hire someone to dig into the bldg. The bldg. is 138 years old. Before you say this is what you would like to do with the bldg.

Mark Alameda pleasure to be here, summary of the findings in our report. The important thing about this image, done in 1882, it is a prominent bldg. It was the tallest bldg. back then.

Purpose, this was done for the town, survey assess, recommend and assign probable uses. We had a mechanical engineer look at components. Essential repairs: Exterior- Not many repairs but there are some that need to be done. Damage that is bringing leaking into the bldg. Inside of the clock room needs some repairs.

Structural upgrades.

He reviewed the cost for various repairs.

Summary for all the repairs it is \$1,077,662

Assessment:

Surveyed site plan needed. Sees no scenario that would incorporate any of the existing air conditioning equipment. There is no fire suppression system. Removal of hazardous materials is required before and demolition and or renovation.

Accessibility, the assessed value of the town hall is only \$450,100. You can apply for variances.

Showed ground floor, the blue lines are significant; the black and white is not historical. The jail cells, the first floor there are some walls remaining. Talked about the stairs, the second floor was a grand hall.

Based on assessment of this bldg. it should be retained. Return the bldg. to the original layout. The special configuration should be brought back. Retaining the elevator. Charged with designing uses of the old town hall.

Reviewed possible uses:

Performing & Visual arts center

Academy of Music

Business incubator/Education

The Walpole Museum/Walpole Town House

Restaurant & function facility

Meeting and office space

Restaurant, banquet room. The balcony can be used for meetings.

Put additions on either side of the building and still keep the character of the bldg.

Scheme 2, Final thoughts, the bldg. is in excellent shape. The old town hall needs capital improvements.

Richard Pilla one thing we wanted to provide a report with viable options for you to consider. Consider an action plan. We looked at a lot of different options; the use that was expressed by people was a performance art center. Why can't we do that with the Town House because the footprint is smaller? That was a challenge we could not overcome. As much as we would like to see something we can't. We had to consider how is it going to pay for itself. You will see in one of the sections. Mark Trudell made the size.

Sure the numbers added up. Those rents are achievable. Those are what we believe are the most feasible uses. We see this as a catalyst. If the Downtown is every going to function, that bldg. is going to set the tone. Change it from a sleepy place that it is today to somewhere we people want to go. Compared to similar communities Walpole will rank amongst the highest. How do you pay for this? We offered a number of sources. Four different blocks of real estate that are very much under utilized.

Do we sell it? We tried to look at all the different options. The Selectmen need to get behind that bldg. and support it. Establish a Friends of the Walpole Town House. That an RFP be done to come forward with potential uses and funding options needed to reactive

the bldg. At this stage, open this up and let people know. Mr. O'Neil thank you and the committee to help think some of these things through.

Mr. Salvatore the preservation now should we be doing something now. Mark Almeda that is the essential. Opening up the second floor. There are certain things that can stay in place; the Air Conditioners need to go. Mr. Salvatore do we need to continue to heat the building? We should look at splitting the space. One issue with this bldg., it has to be financially viable. Individual office spaces. More financially viable. Mr. Salvatore it is a historic bldg. the inside can be updated. Mr. Almeda yes. Mr. Salvatore the position of the current elevator ruins the main floor. Have an addition that would provide elevator space.

Mrs. Mackenzie thank you for the time you spent on this. In potential funding, we have not adopted the community preservation act. I would like to be able to give this report enough time and look over it. Then we can discuss it.

Ben thank you, I would like to look at it and digest the options. More to come. Great start thank you. Mr. Gallivan I do look forward to looking at the detail. How are we going to pay for these things? Mr. O'Neil it is a great start, I think a lot more that needs to be discussed, we probably need to set 30 days out and do a workshop on it, spend a couple of hours talking about this.

OPEN FORUM –no one present

## **NEW BUSINESS**

### **6-2 Open Fall Town Meeting Warrant**

MOTION moved by Mrs. Mackenzie to open the warrant for the Fall Town Meeting and close it on August 20, 2019, seconded by Mr. Gallivan, VOTED 5-0-0

### **Authorize Town Administrator to do Reserve Fund Transfers up to \$5,000**

Mr. Johnson explained this is to streamline things that may come up.

MOTION moved by Mrs. Mackenzie to authorize the Town Administrator to do Reserve fund transfers up to \$5,000, seconded by Mr. Gallivan VOTED 5-0-0

### **6-4 End of the year transfer for Highway Administrator**

MOTION moved by Mrs. Mackenzie to approve of the year end transfer in the amount of \$12,000.00 to cover deficit in Highway Administration PR caused by employee resignation payout, seconded by Mr. Gallivan, VOTED 5-0-0

### **6-5 Promotion to Regular member of COA, Dorothy Smith**

MOTION moved by Mrs. Mackenzie to promote Dorothy Smith as a regular member to the Council on Aging, seconded by Mr. Gallivan, VOTED 5-0-0

6-6 Notch Brewing at Bird Park

MOTION moved by Mrs. Mackenzie to approve the request of Notch Brewing for four one day Beer licenses at Bird Park On June 15, 16 Saturdays 2-7pm and Sundays 1-6pm subject to them meeting the conditions of the Police dept. that there be one police officer one hour before the start time until one hour after the conclusion of the event and that if the Police department determines that public safety requires a second officer they will be responsible for paying for that second officer for the subsequent dates. Seconded by Mr. Gallivan  
VOTED 5-0-0

6-7 Jarvis Harvest Event

MOTION moved by Mrs. Mackenzie to approve the request to use Jarvis farm on October 12, 2019 for Jarvis Harvest, Seconded by Mr. Gallivan, and VOTED 5-0-0

6-8 Halloween parade

MOTION moved by Mrs. Mackenzie to approve the request to hold the Halloween parade on October 26, 2019, seconded by Mr. Gallivan VOTED 5-0-0

6-9 Live music request on July 3<sup>rd</sup>, 40 Front Street

MOTION moved by Mrs. Mackenzie to approve the request to have live music on July 3<sup>rd</sup>, 2019 from 6-9pm and 10pm-12am and approve rain date of July 5<sup>th</sup>, at 40 front street, seconded by Mr. Gallivan VOTED 5-0-0

RT1A Field Discussion

Discussion on Field, start with gravel parking lot and field plan, eliminate most of the asphalt, probably eliminate anything that is not field related, maybe that can be fundraised for. Take a look at four fields version. The Town Meeting thought it was too pricey.

Mr. Barrett after the vote took place and I heard from people there was a lot of support in theory there is a need for it. The ADA compliant playground, that is practical we don't have that, I think that is required, I think four fields are needed. They have these in other towns. I would be in favor of bringing this back. I would be in favor of no asphalt. The town has spoken and responded to this and we should bring it back.

Mr. Gallivan, the playground, it looked very high. Maybe we didn't get the best price. Is that something we the town could do if we get the same equipment? We can build playgrounds. Mr. Barrett these things get more expensive. It does not behoove us to do this later. We will spend more money.

Mrs. Mackenzie thinks we didn't as a board do a good enough job at Town Meeting. We didn't go over enough. The people that use the fields. We didn't have answers to their

questions. We were not managing the fields the right way. We need to take some responsibility. The playground is kind of high. The school did fundraising for their playground improvements. There may be grant money for ADA playgrounds. This is a fields group that builds fields, the foundation and what goes under ground. The lights are important, take a week or two.

Mr. Salvatore thinks the fields belong on that site and we should build them. The concerns about the location. People say the kids can't bikes there. It is hard to tell people that we spent the money on the fields. I would be in favor of looking at the possibility of billing out separately the playground. As far as the turf fields, I would be interested in looking at one turf field and lights.

Mr. O'Neil suggested putting two articles on the warrant.

Mr. Salvatore loosing at town meeting was a good thing. If we go forward knowing we are going to spend free cash on this that is spitting in their faces. I would be opposed to using free cash.

Mr. Johnson would need what you want, probably by the next meeting. What you want me to go forward with. I am not going to know what the free cash is until August 5-20. I will have a rough idea when the books close.

Mrs. Mackenzie we owe it to revisit this. If we walked away from it that would be awful. There is a lot o chatter about this site that it is not appropriate. A lot of things going on and that is on us failing in our presentation. We can do better, the field study report past town meeting. Mr. Jonson part of the bids we didn't have items split out. I can give you a few draft articles. Mr. O'Neil I think you could start doing some legwork on this and when we meet in two weeks, come up with what you want to do.

#### 6-14 Bid Contact 2019-08 water main replacement for Baker St and OPR

MOTION moved by Mrs. Mackenzie to award contract 2019-08 water main for Baker St and OPR to PJ Hayes for the amount of \$942,774.40, seconded Mr. Gallivan VOTED 5-0-0

#### Consent Agenda

MOTION moved by Mrs. Mackenzie to approve with thanks the following items

- |  |          |
|--|----------|
| 1. Irene Mienscow, to Council on Aging               | \$50.00  |
| 2. Italian American Ladies, to Council on Aging      | \$500.00 |
| 3. John Cerulli, Community Policing/Marketing police | \$500.00 |
| 4. Mom's club of Walpole, Community Policing Police  | \$200.00 |

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

#### MINUTES



MOTION moved by Mrs. Mackenzie to approve the minutes of May 28, 2019, seconded by Mr. Gallivan VOTED 5-0-0

MOTION moved by Mrs. Mackenzie to approve the minutes of June 3, 2019 seconded by Mr. Gallivan VOTED 5-0-0

#### **Town Administrator update**

Comprehensive Permit applications- We have received two separate notifications of 2 small-scale comprehensive permit applications this week. One is for an 8 unit on Dupee Street and another for a 16-unit project on Moosehill Road.

Mr. O'Neil should we meet with the affordable housing committee, we had 2 articles at town meeting that were approved. I think it would be time to bring them back in again.

Recount request- The Town. Clerk received a recount request from Resident John Vallencourt today. He expressed concern that he lost the RTM vote by 2 votes during the Town Election. We need to proceed with a reserve fund transfer request to cover the anticipated costs of this request.

Fiscal Year End-I have asked department heads to be mindful as we approach the end of the FY with their budgets. I know that Jodi and Marilyn are already preparing to close out the FY and submit paperwork into the state.

Building safety training- Given the events that happened in Virginia a few weeks ago. Working with Chief Carmichael to schedule some ALICE training for all 4 major municipal buildings. Likely scheduling the training on a Friday morning and close down the buildings for a few hours.

Night before the 4<sup>th</sup>- Just a reminder we will close on July 3<sup>rd</sup> and 4<sup>th</sup> to allow for the firework delivery.

#### **EXECUTIVE SESSION**

Chairman Declaration:

I hereby declare that

Under G.L. c.30A, §21(a)(3), the purpose of the session will be to discuss strategy with respect to possible litigation as the chair declares that an open meeting may have a detrimental effect on the negotiating position of the public body.

- That a discussion of the foregoing in open session could compromise the purpose for the executive session

- That the Board shall return to open session for the purposes of adjourning

MOTION moved by Mrs. Mackenzie to enter Executive Session for the purposes stated by the Chairman seconded by Mr. Gallivan VOTED BY ROLL CALL (4-1-0) Mr. Salvatore-opposed , Mrs. Mackenzie- yes, Mr. O'Neil-yes, Mr. Barrett-Yes, Mr. Gallivan-yes.

The Board moved out of Executive Session

MOTION moved by Mr. Gallivan, to adjourn at 10:20 seconded by Mr. Barrett VOTED 5-0-0