

**HOLDEN BOARD OF SELECTMEN  
MEETING MINUTES  
June 15, 2020**

**6:30PM**

**Senior Center**

Present: Anthony Renzoni, Tyler Gibbs, Geri Herlihy, Chiara Barnes

Not Present: Stephanie King, Assistant Town Manager, Robert Lavigne

Others Present: Peter Lukes, Town Manager  
Stephen Madaus, Town Counsel (6:31)  
Liz Fotos, Town Recorder

Chairman Renzoni called the meeting to order at 6:30PM. The Board stood to recite the Pledge of Allegiance.

**1. Citizens Address**

Geri Kersus, 201 Kendall Road was present at the meeting. He stated that he wanted to talk about the Warrant Articles that both the citizens and the Town were putting up related to Eagle Lake. He stated about two years ago the Town's Eagle Lake Committee gave the final report to the Board of Selectmen. He stated that it included an assessment of the recreation area, recreation capabilities and the value of the area to the Town. He stated that the Town's Master Plan Survey showed that there was a lot of interest in that space. He stated the committee also reported on the dam and identified a number of options to deal with the dam and that one was that the Town should take ownership of the dam. He stated that would mean that the Town would control the water and the infrastructure and as the Town they would have better access to grants. He stated that additionally it was not that unusual for municipalities to own dams as there are 620 municipal owned dams out of 1400 including 187 high hazard dams. He stated that they were not asking for any financial commitment but only asking the Town Manager to negotiate and he was asking for the Selectboard support of the Warrant Article.

Dan Marinone, 37 Village Way, was present at the meeting. He stated that it has been a while since he has spoken but that as of 12 today, Friends of Eagle Lake had 995 members. He stated that in the last few months there were 8 working days at the recreation area and that 360 volunteer labor hours were worked and they filled 9 dumpsters. He stated that they had spread woodchips, have a new trailhead on the beach side, they had revamped the goose poop patrol, and had a toy box. He stated that due to Covid, the flat water race was postponed but they wanted to discuss some type of event for July 4<sup>th</sup> if they can do it safely. He stated that they also have a hidden trail cam and are able to see how many vehicles had been coming and going; and that they were seeing 20-30 cars per day and 40/50 cars on the weekends.

Mr. Marinone stated that he also wanted to speak to the Warrant Articles. He stated that there was a concern that Friends of Eagle Lake is committing the Town to millions of dollars but that was not the case. He stated that the Warrant Article is to authorize the Town to enter into negotiations and did not obligate the Town to anything. He stated that the warrant article was asking the town to safeguard the asset and he was asking the Board to support it.

Tim Either, 10 Nichols Street, Jefferson was present at the meeting. He stated that he was a member of the Friends of Eagle Lake and he does not know how you can say you support Eagle Lake and then not support the Warrant Article. He stated that the article states that the Town Manager can negotiate with the owners of the dam. He stated that they should vote positive and support the articles.

## **2. Appointment, Licenses, and Permits**

Motion by Sel. Gibbs, seconded by Sel. Barnes, it was **UNANIMOUSLY VOTED TO APPROVE THE PERMIT FOR OUTDOOR DINING FOR HARVEST GRILLE AS PRESENTED.**

Mr. Lukes stated that they were going to table the conversation on Specialty Sandwich. He stated that they have begun construction and that it has been signed off on by the building commissioner and fire department. He stated that it has been reviewed but that this was for permanent outdoor seating so they would need to go through the ABCC. He stated that they have not yet applied for a temporary permit. He stated as the Board gets closer to their next meeting they could suggest a temporary permit if they wanted.

Chairman Renzoni stated that they could set up the agenda for an hour before Town Meeting and if they needed a license before then the Board could figure out how to meet to accommodate them.

Chairman Renzoni asked if there were any others in Town that needed approval.

Mr. Lukes replied that they had reached out immediately to all businesses in town to make sure that anyone that wanted it knew it was available to them.

## **3. Town Manager Update**

See Attached

Sel. Herlihy left the meeting at 6:49PM and returned at 6:51PM.

## **4. Vote on Annual Town Meeting Warrant**

Chairman Renzoni suggested passing over Article 1-3 and take no position on Article 4.

Motion by Sel. Herlihy, seconded by Sel. Gibbs, it was **UNANIMOUSLY VOTED TO SUPPORT WARRANT ARTICLE 5 AND 6 AS PRESENTED.**

Motion by Sel. Herlihy, seconded by Sel. Gibbs, it was **UNANIMOUSLY VOTED TO SUPPORT WARRANT ARTICLE 7 AND 8 AS PRESENTED.**

Motion by Sel. Herlihy, seconded by Sel. Gibbs, it was **UNANIMOUSLY VOTED TO SUPPORT WARRANT ARTICLES 9 THROUGH 14 AS PRESENTED.**

Chairman Renzoni stated that Warrant Article 15 came up last week. He stated that there was some objection from Fin Com but it did pass 7-2. He stated that they could discuss it or pass over it.

Chairman Renzoni stated that the history of this was that Building Committee members suggested that they use 360,000 for building equipment and roll it into the capital budget. He stated that it was planned for and discussed and then members of Fin Com felt that this was not the best way. He stated that in a conversation last week they did not feel as though the \$360,000 would be necessary as prices had gone too high. He stated that it would only be used if the project hit the sweet spot and the Town Manager had sourced it from Free Cash and if it was not spent it would go back to Free Cash. He asked if anyone wished to take a vote on this matter tonight.

Sel. Herlihy stated that she was happy to support this but they could also wait for Sel. Lavigne.

A motion was made by Sel. Herlihy and seconded by Sel. Gibbs to support this as presented.

Sel. Herlihy stated that she trusts Mr. Lukes with the budget and these things were discussed at nausea. She asked if this was for the purchase of important equipment.

Mr. Lukes replied vital.

Motion by Sel. Herlihy, seconded by Sel. Gibbs, it was **UNANIMOUSLY VOTED TO SUPPORT WARRANT ARTICLE 15 AS PRESENTED.**

Chairman Renzoni stated that Article 19 was cut in half.

Sel. Herlihy asked why.

Chairman Renzoni replied that it was to keep the budget reasonable.

Motion by Sel. Gibbs, seconded by Sel. Herlihy, it was **UNANIMOUSLY VOTED TO SUPPORT WARRANT ARTICLE 16-18 AS PRESENTED.**

Chairman Renzoni suggested skipping Article 19 for now.

Mr. Lukes stated that with regards to Article 20, it was money left over from prior purchases. He stated that they were under by \$99,000 so it was put back into a purchase of a new parcel that is off Salisbury Street for about \$250,000. He stated that it was \$100,000 from there and \$150,000 from the Open Space Fund and then \$150,000 back into the fund.

Mr. Madaus stated that they had worked with Ms. Harding and this was a joint venture with White Oak. He stated that there will be conservation restrictions on the property and it is his understanding that article 19 is left over funds if article 20 fails.

Motion by Sel. Gibbs, seconded by Sel. Herlihy, it was **UNANIMOUSLY VOTED TO SUPPORT WARRANT ARTICLE 20 AS PRESENTED.**

Chairman Renzoni stated that Article 21 through 24 closed out Mountview.

Motion by Sel. Gibbs, seconded by Sel. Herlihy, it was **UNANIMOUSLY VOTED TO SUPPORT WARRANT ARTILCE 21-24 AS PRESENTED.**

Chairman Renzoni stated that Warrant Article 25 was lumping the capital projects into one article.

Mr. Madaus stated that the debt exclusion on the ballot and the Warrant Article have to be identical. He stated that it was 5 projects for 3 schools, so the article had to be the same but each could be moved separately. He stated that it was run through bond council.

Chairman Renzoni suggested having the appropriate verbiage available at the meeting.

Mr. Madaus stated that the election was before the meeting and it would have to pass. He stated that if the ballot failed they could not appropriate money at this Town Meeting because you have to come out of Town Meeting with a sum certain.

Motion by Sel. Gibbs, seconded by Sel. Herlihy, it was **UNANIMOUSLY VOTED TO SUPPORT WARRANT ARTICLE 25 AS PRESNTED.**

Motion by Sel. Gibbs, seconded by Sel. Herlihy, it was **UNANIMOUSLY VOTED TO SUPPORT WARRANT ARTICLE 26 AS PRESNTED.**

Motion by Sel. Gibbs, seconded by Sel. Herlihy, it was **UNANIMOULSY VOTED TO SUPPORT WARRANT ARTILCE 27 AND 28 AS PRESENTED.**

Mr. Lukes stated that Warrant Article 29 was the same as every year.

Mr. Madaus stated that they were waiting to hear back from the developer so they should hold off on this one.

Mr. Lukes stated that Warrant Article 30 was a Town Manager/ Board of Selectmen joint venture. He stated for many years they did not have the ability to take strong action for nuisance properties and they want to be in front of it if need be. He stated that they worked with the Building Commissioner and this is the bylaw that was created.

Motion by Sel. Herlihy, seconded by Sel. Gibbs, it was **UNANIMOUSLY VOTED TO SUPPORT WARRANT ARTICLE 30 AS PRESENTED.**

Motion by Sel. Herlihy, seconded by Sel. Gibbs, it was **UNANIMOUSLY VOTED TO SUPPORT WARRANT ARTICLE 31 AND 32 AS PRESENTED.**

Motion by Sel. Herlihy, seconded by Sel. Barnes, it was **UNANIMOUSLY VOTED TO SUPPORT WARRANT ARTILCE 33 AS PRESENTED.**

Chairman Renzoni stated that Warrant Article 34 is the Town's Article for Eagle Lake and Warrant Article 35 is the Citizen's Petition for Eagle Lake. He stated that the Board can hold off on this until Town Meeting night for Sel. Lavigne to be present.

Sel. Gibbs asked what happened if the first one passed.

Mr. Lukes replied that he imagined if the first one passed the citizens would pull the second one.

A motion was made by Sel. Gibbs to support Warrant Article 34, it was seconded by Sel. Herlihy. The Board opened it up for discussion.

Sel. Gibbs stated that he sees the value in Eagle Lake, he thinks the way the article is written is not controversial. He stated that he supports it today and will support it in two weeks.

Sel. Herlihy stated she would like to wait until Town Meeting.

Mr. Madaus stated that this was merely an authorization and the authority to do so did not have to be exercised. He stated that it could be acquired by a gift as well. He stated the article was broad and that through the Town Manager's terms could be negotiated.

Sel. Herlihy stated that the Board went though a lot more when acquiring the free gift of 18 Industrial Drive.

Mr. Madaus stated that there were other considerations and the Town did not accept the gift until they had access for environmental testing.

Chairman Renzoni asked them to prepare a brief on this in preparation of Town Meeting. He stated that they could address concerns with how to acquire it and what passing the article meant. He stated that they could then discuss the impact of the vote.

Sel. Gibbs stated the way it was written sounded as though it gives the Board of Selectmen through the Town Manager authority to do what they deem appropriate.

Chairman Renzoni stated that one problem is that this moved us one step further and we still didn't know the cost. He stated without this step you can't get to the next step and there would have to be some significant resources used so they can't say it won't cost anything.

Sel. Gibbs replied that it allowed them to engage in the next step; it opened the door to pursue it if they wanted to.

Sel. Herlihy stated that they had taken hours to discuss taking free land and that she thinks they should be prepared.

Sel. Barnes agreed.

Chairman Renzoni stated that he thought they should take no vote right now. He stated that he did want to support it but he wanted Sel. Lavigne to be a part of the discussion.

Mr. Lukes stated that this is an open ended vote and that they have several studies on the dam. He stated that at the last meeting with White Oak in from of the Conservation Commission it was over \$400,000.

Chairman Renzoni asked if there was a desire to act on this now. Chairman Renzoni stated it as a 1-3 motion so the motion failed. Sel. Gibbs stated they should hold off until Town Meeting.

Chairman Renzoni asked Mr. Madaus about Article 35.

Mr. Madaus stated that there was a long history of this article and that the original Citizen Petition looked very different from the one that was currently in front of him. He stated that this is merely an authorization to move forward. He stated that Town Meeting could not compel the Town Manager to move forward. He stated that they have to do their due diligence with the Town Manger's Office to narrow the risk. He stated that he suspects that the citizen that drafted this petition saw his (34) as this looked very different than the original one that was presented and because of this he did not have a lot of objection to this article.

Chairman Renzoni suggested passing on this article.

## **5. Follow Up to Citizens Address**

Chairman Renzoni thanked the citizens for coming out and getting in front of this for Town Meeting.

Motion by Sel. Gibbs, seconded by Sel. Herlihy, it was **UNANIMOUSLY VOTED TO ADJOURN THE JUNE 15, 2020 BOARD OF SELECTMEN MEETING AT 7:32PM.**

**APPROVED:** 9/14/20