



Minutes of the Meeting of the Board of Selectmen

Date: October 22, 2018 – Business Meeting
Time: 6:00 p.m.
Place: McCourt Social Hall, Memorial Town Hall, Spencer, MA
Present: Chairman Woodbury, Vice Chair Hicks, Clerk Berthiaume, Members Monette and Pepe (remotely), and Administrator Gregory

Chairman Woodbury called the meeting to order at 6:00 p.m.

Announcement

Any members that are participating remotely in accordance with Regulation 940, CMR 29.10 of the Open Meeting Law

Dr. Hicks announced that Selectmen Pepe will be participating remotely in accordance with Regulation 940, CMR 29.10 of the Open Meeting Law. All votes will be taken by roll call.

Meeting Minutes

Vote to approve the Business Meeting Minutes of October 10, 2018

A motion to pass over until the next meeting (Hicks/Monette) passed 5/0 with roll call vote: Berthiaume-yes, Hicks-yes, Pepe-yes, Monette-yes, Woodbury-yes

Communications:

None

Citizen Input

None

New Business:

6:05 p.m. - Public Hearing Review & Act on New Alcohol License Application of Adel Abdelmasih, d/b/a as Alpha Mart, 160 Main Street for a Wine & Malt Beverages License

Chairman Woodbury opened the hearing at 6:05 pm.

Adel Abdelmasih, owner of 160 Main St. is opening a convenience store at that location and would like to obtain a license to sell beer and wine.

There were no questions from the public or the Board. All paperwork is in order to submit the application to the State. If approved, proof of TIPS certification and liquor liability insurance must be obtained prior to issuance of license.

The hearing closed at 6:07 pm.

A motion to approve the alcohol license application of Adel Abdelmasih, d/b/a as Alpha Mart, 160 Main Street for a Wine & Malt Beverages License (Monette/Hicks) passed with a roll call vote: Berthiaume-yes, Hicks-yes, Pepe-yes, Monette-yes, Woodbury-yes.

6:30 p.m. National Grid Pole Hearing - Review & Act on Request for May Street – Plan # 27165477

The hearing opened at 6:42 pm. All were in favor.

National Grid representative Kim Tavalaimola indicated the request is to add a new pole and anchor on May Street to replace an existing pole and a guy wire on a tree that is being taken down.

Mr. Monette noted that the Highway Department approved of the new location.

There were no comments from the public. The hearing closed at 6:48 pm.

A motion to approve the request of National Grid to locate a new Pole on May Street – Plan # 27165477 (Hicks/Monette) passed with roll call vote: Berthiaume-yes, Hicks-yes, Pepe-yes, Monette-yes, Woodbury-yes

Review Conceptual Design for Green Space West of Sugden Building

Jason Dubois presented a conceptual plan for green space on the west side of the Sugden building which includes leveling the area, adding a retaining wall, paver patio with granite seating benches, and landscaping trees. He is also proposing another green space area near the Library in the shape of a book.

Mr. Monette spoke with Library Director Cheryl Donahue and said she is looking for additional seating space in that area and he will work with her on a proposal. Dr. Hicks asked about the estimated cost for construction. Mr. Monette said the plan needs to be accepted first and would then go out for bid.

Administrator Gregory said a public hearing will be held to obtain input from citizens.

Act on Senior Health Insurance Renewal for CY2019

Mr. Gregory reported that the Town received a favorable quote from MIAA for a Medicare Indemnity plan. The proposal is to eliminate the existing Fallon Senior Plan and the Tufts HMO and move into a Medicare Indemnity Plan with MIIA (Blue Cross Blue Shield) called Medex 2. Moving to this plan eliminates current issues with carriers not honoring certain doctors/hospitals and also provides considerable savings to the Town and the retirees. The Insurance Advisory Committee voted for this recommendation.

A motion to adopt the Medex 2 Plan for CY 2019 (Hicks/Berthiaume) passed with roll call vote: Berthiaume-yes, Hicks-yes, Pepe-yes, Monette-yes, Woodbury-yes

Old Business:

Vote to Authorize the Town Administrator to enter into negotiations with Peter Venuto and David Brambila of Braven LLC, on their proposal to redevelop the Sugden Building

Administrator Gregory received Town Counsel opinion that existing lease agreements will remain in place with the new building owner. Developer Peter Venuto confirmed he will acknowledge the lease obligation under the law and leave open the opportunity for negotiations if lessee wishes to change their agreement.

Mr. Venuto arrived and said he will work within all lease expiration dates and is looking forward to begin negotiations on the project.

A motion Authorize the Town Administrator to enter into negotiations with Peter Venuto and David Brambila of Braven LLC, on their proposal to redevelop the Sugden Building (Monette/Berthiaume) passed with roll call vote: Berthiaume-yes, Hicks-yes, Pepe-yes, Monette-yes

Town Administrator's Report

Review Final Draft of the 11/15/18 Fall Special Town Meeting Warrant & FY19 Budget

Mr. Gregory reported that there were no substantial changes to the Warrant. Articles related to Water Retained Earnings and Land Acquisition have been removed as all information required is not available at this time. Both Articles will be placed on the Annual Town Meeting in May.

Vote to Close & Set the November 15th Fall Special Town Meeting Warrant

A motion to close and set the November 15th Fall Special Town Meeting Warrant (Hicks/Monette) passed with roll call vote: Berthiaume-yes, Hicks-yes, Pepe-yes, Monette-yes, Woodbury-yes

Board Liaison Reports

Mr. Pepe noted that the CIPC will work on a new process for approving capital items and would like the SEBRSD to work through the process. Dr. Hicks pointed out the importance of reaching out to E. Brookfield School Committee in order to include them in the process. Mr. Gregory will discuss with Superintendent Haughey next week.

Citizen Input

Matt Defosse, 7 Paul's Drive asked the Board to be mindful of maintenance and cleanup of the green space at Sugden.

Parks & Rec Chair Rob Churchey and Town-wide yard sale assistant Sarah Moore reported that \$2,200 was raised to benefit the Parks & Rec. Additional Improvements are planned for next year.

Board Member and Staff Comments

Dr. Hicks announced he has a painting from Linda Spencer of Muzzy Meadow and would like to hang in a public building.

Executive Session under Mass General Laws, Chapter 30A, §21(a) (6), to consider the purchase, exchange, lease or value of real property located at Bixby Road (U09-3); Meadow Road (U21-33); 84 Meadow Road (U22-103); and Meadow Road (U23-2)

At 6:57 p.m. a motion to meet in Executive Session in accordance with MGL Chapter 30A, §21(a),(6), to consider the purchase, exchange, lease or value of real property located at Bixby Road (U09-3); Meadow Road (U21-33); 84 Meadow Road (U22-103); and Meadow Road (U23-2), and not to reconvene in open session (Hicks/Berthiaume) passed with a roll call vote: Woodbury-yes, Berthiaume-yes, Hicks-yes, Pepe-yes, Monette-yes

The meeting was adjourned at 6:57 pm.

Respectfully submitted,

Brenda Savoie
Executive Assistant

Referenced documents: STM Warrant & FY19 Budget Adjustments; Sugden Building Proposal; Senior Health Insurance Renewal; Conceptual Design for Sugden Green Space; National Grid Plan #27165477; Alcohol License Application – Adel Abdelmasih