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TOWN OF WAYLAND

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BOARD OF SELECTMEN

LEA T. ANDERSON
MARY M. ANTES
LOUIS M. JURIST
CHERRY C. KARLSON
DOUGLAS A. LEVINE

Board of Selectmen

Meeting Minutes

August 27, 2018

7:00 p.m.

Wayland Town Building
Selectmen's Meeting Room
41 Cochituate Road, Wayland

Attendance: Lea T. Anderson, Mary M. Antes, Louis M. Jurist, Cherry C. Karlson, Douglas A. Levine

Also Present: Town Administrator Nan Balmer

A1. Call to Order by Chair L. Anderson called the meeting of the Board of Selectmen to order at 7:00 p.m. in the Selectmen's Meeting Room in the Wayland Town Building when a quorum was present, noted that the meeting will likely be broadcast and videotaped for later broadcast by WayCAM, and reviewed the agenda for the public.

A3. Announcements and Public Comment: Doug Leard, Chair of the Local Emergency Planning Committee, announced a local emergency Community Emergency Response Team (CERT) program for residents starting Sept. 24 for ten weeks at the Public Safety Building. There is no cost for adults, 16 and older and information is available on the LEPC website.

A2. Executive Session: Enter into Executive Session Pursuant to Massachusetts General Laws Chapter 30A, Section 21 (a) (3) to discuss strategy with respect to collective bargaining and impact bargaining with Wayland Police Officers Union and International Association of Firefighters Local 1978, and Pursuant to Massachusetts General Laws Chapter 30A, Section 21(a) (6) to Consider the Purchase, Exchange, Taking, Lease or Value of Real Property in Regard to the Rivers Edge Project at 484-490 Boston Post Road and, Pursuant to Massachusetts General Laws, Chapter 30A, Section 21 a (2), (3) and (6) to review and approve the executive session minutes of July 16, 2018; July 23, 2018 and August 6, 2018. APPROVE AND HOLD: Executive Session minutes of July 16, 2018 and August 6, 2018. APPROVE AND RELEASE WITH REDACTIONS: Executive Session minutes of July 16, 2018 and July 23, 2018. At 7:04 pm, L. Anderson moved, seconded by M. Antes, that the Board of Selectmen enter into Executive Session Pursuant to Massachusetts General Laws Chapter 30A, Section 21 (a) (3) to discuss strategy with respect to collective bargaining and impact bargaining with Wayland Police Officers Union and International Association of Firefighters Local 1978, and Pursuant to Massachusetts General Laws Chapter 30A, Section 21(a) (6) to Consider the Purchase, Exchange, Taking, Lease or Value of Real Property in Regard to the Rivers Edge Project at 484-490 Boston Post Road and, Pursuant to Massachusetts General Laws, Chapter 30A, Section 21 a (2), (3) and (6) to review and approve the executive session minutes of July 16, 2018; July 23, 2018 and August 6, 2018. APPROVE AND HOLD: Executive Session minutes of July 16, 2018 and August 6, 2018. APPROVE AND RELEASE WITH REDACTIONS: Executive Session minutes of July 16, 2018 and July 23, 2018.

The Chair declares that a public discussion of these matters may have a detrimental effect on the litigating, negotiating or bargaining position of the Town. Roll call vote: YEA: L. Anderson, M. Antes, L. Jurist, C. Karlson, D. Levine. NAY: none. ABSENT: none. ABSTAIN: none. Adopted 5-0. The Chair invites attendance by: Nan Balmer, Town Administrator; Elizabeth Doucette, Assistant Town Administrator; Paul Brinkman, Town Engineer; Pat Swanick, Chief of Police; Neil McPherson, Assistant Fire Chief; Teri Hegarty, Executive Assistant; and Attorney Caroline Murray, KP Law via phone. The Board will reconvene in approximately 60 minutes to address the remainder of the agenda.

The Board reconvened in open session at 8:44pm.

A3. Announcements and Public Comment, continued: M. Antes reported that the Primary Election is Sept 4. A stormwater information forum cohosted by the BoS and the League of Women Voters will be held Sept. 12 at 7:30pm in the Senior Center.

There was no other Public Comment.

A4. Ballot Question Language: Vote to approve ballot question language for October 2, 2018 Special Election to decide whether the Town will adopt a prohibition against marijuana establishments in Wayland. C. Karlson moved to approve the ballot question language for the special election Tuesday as shown in the second revision the Board received this evening, as amended. Seconded by M. Antes. YEA: L. Anderson. M. Antes, D. Levine, C. Karlson, L. Jurist. NAY: none. ABSENT: none. ABSTAIN: none. Adopted 5-0.

A5. Special Town Meeting: Discuss potential articles; potential vote to submit additional articles: There are 23 total potential articles for the Special Town Meeting. The BoS has already voted to submit Articles A Previous Year Bills and B Current Year Transfers.

ANTICIPATED ARTICLES:

- a) **Pay Previous Year Unpaid Bills:** none known at this time
- b) **Current Year Transfers**
- c) **Clarification of 2008 Special Town Meeting Article re: Circuit Breaker:** C. Karlson stated there was a COA vote to insert the circuit breaker article.
- d) **Initial Year Funding of Town Successor Collective Bargaining Agreement for Police Union**
- e) **High School Stadium Complex Renovation**
- f) **High School Tennis Courts/Softball Field Reconstruction**
- g) **CPA: Partial Construction of WHS Athletic Facilities**
- h) **Construction of Synthetic Turf Athletic Field at Loker Conservation and Recreation Area**
- i) **Zoning By-Law: Prohibition of Marijuana Establishments**
- j) **Zoning By-law: Marijuana Establishment - District A -Boston Post Road**
- k) **Zoning By-Law: Marijuana Establishment - District B - Mixed Use Overlay District (Town Center)**
- l) **Zoning By-Law: Marijuana Establishment - District C Cochituate Village**
- m) **Zoning By-Law: Marijuana Temporary Moratorium to December 2019**
- n) **Zoning By-Law: Amend Flood Plain Maps**
- o) **Zoning By-Law Pre-existing non-conforming use of land with 6 more dwelling units**
- p) **Convert Access Easement to Access and Utility Easement on Happy Hollow Access Road off Stonebridge Road**
- q) **Purchase and Implement Automated Meter Reading Infrastructure**
- r) **Affordable Housing:** M. Antes reported that this article would not be submitted by Housing.
- s) **Petitioner's Article: Voting at Town Meeting**
- t) **Petitioner's Community Garden:** M. Antes gave an update on the possible Petitioner's Article.
- u) **Petitioner's Article: Topic Unknown**

NEW, POTENTIAL ARTICLE

v) Appropriate Funds for Abatement of Asbestos at Rivers Edge Site: The Board reviewed the proposed article. L. Anderson said the Board should include a dollar amount for the cost estimate. A discussion ensued about the Board inserting the current estimate with the possibility of changing it when better information is available. C. Karlson stated there needs to be a public discussion about what the cost will be at the Warrant Article Workshop on Sept. 5. Town Engineer P. Brinkman will present the article then and can discuss the estimated cost.

C. Karlson moved, seconded by M. Antes, to submit the article for the River's Edge Site to appropriate funds for the abatement of asbestos. YEA: L. Anderson. M. Antes, D. Levine, C. Karlson, L. Jurist. NAY: none. ABSENT: none. ABSTAIN: none. Adopted 5-0.

A6. Town Administrator's Report None.

A7. Minutes: Vote to release with redactions Executive Session Minutes of July 16, 2018 and July 23, 2018. L. Anderson noted for the record that Rebecca Mattson Stanizzi, Chair of the River's Edge Advisory Committee, was present during the Executive Session this evening.

C. Karlson moved, seconded by D. Levine, to release with redactions Executive Session Minutes of July 16, 2018 and July 23, 2018. YEA: L. Anderson. M. Antes, D. Levine, C. Karlson, L. Jurist. NAY: none. ABSENT: none. ABSTAIN: none. Adopted 5-0.

A8. Consent Calendar: Review and vote to approve (see separate sheet)

1. Vote the question of approving the sixth extension of the Rivers Edge Land Disposition Agreement to February 28, 2019

M. Antes moved, seconded by C. Karlson, to approve the Consent Calendar. YEA: L. Anderson. M. Antes, D. Levine, C. Karlson, L. Jurist. NAY: none. ABSENT: none. ABSTAIN: none. Adopted 5-0.

A9. Correspondence Review The Board acknowledged the several pieces of correspondence from one party largely regarding school issues. They also noted the Board of Health's report. L. Anderson asked about item number 4; she said she's uncomfortable with proclamations in general and this one sounds like an advertisement from the hospital. The Board agreed and took no action on the request.

A10. Selectmen's reports and concerns None.

A11. Topics not reasonably anticipated by the Chair 48 hours in advance of the meeting, if any: None.

A12. Adjourn L. Jurist moved, seconded by D. Levine, to adjourn the meeting at 9:05p.m. YEA: L. Anderson, M. Antes, D. Levine, C. Karlson, L. Jurist. NAY: none. ABSENT: none. ABSTAIN: none. Adopted 5-0.

Items Distributed for Information and Use by the Board of Selectmen at the Meeting of August 27, 2018.

1. Sign-up for Community Emergency Response Team (CERT) Training, provided by D. Leard
2. STM Article draft: Appropriate Funds for the Abatement of Asbestos at Rivers Edge Site
3. Revised Ballot Question for Special Town Election, Tuesday, October 2, 2018 from the Town Clerk

Items Included as Part of Agenda Packet for Discussion During the August 27, 2018 Board of Selectmen's Meeting

1. Revised Ballot Question for Special Town Election, Tuesday, October 2, 2018