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TOWN OF WAYLAND

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APPROVE AND
RELEASE WITH
REDACTIONS

BOARD OF SELECTMEN

LEA T. ANDERSON
MARY M. ANTES
THOMAS J. FAY
CHERRY C. KARLSON
DOUGLAS A. LEVINE

**Board of Selectmen
Meeting Minutes
Executive Session
October 2, 2019
7:00pm**

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

Attendance: Lea Anderson, Mary Antes, Tom Fay, Cherry Karlson, Doug Levine

Absent: None

Also Present: Louise Miller, Town Administrator; Elizabeth Doucette, Jeanne Downs, School Committee Chair

Purpose: At 9:49pm, C. Karlson called the session to order in the Selectmen's Meeting Room, Wayland Town Building by unanimous roll call vote of the Board (YEA: L. Anderson, M. Antes, T. Fay, C. Karlson, D. Levine. ABSENT: None. ABSTAIN: None. Adopted 5-0.) in open session as permitted by Massachusetts General Laws Chapter 30A, Section 21(a)(6) to consider the purchase, exchange, taking, lease or value of real estate in regards to the Rivers Edge Project at 484-490 Boston Post Road, and Pursuant to Massachusetts General laws, Chapter 30A, Section 21 (a)(3) to discuss strategy with respect to collective bargaining with the New England Police Benevolent Association (NEPBA)/Wayland Police Officers Union (WPOU) Local 176, and Pursuant to Massachusetts General Laws, Chapter 30A, section 21(a)(3)* to discuss strategy with respect to collective bargaining with Wayland Firefighters Local 1978, International Association of Firefighters, AFL-CIO, and Pursuant to Massachusetts General Laws, Chapter 30A, Section 21 (a)(3) to discuss strategy with respect to collective bargaining with the Wayland Teachers Association, Wayland Educational Secretaries Association, Wayland Food Service Association, Custodians & Maintenance Local 116 regarding health insurance payroll deductions.

* *Note: Agenda and motion incorrectly stated Chapter 30, section 21(3) pertaining to the collective bargaining with Wayland Firefighters. Motion above is correct.*

WTA et al regarding health insurance payroll deduction:

[REDACTED]

J. Downs left the meeting at 10:03pm.

Police: L. Miller reported that negotiations have begun, and another session is scheduled for this week. There seems to be agreement on language issues that need to be clarified and the sides need to work through the corrections. Language topics include uniform application of educational incentives, payment of stipends

vs. inclusion in base pay, holiday pay, calculation of overtime pay, difficulty of tracking and calculating FLSA payments and disability (specifically sick days). Negotiation goals include unifying language across contracts and streamlining the administration of payroll calculations. [REDACTED]

Fire: [REDACTED]

River's Edge: Planning Board member A. Lewis questions the ZBA's authority to approve more units than is stated in the zoning code. Earlier this year, C. Karlson and L. Miller participated in a phone call with Jim Lambert, Wood Partners, and explained that the Board of Selectmen did not have the authority to increase the number of units. A Town Meeting vote would be required to change the zoning. Now, Wood Partners plans to file with the ZBA (second filing) to request more units among other variances. Town Counsel has opined (released to public) that the ZBA has the right to authorize variances from all zoning code.

A. Lewis further questions the Board's right to sign a Land Disposition Agreement (LDA) that differs from the RFP – particularly on the issue of number of units. The Board asked L. Miller to seek guidance from Town Counsel on this question. The number of units is key to the negotiation strategy with the remaining cost driven factors of soil management, wastewater costs, and energy efficiencies, all of which may impact the net purchase price.

Exit Executive Session: At 10:40pm, L. Anderson moved, seconded by T. Fay to exit Executive Session. Roll call vote of the Board. YEA: M. Antes, T. Fay, C. Karlson, D. Levine, L. Anderson. NAY: None. ABSENT: None. ABSTAIN: none. Adopted 5-0.

Documents provided: No documents were provided at this session.