



TOWN OF WAYLAND

41 COCHITUATE ROAD
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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
October 1, 2018
7:00 p.m.
Wayland Town Building
Selectmen's Meeting Room
41 Cochituate Road, Wayland**

Attendance: Lea T. Anderson, Mary M. Antes, Douglas A. Levine (arrived at 7:11pm), Cherry C. Karlson, Louis M. Jurist

Also Present: Town Administrator Louise Miller

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.

A2. Announcement and Public Comment Tomorrow, October 2, is a Wayland voting day on the potential marijuana ban. On Oct. 13, the Historical Society is having programs along the Rail Trail and other activities including Ride, Spin and Walk involving a demonstration of electric cars and bikes. The Sudbury-Wayland-Lincoln Domestic Violence Roundtable will be having their 20-year anniversary event on Oct. 18 from 6pm-9pm.

Bill Sterling, 14 Morse Rd., and chair of the CoA/CC Committee briefly noted the report from Tighe & Bond (item 10 in Correspondence) and encouraged the Board to stay the course of developing the building at the Municipal Parcel for use as a Senior/Community Center.

A3. River's Edge: Asbestos Removal Update Town Engineer Paul Brinkman came before the Board to discuss the meeting he and Beth Doucette had with MassDEP last week. He stated it did not change what needs to be done relative to the site, but they were able to discuss lowering the initial threshold of soil to be removed. He discussed the procedural steps that have to be done, the best case scenario, steps going forward and the amount of the funding request. They are working on the non-traditional asbestos work plan and getting that filed. It was also discussed what would happen if the article doesn't pass at STM.

A5. FY20 Budget Update L. Miller reviewed the revised FY20 budget guideline and stated it is not a policy document, instead it is strictly a tool for departments to prepare their budgets for this fiscal year. According to the Code the Town Administrator, working with the Finance Committee and the Finance Director will issue the budget guideline on the Board's behalf.

C. Karlson moved, seconded by D. Levine, to authorize the Town Administrator to issue the FY2020 Budget guideline with the revisions as shown in our packets. YEA: L. Anderson, M. Antes, D. Levine, C. Karlson, L. Jurist. NAY: none. ABSENT: none. ABSTAIN: none. Adopted 5-0.

L. Miller will start FY20 capital budget discussions with staff starting this week.

A6. Special Town Meeting Articles:

1. **Discuss and vote to insert and/or take a position, if appropriate**
2. **Discuss order of articles** C. Karlson discussed her approach in developing the proposed order of STM articles. She said she thinks it could get done in one long night. L. Anderson said next week she hopes the Moderator will be present and the Board could be a vote on a final order.

L. Miller noted the funding issues around both field projects; we are still waiting for a final answer from DOR on whether the debt exclusion vote will apply to the whole project.

C. Karlson left the meeting at 7:40pm to attend the Finance Committee discussion on River's Edge.

A4. Special Act Update The Board stated they will dedicate a meeting to working on the Special Act and understanding feedback from other Boards/Committees. The intent is to take all the notes the boards have written and/or Selectmen have taken and submit them by October 10 at the latest, so they can be put into the packet for discussion on October 15.

A7. Cable Discussion Update D. Levine said he sent an email to the KPLaw Attorney handling cable issues and is waiting to hear back. L. Anderson reported that Jim Mullane, WayCam, is willing to give tours of the cable studio. The Board will continue this discussion to another meeting.

A8. Town Administrator's Report

1. **Correspondence** None discussed.
2. **Annual Report: Review and discuss Board of Selectmen's submission** The Annual Report has been finalized and is ready on the Board's behalf.
3. **Wayland Firefighter Receives Fire & Life Safety Educator of the Year Award** Firefighter Todd Winner received the Fire & Life Safety Educator of the Year Award.

A12. Minutes: Review and vote to approve regular session minutes of September 17, 2018

M. Antes moved, seconded by D. Levine, to approve the minutes of September 17, 2018, as amended. YEA: L. Anderson, M. Antes, D. Levine, L. Jurist. NAY: none. ABSENT: C. Karlson. ABSTAIN: none. Adopted 4-0.

A11. Consent Calendar: Review and vote to approve (see separate sheet)

1. **Vote the question of approving and signing the weekly payroll and expense warrants**
2. **Vote the question of approving the invoice for Valerio, Dominello & Hillman, LLC, dated September 11, 2018, Invoice N. 6, for general labor matters: \$10,252.34**

M. Antes moved, seconded by L. Jurist, to approve the Consent Calendar. YEA: L. Anderson, M. Antes, D. Levine, L. Jurist. NAY: none. ABSENT: C. Karlson. ABSTAIN: none. Adopted 4-0.

A12. Correspondence Review M. Antes thanked Police Chief Swanick for following up on citizen's concerns. The Conservation cluster on Moore Road was noted by L. Anderson. M. Antes noted item 10, the Tighe and Bond report discussed during Public Comment. M. Antes stated the item from National Grid was interesting.

A13. Selectmen's reports and concerns M. Antes asked if anyone was planning on attending the Massachusetts Selectmen's Fall Conference on October 20. L. Anderson said she will check.

A6. Special Town Meeting Articles, continued:

1. **Discuss and vote to insert and/or take a position, if appropriate**

L. Anderson briefly discussed new additions to Article A (Pay Previous Fiscal Years Unpaid Bills) and B (Current Year Transfers).

M. Antes moved, seconded by D. Levine, to insert and support Article A "Pay Previous Fiscal Years Unpaid Bills" and Article B "Current Year Transfers." YEA: L. Anderson, M. Antes, D. Levine, L. Jurist. NAY: none. ABSENT: C. Karlson. ABSTAIN: none. Adopted 4-0.

L. Miller reported that the Personnel Board approved article D on the Police contract at its last meeting. The amount is set, and town counsel is finalizing language. M. Antes moved, seconded by L. Jurist, to insert and support Article D "Initial Year Funding of Town Successor Collective Bargaining Agreement for Police

Union.” YEA: L. Anderson, M. Antes, D. Levine, L. Jurist. NAY: none. ABSENT: C. Karlson. ABSTAIN: none. Adopted 4-0.

D. Levine reported that final drafts of Articles F and G on marijuana are still pending. M. Antes stated that very few attended the Planning Board’s hearings on the STM articles. She has not seen a FinCom write-up on either articles H or I, but the Planning Board supported both of them.

M. Antes moved, seconded by L. Jurist, to insert and support Article H “Article Federal Flood Plain District Zoning Amendment-Panel Numbers Update” and Article I “Pre-existing Nonconforming Use of Land that Consists of More than Six Dwelling Units.” YEA: L. Anderson, M. Antes, D. Levine, L. Jurist. NAY: none. ABSENT: C. Karlson. ABSTAIN: none. Adopted 4-0.

L. Jurist reported that FinCom will have an update on the field articles after tonight’s meeting. L. Miller thinks we will hear definitively from the DOR prior to the warrant going to print.

D. Levine discussed the status of Article O on the water meters. L. Miller reviewed potential funding sources and the impact of funding with cash on the water reserve balance. She is also reviewing this in conjunction with the 5-year capital plan requests.

The Board went into a short recess at 8:03pm.

The Board returned from recess at 8:20pm with C. Karlson returning to the meeting.

C. Karlson discussed the changes suggested by FinCom on the River’s Edge article C write-up. She noted that the Board has to follow up to see if the Town had insurance that would cover the general liability of anything that happened on town property during that time frame for the River’s Edge area contamination.

A10. 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) 12 discuss the purchase, exchange, lease or value of real property with respect to the Town's agreement with Twenty Wayland, LLC, relative to property and development located off 400-440 Boston Post Road and, Pursuant to Massachusetts General Laws, Chapter 30A, Section 21 (a) (3) to discuss the strategy for litigation relative to Cochituate Commons, LLC. v. Town of Wayland. At 8:21pm, 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) 12 discuss the purchase, exchange, lease or value of real property with respect to the Town's agreement with Twenty Wayland, LLC, relative to property and development located off 400-440 Boston Post Road and, Pursuant to Massachusetts General Laws, Chapter 30A, Section 21 (a) (3) to discuss the strategy for litigation relative to Cochituate Commons, LLC. v. Town of Wayland.

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: Louise Miller, Town Administrator and Elizabeth Doucette, Assistant Town Administrator. The Board will reconvene in approximately 25 minutes for the purpose of adjourning.

The Board returned to open session at 8:48pm.

A14. Topics not reasonably anticipated by the Chair 48 hours in advance of the meeting, if any
None.

A15. Adjourn L. Jurist moved, seconded by D. Levine, to adjourn the meeting at 8:49pm. 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 October 1, 2018.

1. Updated Article List for November 13, 2018 Special Town Meeting

Items Included as Part of Agenda Packet for Discussion During the October 1, 2018 Board of Selectmen's Meeting

1. Draft of memo to All Department Heads, Boards and Committees, from Louise Miller, Town Administrator; Brian Keveny, Finance Director; and The Finance Committee dated October 2, 2018 re: FY 2020 Operating Budget Guideline
2. Article listing for November 13, 2018 Special Town Meeting (STM)
3. Proposed STM 2018 Article Order
4. Board of Selectmen 2018 Annual Report Submission Draft
5. Information on Wayland Firefighter, Todd Winner, being named Fire & Life Safety Educator of the Year
6. Minutes from September 17, 2018 regular BoS meeting for review