

**Board of Selectmen's Meeting
November 25, 2019 – 7:00 PM
Sanford Hall
144 Village Street**

Present: John Foresto, Chair; Glenn Trindade, Vice Chair; Dennis Crowley, Clerk; Richard D'Innocenzo, Member; Maryjane White, Member.

Staff Present: Michael Boynton, Town Administrator; Allison Potter, Assistant Town Administrator; Carol Pratt, Finance Director; Donna Greenwood, Principal Assessor; Sandy Johnston, Communications Director.

At 7:00 PM Selectman Foresto called the meeting to order and led the Pledge of Allegiance.

Public Comments: None

Appointment Consideration: Energy and Sustainability Committee: Jason Reposa

The Board reviewed the (1) e-mail of Interest from Jason Reposa dated November 7, 2019, and (2) appointment recommendation e-mail from Carey Bergeron, Chair, Energy and Sustainability Committee.

Mr. Foresto requested that Mr. Reposa come forward and explain his background. Mr. Reposa reviewed his interest in the Energy and Sustainability Committee. Selectman Crowley stated that he had heard that he started a new business. Mr. Reposa stated he is the Chief Executive Officer of a new cannabis company. Selectman Trindade asked why he is interested in this committee. Mr. Reposa stated he believes any company today should start with a focus on sustainability versus profits, specifically, being net zero, assisting the community, and providing a living wage. He understands that his role on the committee would be advisory in nature and would like to be helpful to the committee and community.

Selectman Trindade moved that the Board appoint Jason Reposa for a four year term to the Energy and Sustainability Committee. Selectman D'Innocenzo seconded. No Discussion. VOTE: 5-0-0.

Public Hearing – Tax Classification – 7:00 PM

The Board reviewed the (1) memo dated November 25, 2019 from Donna Greenwood, (2) Public Hearing Notice, and (3) presentation dated November 25, 2019.

Selectman Trindade moved that the Board open the Fiscal Year (FY) 2020 Tax Classification public hearing. Selectman D'Innocenzo seconded. No Discussion. VOTE: 5-0-0.

Ms. Greenwood reviewed the content of the tax classification presentation. The options and specific impacts of a single tax rate and split tax rate shifting the tax burden by 5, 10 or 15 percent were discussed. She explained the qualifications for residential and small commercial exemptions. She then reviewed the fiscal year 2020 assessment data, statistics, and process utilized to determine the assessed values for single family properties, residential condominiums, and commercial and industrial properties. Selectman Crowley asked why the Class 4 Industrial category went down between 2019 and 2020. Ms. Greenwood stated she will get back to the Board about the cause. She reviewed the impact on both the residential and commercial changes due to Exelon, CommCan, Merrimack Building Supply, and O'Brien and Sons. She noted the significant drop in new growth between 2019 and 2020 was due to the Exelon

expansion. She then reviewed the tax rate over prior years, 2010 through 2019, and the comparable tax rate compared to neighboring towns. Selectman Crowley noted that Millis is a shade over us relative to the average tax bill and asked if this is inclusive of overrides. Mr. Boynton confirmed. Selectman Crowley stated that the Medway tax rate is lower than Millis but it should be compared at the same average assessed value. Ms. Greenwood then reviewed the top five real estate and personal property tax payers. Ms. Greenwood closed her presentation by stating that the Board of Assessors is recommending a single tax rate with no split and no exemptions. Mr. Boynton noted this is the first time that we are predicting a bump in the tax rate. He reviewed the Town's valuations from 2015 to the present and explained that this tax rate bump is in part due the fact that 2019 to 2020 valuation is at one half of where we were last year. He stated there was also an additional \$800,000 new growth that was not captured in 2019 but must be included as part of the base moving forward based on the State Department of Revenue rules. He stated that he and Finance Director Pratt are looking at a feathering aspect for the budget cycle moving forward to minimize any impact on a tax spike. Selectman Crowley stated that he and Board need to take responsibility for this tax spike as sounds like they should have been feathering in new growth better than they had. Mr. Boynton stated that is correct to a point and explained the impact of going to the levy limit and this Board's conservative approach in not doing so, noting they have been fiscally prudent and should be commended.

Selectman Trindade moved that the Board close the Fiscal Year 2020 Tax Classification public hearing. Selectman D'Innocenzo seconded. No Discussion. VOTE: 5-0-0.

Selectman Trindade moved that the Board approve the single tax rate for 2020 and there be no residential or commercial exemption. Selectman D'Innocenzo seconded. No Discussion. VOTE: 5-0-0.

Ms. Pratt requested that the Board sign the LA5 form.

Discussion: Massachusetts Executive Office of Technology Services and Security Cybersecurity Awareness Grant

The Board reviewed the (1) grant award letter dated October 31, 2019 from the Governor Baker's office, (2) e-mail notification of grant award dated November 4, 2019 from Rich Boucher, and (3) grant contact notification letter dated November 6, 2019 from Rich Boucher.

This agenda item was not discussed.

Vote/Approval: 74 and 82 Lovering Street Purchase

- **Vote to Exercise Right of First Refusal**
- **Approval of Purchase and Sale Agreements**
- **Approval of Notices of Intent to Exercise Option Pursuant to G.L. c. 61A s. 14**

The Board reviewed the (1) purchase and sale agreements, and (2) notices of intent to exercise right of first refusal option.

Town Administrator Boynton stated these steps are part of the process outlined by Town Counsel for the purchase of the properties following approval at the Fall Town Meeting last Monday. The Board first needs to vote on the right of first refusal, then approval of the Purchase and Sale agreements, and then approval of notices of intent. The Purchase and Sale agreements have been review by both Town Counsel and the seller's attorney.

Selectman Trindade moved that the Board of Selectmen exercise the Town's first refusal option pursuant to Massachusetts General Laws Chapter 61A, Section 14, to purchase the land located at 74

Lovering Street consisting of approximately 0.683 acres of land for a purchase price of \$204,700.00 and to purchase the land located at 82 Lovering Street consisting of approximately 20.3 acres of land for a purchase price of \$1,170,300.00, from the owner of record thereof, and in connection therewith, execute a purchase and sale agreement and a Notice of Intent to Exercise Option Pursuant to G.L. c. 61A s. 14 for each such property, and deliver said documents to the owner of record of such property and to authorize the Chairman to execute any and all such documents, agreements, notices, including without limitation an Acceptance of Deed, as may be necessary or convenient in order to consummate the acquisition of such properties. Selectman D’Innocenzo seconded. No Discussion. VOTE: 5-0-0.

Mr. Boynton noted that once the Purchase and Sale agreements are recorded, the Town has ninety days to close so he anticipates this to occur just after the first of January. Selectman Foresto thanked Mr. Boynton and Selectman Crowley for their efforts and the Community Preservation Committee for funding the purchase of the property. Selectman Crowley stated he received a personal hand written note from Ms. Lenore Wilson stating she was grateful that the property can remain as an open farm and how pleased Paul Wilson would be that space would remain in perpetuity as open space.

Approval: Inter-municipal Agreement with the Town of Berkley for Brush Truck Transfer
The Board reviewed the inter-municipal agreement.

Town Administrator Boynton stated we have a 1997 Brush truck that we are taking out of commission later this winter once the new one arrives. He noted that both he and Chief Lynch would like it to stay in fire service; rather than strip it out, they would like another Town have use of it. He noted this is similar to what we did with the Town of Montgomery in the past.

Selectman Trindade moved that the Board vote to approve the inter-municipal agreement with the Town of Berkley for the Brush Truck transfer as presented. Selectman D’Innocenzo seconded. No Discussion. VOTE: 5-0-0.

Mr. Boynton noted that this truck will not get transferred to the Town of Berkley until the new one is functionally in place.

One-day Liquor License Applications

The Board reviewed the Police Chief’s recommendation for Katie McMahan and Molly Pillard.

Selectman Trindade moved that the Board approve the one-day liquor licenses as presented subject to the Police Chief’s recommendations and proof of appropriate insurance coverage. Selectman D’Innocenzo seconded. No Discussion. VOTE: 5-0-0.

Appointment Consideration: Medway Christmas Parade Committee (4): Julie Harrington, Tim Rice, Joanne Russo, Charlene Tingley

There were no materials for the Board to review.

This agenda item was not addressed.

Town Administrator Boynton reminded all that Town Hall will be closing at 12:30pm on Wednesday for the week in celebration of the Thanksgiving Holiday and wished the Board and all Town of Medway residents a happy Thanksgiving.

Selectman Crowley stated that the Medway High School boys' soccer team lost to Belchertown this weekend with a score of 1-0 in overtime. He stated he felt that Medway was a stronger team. He stated the Medway High School girls' soccer team lost to Holliston in the South sectional finals in Worcester. He reminded all that the Medway Lions Christmas Tree Sale starts this Saturday at 9am at the Medway Plaza.

Selectman Trindade stated the Medway High School girls' cheerleaders U-10 and U-12 teams are going to the nationals in Florida noting they will need to raise a lot of funds in a limited amount of time.

Selectman D'Innocenzo reiterated that the Medway High School boys' soccer team dominated the game and congratulated them for a great season. He reported that the Medway High School girls' soccer team received the Team Sportsmanship Award. He reported that the Medway High School Thanksgiving football game is at Millis. He noted that the residents can still sign up for the 5K Turkey Trot on Thanksgiving, the day of the event. He congratulated all of the fall sports teams.

Selectman Foresto thanked Ms. Pratt, Ms. Potter, and Ms. Johnston for their assistance with the State of the Town address at Fall Town Meeting. He reported that this Saturday, the Christmas Parade starts at 5:30pm, starting from the Middle School and ending at Choate Park, noting there will be hot chocolate, popcorn, and photos with Santa at the Thayer Homestead followed by fireworks.

Ms. Johnston reminded all of the Rabbit Hill Historical House Tour on Sunday.

Selectman Crowley shared that he spoke to a young couple who just moved into Town and asked why they moved to Medway. They said they decided on Medway, as it has the best school system.

At 7:35 PM, Selectman Trindade moved to adjourn. Selectman D'Innocenzo seconded. VOTE: 5-0-0.

Respectfully submitted,
Liz Langley
Administrative Assistant
Town Administrator's Office