March 20th, 2017 Minutes

219 Masspoag Avenue, Sharon, MA

**Present:** William Brack, Ira Miller, Gordon Gladstone, Alexander Korin, Patricia-Lee Achorn, Laura Nelson, Alexander Korin, Charles Goodman, Arnold Cohen and Edward Phillips.

1. **Open Finance Committee Meeting and Adjourn for Executive Session for the purpose of discussing litigation and legal matters.  Fred Turkington 7:30-7:45**

**MOTION:** by Patricia-Lee Achorn to begin the Executive Session **SECONDED:** by Hanna Switlezowski **VOTED:** 8-0-0. Laura recused herself.

Fred Turkington, Town Adminstrator, discussed the litigation and legal matters regarding Sharon Valley Country Club.

* As of 6:00 pm on March 22nd, 2017 at 6:00 pm the information will be public.
* Seidenberg and Shelmerdine filed a deposition regarding a breach of contract for not signing the MOU.
* The damage claim was approximately $6,000,000.
* The Town of Sharon and the Board of Selectman are being sued.
* Board of Selectman approached Sharon Valley Country Club in regards to a revision to the original article.
* The number of condominium units will change from seventy-four to fifty-two.
* At least 80% will be age restricted housing.
* $502,000 will be given to the town from all of the occupied units.
* Article 19 is to approve these changes.
* The new MOU will be signed on March 22nd, 2017.
* The Board of Selectman will attend the March 27th, 2017 Finance Committee meeting.

1. **Adjourn Executive Session and return to Open Meeting 7:45**

**MOTION:** by Patricia-Lee Achorn to adjourn the Executive Session and return to Open Meeting **SECONDED:** by Hanna Switlezowski **VOTED:** 8-0-0.

1. **Review, discuss and vote ATM Article 22 - Sharon Gallery – Bob Shelmerdine and Planning Board – Ben Pinkowitz**

Robert Shelmerdine, Counsel for Sharon Gallery and Ben Pinkowitz, Planning Board, discussed Article 22 and the Sharon Gallery.

* On March 30th, 2017 the Planning Board voted to support Sharon Gallery.
* The Article removed the hard medical uses that it originally proposed which include hospitals, nursing home, emergency satellite facilities and assisted facilities.
* Planning Board believes it to be a viable and successful solution.
* The final draft will be done by March 23rd, 2017.
* The Board of Selectman will vote on March 22nd, 2017.

1. **Review, discuss and vote all other Planning Board Articles – Ben Pinkowitz:**
   1. **ATM Article 17 – Master Planning**

Shannon McLaughiin, Secretary of the Planning Board and Benjamin Pinkowitz, Chairman of Planning Board, presented the Master Plan. Edward Phillips, Member of the Finance Committee also provided information.

* The range of compared prices is between $100,000 to $150,000.
* Comparable towns include Easton at $150,000, Randolph at $200,000, Foxborough at $200,000 and Wellesley at $150,000.
* The Warrant Article does not include the dollar amount in it.
* The expected timeline is over two fiscal years.
* A consultant will be hired to bring the town together to interact with all of the boards, committees and residents.
* The Master Plan will be a document with actionable goals for the next five, ten and thirty years.
* An outgoing event will happen to disperse information as well as on social media.
* Master Plan Steering Committee consists of the Planning Board, Finance Committee, Water Management Advisory, Conservation Commission, Zoning, Board of Selectman, Health and four at large citizens.
  1. **ATM Articles 23 and 24 relative to Green Community Articles**

Benjamin Pinkowitz, Chairman of the Planning Board, explained Articles 23 and 24 and becoming a Green Community.

* On March 16th, 2017 the Planning Board had a meeting with the State Green representative.
* The Planning Board met with a representative from Walpole regarding respecting town lines and not mixing into their aquifer. Walpole is worried it will pollute their water supply.
* The main problem is to where this should go.
* No change to the Stretch Code at this time.
* The Planning Board asked to eliminate research and development and do something such as dry labs. They want to exclude biological or chemical.

1. **Review and discuss ATM Article 4 Personnel Board Memo – Fred Turkington**

Fred Turkington, Town Administrator, presented Article 4 and the Personnel Board Memo.

* The minimum and maximum salary ranges have been approved by the 2015 Annual Town Meeting for the executive group.
* The Board of Selectman will vote to approve the salary adjustments and certify there are sufficient funds in the proposed FY 2018 operating budget to support the recommendations.
* Personnel Board is voting to approve an adjustment to the salary scale for the Administrative Assistant of 2%.
* Revisions to the employment agreements reflect salaries approved through town meeting will be voted by the Board of Selectmen in June.
* The decision to leave in place minimum and maximum salary ranges through FY2018 will only impact the increase for the Police Chief, as he is only $400 shy of the maximum in FY2017.
* The current salary of the Treasurer/Collector reflects an interim salary for the probationary period. The proposed salary is the same as the retiring treasurer/collector she replaced.

1. **Review, discuss and vote ATM Articles 1, 8-12 (Finance Committee Nominations, Norfolk County Retirement, Unemployment, O.P.E.B., Stabilization Fund, Revolving Fund Authorizations)**

**MOTION:** by Charles Goodman to recommend Article 8 **SECONDED:** by Ira Miller **VOTED:** 10-0-0.

**MOTION:** by Charles Goodman to recommend Article 9 **SECONDED:** by Ira Miller **VOTED:** 10-0-0.

**MOTION:** by Charles Goodman to recommend Article 10 **SECONDED:** by Patricia-Lee Achorn **VOTED:** 10-0-0.

**MOTION:** by Charles Goodman to recommend Article 11 **SECONDED:** by Ira Miller **VOTED:** 8-2-0. Laura Nelson and Gordon Gladstone opposed.

**MOTION:** by Charles Goodman to recommend Article 12 **SECONDED:** by Ira Miller **VOTED:** 9-1-0. Laura Nelson opposed.

1. **Review, discuss and vote Articles:**
   1. **ATM Article 16 – Heights Roof**

**MOTION:** by Gordon Gladstone to recommend Article 16 by using free cash **SECONDED:** by Edward Phillips **VOTED:** 9-1-0. Laura Nelson opposed.

* 1. **ATM Article 20 – Schematic Design Library**

**MOTION:** by Edward Phillips to recommend Article 20 **SECONDED:** by Charles Goodman **VOTED:** 9-1-0. Gordon Gladstone opposed.

* 1. **ATM Article 7- CPA**

**MOTION:** by Edward Phillips to recommend Article 7 **SECONDED:** by Hanna Switlezowski **VOTED:** 10-0-0.

* 1. **ATM Article 28 – Citizen Petition**

**MOTION:** by Laura Nelson to recommend Article 28 **SECONDED:** by Patricia-Lee Achorn **VOTED:** 0-8-2. Charles Goodman and Arnold Cohen abstained. Gordon Gladstone, Edward Phillips, Alexander Korin, Hanna Switlezowski, Patricia-Lee Achorn, William Brack and Ira Miller opposed.

The Finance Committee expressed concerns of the permanency issues.

1. **Other Topics not reasonably anticipated by the Chair in 48 hours.**

The next meeting will be held on March 27th, 2017. The meeting will include Capital Outlay, Board of Selectman, Town Council, Town Clerk, School Committee and Lake Management Committee.

1. **Adjournment**

**MOTION:** by Patricia-Lee Achorn to adjourn **SECONDED:** by Arnold Cohen **VOTED:** 10-0-0.

The meeting was adjourned at 10:45 pm.