

**MINUTES**  
**BOARD OF SELECTMEN MEETING**

Tuesday, June 7, 2011

7:00 p.m.

The meeting of the Board of Selectmen was held at 7:05 pm in the Sharon Town Hall with Chairman Richard A. Powell, Selectman William A. Heitin and Selectman Walter Joe Roach,

**JOINT POLE LOCATION HEARING ON HIGHLAND AVENUE – PAUL SCHNEIDER**

At the last meeting the proprietors of Saphire Inn raised concerns regarding the location of the poles. The Saphire Inn hosts many special events and functions. Their concern is that pictures are taken outside where the poles could possibly be located.

Paul Schneider, Manager Right of Way – Verizon said that the polls re-staked the polls and moved away from the property line and the abutters who were concerned before are now satisfied.

**VOTED:** (Heitin/Roach) Voted unanimously to close the hearing

**VOTED:** (Heitin/Roach) Voted unanimously to approve the pole location as requested and discussed

**APPLICATION FOR TRANSFER OF LIQUOR LICENSE – SHARON MARKET**

- Jonathan Hall came before the Board for approval of the transfer of a wine and malt off-premises license from Sharon Express at 17 Post Office Square. Mr. Hall said that he currently lives in Norwood and has been involved with employee relocation, marketing and project management. His plans for the store including moving away from a convenience store type establishment to create a specialty foods store with craft beers, prepared foods, cheeses and other types of foods. He said he is working with Town Engineer Peter O’Cain on obtaining an exterior sign in conformance with sign regulations pertaining to the Post Office Square zoning area. He said that currently the store is too much like a convenience store and he hopes to shorten some of the racks and perhaps put in a laminate wood floor. He also hopes to change the lighting to be less harsh. He hopes to have a 60% - 40% split on wine and beer vs. food looking at dollars as opposed to transactions, He said that he hopes that the percentage would shift more toward food as his business becomes more established.

- **VOTED:** (Heitin/Roach) Voted to approve the request of Jonathan Hall to transfer of the off premises liquor license from Helambu to Sharon Market.

**APPLICATION FOR LIQUOR LICENSE – MANGIA RESTAURANT GROUP**

- Stephen Fenerjian came before the Board for approval of a new of wine and malt off-premises license at 21 South Main Street. He said this will be his seventh store and he explained that he had already received approval from the Board of Health for the septic system. He said he will offer both take-out food and restaurant seating. Mr. Fenerjian said he expects that beer & wine sales will be approximately 15% - 20%. He said he hopes to open by August 1st.

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**VOTED:** (Heitin/Roach) Voted to approve the request by Stephen Fenerjian for a new off premises liquor license for Mangia Restaurant Group.

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**APPROVAL OF AMENDMENT FOR CAMP EVERWOOD**

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Selectman Roach recused himself.

Town Administrator Puritz reviewed the items below:

1. The Commencement Date and Rent Commencement dates are now set at June 15, and June 27, 2011, respectively, rather than being tied to the effective date of a special permit.
2. The Horizons for Youth Reuse Committee's Final Submission is incorporated into the Lease Amendment.
3. Everwood has amended its Traffic Plan to address concerns raised at the HFYRC meetings, relative to bus traffic and event parking.
4. Septic issues were clarified.
5. References to a special permit were deleted, as the special permit process was replaced with the HFYRC meetings.

**VOTED:** (Heitin/Powell) Voted to approve the first amendment to the ground lease with Camp Everwood LLC as discussed

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**APPROVAL OF NEW SPECIAL POLICE OFFICERS**

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Chief Bernstein explained the role of the Special Police in Sharon and recommended Brian Kamp, Josh Bowman and Kyle McNeill. He said that all three are interested in becoming full-time officers.

**VOTED:** (Heitin/Powell) Voted unanimously to appoint Brian Kamp, Josh Bowman and Kyle McNeill as special police officers.

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**APPROVAL OF MINUTES**

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**VOTED:** (Heitin/Roach) Voted unanimously to approve the Regular Session Minutes and Executive Session Minutes of May 24, 2011

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**APPOINTMENT OF MARY KELLY TO THE CULTURAL ARTS COUNCIL**

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**VOTED:** (Heitin/Roach) Voted unanimously to appoint Mary Kelly to the Cultural Arts Council

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**AUTHORIZE TOWN ADMINISTRATOR PURITZ TO SIGN ENGAGEMENT LETTER WITH**

## **AUDIT FIRM**

- **VOTED:** (Heitin/Roach) Voted unanimously to authorize Town Administrator Puritz to sign the engagement letter with Melanson & Heath for the FY 2011 audit.

- Selectman Heitin said that the Audit Committee accepted the 2009 and 2010 Management Letters from Melanson & Heath. Town is also in the midst of putting together an implementation plan to comply with the audit firm's recommendation.

## **APPROVAL OF CONTRACT RECOMMENDATION FOR POND STREET AND MASSAPOAG AVENUE WATER MAIN INSTALLATION**

DPW Superintendent Eric Hooper said the work will include Massapoag Avenue from the Massapoag rotary to Lakeview Street and Pond Street from the center of Town to the rotary. He said the low bidder was Gioso construction. Pond Street will be done first and then Massapoag Avenue.

**VOTED:** (Heitin/Roach) Voted unanimously to authorize the expenditure of \$878,724.37 for the installation of the Pond Street and Massapoag Avenue Water Mains.

## **AWARD FOR THE SHARON TOWN HEAT AND AIR CONDITIONING UNIT REMOVAL AND REPLACEMENT PROJECT**

Chairman Powell reviewed the memo from Town Engineer Peter O'Cain. Selectman Heitin explained that this expenditure had been approved by Town Meeting and the Capital Outlay Committee

**VOTED:** (Heitin/Roach) Voted unanimously to award the project as discussed to Automatic Temperature Controls, Inc. of Cranston, RI, the low bidder at \$79,875.

## **PROCLAMATION FOR JUNE 14<sup>TH</sup> FLAG DAY**

- Selectman Heitin read the Annual Flag Day proclamation.

**VOTED:** (Heitin/Roach) Voted unanimously to approve the proclamation for Flag Day.

## **APPROVAL OF PRECINCT REDISTRICTING**

- Town Administrator explained that only 140 households will be impacted which is less than 2% of the households in the Town.

**VOTED:** (Heitin/Roach) Voted unanimously to certify at the meeting of June 7<sup>th</sup> that the Board of Selectmen accept the precinct redistricting as requested by the Town Clerk.

## **PAVING OF MOUNTAIN STREET**

- **VOTED:** (Heitin/Roach) Voted unanimously to open the hearing to discuss the paving of Mountain Street

Superintendent Hooper said the proposed plan is to pave 3800 feet starting at 371 Mountain Street and ending at 596 Mountain Street. He said that there would be filings with the Conservation Commission and with Natural Heritage. He said every year the Town spends money maintaining the non-paved portion. He said that in some instances the road would be narrowed. Town Engineer Peter O'Cain said the proposed project cost is approximately \$109,000. The Town would have to file for a hearing before the Norfolk County Commissioners and there also would be a short filing regarding endangered species. He said that they anticipate no tree removal or wall removal. Superintendent Hooper said that the road is regraded annually with some type of gravel material. Town Engineer O'Cain said that the paving would pay for itself within five years in terms of reduced maintenance costs.

Chief Bernstein said he felt the road would be safer especially during winter months and he thinks it would be a positive. He said it would be easier to patrol a paved road and to monitor the illegal dumping that has been taking place. Sharon Grady of 592 Mountain Street said of the five families who live on the dirt road four of the families would like the road paved. She also showed pictures of the road and said that the road is dangerous and it is difficult to maneuver on. She also said is unfair since all the other roads in Sharon are paved. She addressed some of the issues that she believed paving opponents might present. Conservation Agent Greg Meister said there are some habitat issues.

Richard Kramer of Beach Street said he doesn't understand how the money has been found to pay for this as it wasn't discussed at Town Meeting. He also asked if the DPW budget would be reduced to take into account these cost savings. Selectman Heitin said that all costs do not come out of the operating budget as some are provided through the capital budget. Kramer also argued that potentially if the land was repurchased from Brickstone this would result in a higher selling price to the Town. He said the paving project should be put in front of Town Meeting. Kyla Bennett who lives in Easton and who is with PEER said she believes there will be a complicated filing with wetlands issues and the paving will be appealed even if it receives a permit by Natural Heritage. Elizabeth Essex of Mountain Street presented a petition with 100 signatures asking that the road not be paved. Beth Cohen of Briggs Pond Way said that if there is no lighting on that road and it is paved it will become a safety issue. She said lighting will add additional costs. Town Engineer O'Cain said that the road is not lit now and there will be a stripe down the road to enhance the road. David Katz of 680 Mountain Street said that he feels the non-paved road is unsafe for residents who need emergency services because there is greater response time by emergency personnel. He supports the paving and he believes all Sharon residents deserve safe passage to their homes. Brian Striar of Mountain Street said he is in support of the paving. Rita Corey 282 Mountain Street said she believes there is going to be much more traffic and said that some of the abutters weren't notified. Town Engineer O'Cain said that the notification process was extensive. Marie Armond at 291 Mountain Street said it is unfair to pave the road because people bought their property thinking it would not be paved. Anne Bingham of Cedar Street is opposed to the paving because she thinks people will go too fast. Leslie Koval of Briggs Pond Way said paving Mountain Street will be dangerous for school children waiting for the bus. Steve Kelly of Mountain Street suggested paving the road and installing speed bumps. Superintendent Hooper said that it could be done and it would be better to install them as the road is being installed. He recommends a gradual speed table as opposed to a speed bump. Leslie Myatt of 327 Mountain Street said she moved to her house because the street was quiet. She suggested paving up to the houses of those who want pavement. Richard Mandel of 580 Mountain Street does not want the road paved but also commented that there might be a drainage issue should the road be paved. There was disagreement on the width of Mountain Street. Larry Ballin of 268 Mountain Street says people drive too fast on the paved portion of

Mountain Street. Brian Striar said he would support the speed tables as a compromise. Kurt Buermann of Furnace Street said the Town should wait until Brickstone decides what it is going to do. Selectman Heitin said he believes that paving a small piece of the road and will not add value to the property. Chairman Powell said even though the \$7.5 million is still valid he believes that any full or partial acquisition of Rattlesnake Hill should go back to Town Meeting for a vote.

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**VOTED:** (Powell/Heitin) Voted unanimously to continue the hearing to June 21, 2011.

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**The Board took a five minute recess**

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**VOTED:** (Powell/Heitin) Voted unanimously that the Board move into Executive Session to discuss FLSA update, bargaining status of AFSCME unit, SMEA bargaining update, Superior Officers wage re-opener, Crossing Guards contract proposal, Dispatcher negotiation and non represented personnel/Police Chief FY'12 compensation. Real property – lease amendment for the HFY Administration Building. The Chair determines that discussion of these matters in open session would be detrimental to the Town. At the end of Executive Session the Board will adjourn for the evening.

The meeting adjourned at 10:03 p.m.

Powell: Aye

Roach: Aye

Heitin: Aye