

**MINUTES**  
**SHARON BOARD OF SELECTMEN**  
*October 20, 2015*

The meeting of the Sharon Board of Selectmen was called to order in the Town Hearing Room at the Sharon Community Center at 7:04pm with Chairman William A. Heitin, Clerk Walter B. Roach, Selectman John J. McGrath, and Town Administrator Frederic E. Turkington, Jr.

**Public Hearing – Water Rates, Sealer of Weights & Measures fees, Solar Panel Electrical Permit & Hackney Driver’s License fee**

**MOTION:** To open the public hearing  
(Roach – McGrath) 3-0 **PASSES**

With respect to fees for weights and measures, they are as follows:

	Over 10,000 lbs	5,000 lbs to 10,000 lbs	1,000 lbs to 5,000 lbs	100 lbs to 1,000 lbs	10 lbs to 100 lbs	0 to 10 lbs	Weights	Gasoline Meters	Vehicle Tank	Bulk Storage	Taxi Meters	Fabric Measure	Yard Sticks	Adjusting Fee	New: Automated Electronic Retail Checkout System (4-11)
<b>Current</b>	\$75.00	\$50.00	\$35.00	\$35.00	\$12.00	\$12.00	\$0.50	\$15.00						\$10.00	
<b>Proposed</b>	\$85.00	\$60.00	\$45.00	\$35.00	\$20.00	\$18.00	\$3.00	\$20.00						\$10.00	\$150.00

Mr. Turkington explained that the Board has a packet of materials of the recommended fee increases for water, sealer of weights & measures fees, solar panel electrical permit and hackney driver’s license fee.

Robert Parrish, 343 Bay Road, believes some of the fee increases are excessive for the sealers of weights & measures. Mr. Turkington explained that many of our existing fees were well under market value and our proposed fees will still be slightly under the average.

With respect to the solar panel electrical permit, the current rate is \$50 and the proposal is to raise it to \$75, to keep it in line with other communities.

**MOTION:** To approve the sealer of weights & measures fees, solar panel electrical permit and hackney driver’s license fee as presented  
(Roach – McGrath) *for discussion*

Selectman Roach asked when these fees were last adjusted and Mr. Turkington replied that some of the fees were adjusted in 2011. Mr. Turkington reminded the Board that the proposed fees are still below the average from the survey. Mr. Turkington appreciates the points being raised by Mr. Parrish.

Lauren Barnes, Assistant to the Town Administrator, explained that we presently do not license hackney drivers; only the vehicles. Many of the communities around us license both drivers and vehicles, and the proposal is to charge each driver \$25 per year for a license. They will need to provide us with a current copy of their driving record and they undergo CORI checks.

**VOTE:**                      3-0     **PASSES**

The existing water rates and block points are as follows:

Base Fee	Residential		Other*	Irrigation Only
	Spring/Summer	Fall/Winter		
0-4,500 gallons	\$4.00	\$3.00	\$4.00	\$10.00
4,500-7,500 gallons	\$7.00	\$6.00	\$4.50	\$10.00
7,500-24,000 gallons	\$10.00	\$8.00	\$5.00	\$11.00
>24,000 gallons	\$13.50	\$12.00	\$5.50	\$13.50
* Agriculture, commercial and industrial uses  Fall/Winter: October through March Spring/Summer: April through September				

The proposed rates and block points for 2016 are as follows (proposed changes in bold):

Base Fee	Residential		Other*	Irrigation Only
	Spring/Summer	Fall/Winter		
0-4,500 gallons	\$4.00	\$3.00	\$4.00	\$10.00
4,500-7,500 gallons	\$7.00	\$6.00	\$4.50	\$10.00
7,500-24,000 gallons	\$10.00	\$8.00	\$5.00	\$11.00
>24,000 gallons	<b>\$15.00</b>	\$12.00	\$5.50	\$13.50
* Agriculture, commercial and industrial uses  Fall/Winter: October through March Spring/Summer: April through September				

Chairman Heitin has some concerns with raising the residential spring/summer from \$13.50 to \$14.00. Selectman Roach would like to raise it \$.25 and Selectman McGrath would like to go the other

way. Chairman Heitin is less convinced that the tier rate structure has done anything to reduce water usage. He said that the large families are impacted by a rate increase such as this. He believes that the irrigation fee should be raised.

Eric Hooper, Superintendent of Public Works, appeared before the Board. He noted that they are averaging \$1 million per year in water main replacements. He agrees with Selectman McGrath in some extent that he would like to target large water users, but understands that some of the heavy users are large families. He supports the idea of increasing the irrigation fee. Chairman Heitin asked how close the Water Management Advisory Committee (WMAC) is to implement an irrigation policy and Mr. Hooper replied that they hope to have a policy ready for the Annual Town Meeting, so that means that it would be a couple of years out. This proposed rate increase is relatively small and done on purpose. Revenues were about \$3.5 million with expenses at approximately \$3.1 million. Mr. Hooper noted that the average household uses approximately 55 gallons of water per day, below the state average. Mr. Turkington noted that the WMAC proposed the \$15.00 fee.

**MOTION:** To increase base rate to \$22.50, and the rate for residential (spring/summer) and irrigation over 24,000 gallons to \$13.75

(Heitin – McGrath) 3-0 **PASSES**

**MOTION:** To close the public hearing

(Roach – McGrath) 3-0 **PASSES**

### **Appointment of Sealer of Weights & Measures**

Mark Coyne was present before the Board.

Chairman Heitin asked Mr. Coyne to tell them a little about himself. He explained that he has been the Sealer of Weights & Measures in the city of Brockton for the past 32 years. He is active in related associations and Mr. Turkington added that Mr. Coyne has the necessary tools to conduct inspections.

Selectman Roach asked how he would divide his time between Brockton and Sharon. Mr. Coyne replied that he would do the work on his own time – weekends, after hours, vacation, etc. He knows Mr. Healy and is familiar with the businesses in Sharon.

**MOTION:** To appoint Mark Coyne as the Sealer of Weights & Measures, effective January 1, 2016

(Roach – McGrath) 3-0 **PASSES**

### **Commission on Disabilities Interview**

Chanie Minkowitz was present before the Board. Chairman Heitin asked Ms. Minkowitz to tell the Board a little about herself and why she would like to serve on the Commission on Disabilities.

She spoke about *The Friendship Circle* program, which she and her husband have brought to Sharon. She grew up in Sharon and moved back with her husband to Sharon four month ago. Ms. Minkowitz

attended one of the Commission's meetings and the Commission asked her to consider joining their group.

Chairman Heitin thanked Mr. Minkowitz for her time and noted that the Board does not make a decision the same night as the interview, but she will hear from the Board in the next couple of weeks.

### **Appointment of Council on Aging Executive Director**

Chairman Heitin asked the Board for any discussion on the two candidates, Kathie Medeiros and Mignonne Murray. Selectman McGrath noted that both of these two candidates are outstanding and we are fortunate to have two great people to choose from. He noted that Ms. Medeiros works for HESSCO, and has experience here in Sharon. He pointed out that Ms. Murray is a current COA Director in another community. He stated that Ms. Medeiros is his choice, because of her experience with HESSCO. Selectman Roach said that he has spoken with several members of the screening committee as well as the COA staff. He said that several people spoke highly of Ms. Medeiros, and that would be his choice as well. Chairman Heitin noted that both candidates were strong and while he would lean more toward Ms. Murray because she has COA Director experience, he believes Ms. Medeiros is a strong candidate and will support her.

**MOTION:** To appoint Kathleen Medeiros as the new Executive Director of the Council on Aging (Roach – McGrath) 3-0 **PASSES**

### **Railroad Parking Fees & Process Discussion**

Chairman Heitin explained that the Board is contemplating changes to the monthly fees, the timing of the monthly pass sale and possible parking expansion.

Chairman Heitin would like to change the time of the monthly pass sale from 10:00am to 7:00pm. He would like to entertain the quarterly parking pass - \$1.67/day. He would like to increase the pass to \$135 per quarter. He believes that some people are purchasing these passes more for convenience and raising the rate might deter this. With respect to increasing parking, he would like to add the proposed 50 parking spaces on the inbound side of the tracks. He would like to postpone increasing parking at One School Street for the time being. He would also like to discuss the possibility of building a small parking garage/structure that would garner an additional 150 spaces, at a cost of \$3 million.

Selectman McGrath said that some service fees need to be addressed occasionally, and he agrees that something needs to be done at the train station. He is unsure that we need to do a large scale parking expansion, as he is mindful of the neighborhood abutting the train station. He does not feel a parking garage or parking expansion is necessary at this time.

Selectman Roach believes there is \$30,000 in capital funds available for a repaving of the parking lot at One School Street. Mr. Turkington will look into it, but he believes that the funds may have been returned by the School Department to help close the budget deficit this past fiscal year. He agrees that the paving of the parking lot would be a good idea. He believes that we should expansion the

parking by the 35 spaces near the entrance to the train station; doing the work in-house would only cost \$60,000. Selectman Roach said that since we do not know what will happen to the building, so he does not support tying up funds for that area.

Selectman McGrath said that he is concerned with the current condition of the parking lot at One School Street and hopes that some money can be expended for some improvements. Mr. Turkington said that we can look at safety repairs. Selectman McGrath said that the building is historic, and in pretty good shape. He would hate to see it turned into a pile of rubble.

**MOTION:** To move the online quarterly registration time from 10:00am to 7:00pm on the same Thursday each quarter  
(Heitin – McGrath) 3-0 **PASSES**

**MOTION:** To increase the quarterly parking fee from \$100 to \$135  
(Heitin – McGrath) 3-0 **PASSES**

**MOTION:** To utilize parking lot fees to make repairs to the existing One School Street lot  
(Heitin – McGrath) 3-0 **PASSES**

**MOTION:** To authorize the Department of Public Works to move forward with the creation of additional parking as recommended (Lots A & B)  
(Heitin – Roach) 3-0 **PASSES**

### **Medical Marijuana Facility Discussion**

Chairman Heitin noted that the Town has received two proposals for a medical marijuana facility; both to be located on Route 1. The Board has reviewed both proposals, as well as the financial benefits.

Selectman McGrath said that we need to first consider whether or not we support a medical marijuana dispensary in the Town of Sharon. He is in favor of the use of medical marijuana and agrees with the majority of Sharon residents, who voted in favor at a recent election. He pointed out that the location, Route 1, is ideal, the financial benefits would help the town, and the community benefits are great. He supports having a medical marijuana dispensary in the Town of Sharon. Selectman Roach echoed Selectman McGrath's sentiments about the benefits of medical marijuana, both for an individual and the town, financially. Chairman Heitin believes that we should move forward with one of the proposals.

Selectman Roach closely examined both proposals, and believes that Four Daughters Compassionate Care would be his choice, as they are going to build a state-of-the-art facility, the officials are Sharon residents and the location is ideal.

Selectman McGrath commented that the financial projections are fluid. He pointed out that one proposal is a dispensary only and the other is conducting cultivation and dispensary. He noted that the timeline needs to be considered, along with the financial background of the two proposals. He would like to know from Mr. Turkington what the financial pros and cons are of both proposals. Mr.

Turkington said that both proposals offer the Town money based on their sales. He said that Beacon would likely get going sooner because the cultivation site would be in a different community, but the marginally better financial impact would go to Four Daughters Compassionate Care.

Chairman Heitin believes that keeping it local is important to the town. He believes that the additional property tax revenue is also important and is less concerned about the time to get each facility started, as he believes both would take the same amount of time to get operational. His support goes to Four Daughters Compassionate Care.

Selectman McGrath believes that Beacon's proposal to be better, overall. He believes that the buildout would occur sooner with Beacon, as they are not building a facility, but rather renting space. He believes Beacon is more likely to succeed in the licensing process as well. His support goes to Beacon Compassion Center.

**MOTION:** To authorize the Chairman to send a letter of support on behalf of Four Daughters Compassionate Care based on an agreed upon host community agreement  
(Heitin – Roach) 2-1 **PASSES** (Selectman McGrath opposed)

#### **Board of Selectmen's Goals & Objectives – October 2015 to September 2016**

Mr. Turkington reviewed the draft of the Board's goals and objective for October 2015 to September 2016.

**MOTION:** To approve the Board of Selectmen's goals and objectives for the period of October 2015 to September 2016  
(McGrath – Roach) 3-0 **PASSES**

#### **Consent Calendar**

- I. Vote to approve regular session minutes of October 6, 2015
- II. Vote to approve the Town of Sharon Look-Back Measurement Method Policy to meet obligations under the Patient Protection and Affordable Care Act
- III. Vote to authorize the Town Administrator to sign a revised Governmental Money Purchase Plan & Trust Adoption Agreement between the Town of Sharon and the ICMA Retirement Corporation
- IV. Vote to appoint Elizabeth Siemiatkaska as Treasurer/Collector through October 31, 2017
- V. Vote to appoint Doris Ann Gladstone as an Alternate Member to the Council on Aging for a term to expire on December 31, 2017
- VI. Vote to approve the Council on Aging Lakeside Gallery banner request for November 16-23, 2015 in first position and waive \$25.00 fee
- VII. Vote to approve the solar salt and rock salt contract for snow and ice control to Eastern Minerals, Inc. and Mid-American Salt, LLC
- VIII. Vote to authorize the installation of a 3'x3' wall hanging on the exterior of the concession stand at Memorial Park Beach to commemorate the 250th Anniversary Celebration

**MOTION:** To approve the October 20, 2015 consent calendar  
(McGrath - Roach) 3-0 **PASSES**

### **Town Administrator's Report**

The Town Administrator reported the following:

- The Capital Outlay Committee is meeting in its initial meeting on Thursday; the departments have already provided their requests.
- The FY17 budget forms have been circulated to staff and are due in early November. The Board will receive some preliminary information in late November.
- There are two informational sessions schedule this week and next with Blue Cross for retirees as a result of the change to Blue Medicare Rx.
- Due to Ms. Siemiatkaska's move to the Treasurer/Collector position, her position is available. The present Collections Supervisor will assume the Assistant Treasurer/Collector position, and her position will be filled by the Financial Assistant. We will then put out an ad for the Financial Assistant position to round out the staff.
- At the November 3 meeting, the tax classification hearing will take place and the Board will jointly meet with the Board of Assessors to fill a vacancy on the Board of Assessors until the next election.
- The Sharon Gallery road layout discussion is expected to be on the November 3 agenda.
- MMA Annual Meeting and Trade Show is set for Friday and Saturday, January 22-23, 2016. If any of the Board members are interested in attending, please let us know.
- Eversource will be conducting a planned power outage for equipment maintenance in the downtown business district area and some of the adjacent neighborhoods in the overnight hours of October 23-24. The majority of the planned power outage will be 2 hours in duration, from 11:00pm on 10/23 to 1:00am on 10/24. For several customers, the outage will be 6 hours in duration, from 11:00pm on 10/23 to 6:00am. Eversource directly notified all affected residents and businesses via US mail to their billing address.

### **Topics not reasonably anticipated forty-eight (48) hours in advance of the meeting**

Selectman Roach reminded residents of the bonfire this Saturday at Memorial Park Beach. Music and food will begin at 5:30pm and the bonfire will be lit at 7:00pm.

### **Adjournment**

**MOTION:** To adjourn at 8:30pm  
(McGrath - Roach) 3-0 **PASSES**