

MINUTES
SHARON BOARD OF SELECTMEN
August 9, 2016

The meeting of the Sharon Board of Selectmen was called to order in the Town Hearing Room at the Community Center at 7:00pm with Chairman Walter B. Roach, Clerk John J. McGrath, Selectman William A. Heitin and Town Administrator Frederic E. Turkington, Jr.

Zoning Board of Appeals Interview – Brendan Frigault

Chairman Roach asked Mr. Frigault to tell the Board a little about himself and why he would like to serve on the Zoning Board of Appeals. Mr. Frigault explained that he has lived in Sharon for ten years and would like to be more active in the community. He is an attorney with the Department of Correction, and is familiar with regulatory law. While he doesn't know too much about zoning, he has read up on the town's zoning by-laws.

Selectman Heitin asked Mr. Frigault what he likes to for fun. Mr. Frigault spends a lot of time at the lake with his children, and enjoys movies and reading. Chairman Roach asked if Mr. Frigault knows any of the Zoning Board of Appeals members, and he did not.

Chairman Roach thanked Mr. Frigault for his time and explained that the Board does not typically appoint people the night of their interview.

Cultural Council Interview – Autumn Andrade-de Leon

Chairman Roach asked Ms. Andrade-de Leon to tell the Board a little about herself and why she would like to serve on the Cultural Council.

Ms. Andrade-de Leon works for the Sharon Public Schools and has lived in Sharon for six years. She wants to get involved and help in her community. Chairman Roach asked if she has attended any of their meetings, and Ms. Andrade-de Leon replied that she has attended one of their meetings. She added that she has written grants in the past, and feels that would be helpful. She very much enjoys supporting the arts.

Chairman Roach thanked Ms. Andrade-de Leon for her time and explained that the Board does not typically appoint people the night of their interview.

Cable TV Advisory Committee Interview – Stephen Rabinovitz

Chairman Roach asked Mr. Rabinovitz to tell the Board a little about himself and why he would like to serve on the Cable TV Advisory Committee.

Mr. Rabinovitz explained that he has served on the Committee in the past. He would like to bring competition to the Town. He grew up in Sharon and raised his family here. His interests are in newer technology, and feels that since Verizon abandoned us, he would like to participate in the effort to bring new technology to Sharon.

Chairman Roach thanked Mr. Rabinovitz for his time and explained that the Board does not typically appoint people the night of their interview.

Cable TV Advisory Committee Interview – Richard Katz

Chairman Roach asked Mr. Katz to tell the Board a little about himself and why he would like to serve on the Cable TV Advisory Committee.

Mr. Katz is a lifetime Sharon resident and felt it was time to help out the town. He felt this Committee would be interesting, and spoke with the Chairman to learn more about the Committee. Mr. Katz believes the other candidates are all qualified.

Chairman Roach thanked Mr. Katz for his time and explained that the Board does not typically appoint people the night of their interview.

Cable TV Advisory Committee Interview – Richard Caproni

Chairman Roach asked Mr. Caproni to tell the Board a little about himself and why he would like to serve on the Cable TV Advisory Committee.

Mr. Caproni has lived in Sharon for five years, and is familiar with the industry, as the COO of a cable TV company. He went on to describe his other credentials. He wants to work for the residents of Sharon. He plays basketball on Monday nights and his kids keep him busy. Chairman Roach noted that the Chairman of the Cable TV Advisory Committee has been busy recruiting, and that is great.

Chairman Roach thanked Mr. Caproni for his time and explained that the Board does not typically appoint people the night of their interview.

Sharon Saves Discussion – Silas Fyler

Mr. Fyler explained that *Sharon Saves* is a campaign to get 200 Sharon homeowners to save energy/money by having a home energy audit performed through MassSave, and to get 200 homeowners or businesses to sign up for solar, or community solar.

They have partnered with two companies, HomeWorks Energy and Relay Power, and for each signup, these companies have offered to make a donation that Sharon Saves plans on passing these donations to different groups in town.

Mr. Fyler explained the MassSave audit process. Mr. Fyler would like the Board of Selectmen to endorse this campaign.

Selectman Heitin is supportive of this campaign but would like to spell out the program in more detail before the Board endorses the program.

MOTION: To support this concept pending a final plan
(McGrath – Heitin) 3-0 **PASSES**

Ames Street Playground Parking Discussion

Eric Hooper, Superintendent of Public Works, explained that he was approached by the Police Department relative to parking issues at the Ames Street Playground. Their proposal would eliminate three parking spaces at the playground.

There are some technical deficiencies with respect to the sidewalks, and he noted that the crosswalk at Robin Road empties into a driveway, which is unacceptable. There is currently no handicap ramp on the temple (north side) of the roadway. Construction of a ramp on the north side will involve removal and replacement of 31 feet of concrete sidewalk, installation of a tactile pad for sight impaired individuals and resetting 24 feet of granite curbing. The ramp on the playground side does not meet ADA specifications and will be replaced with a new concrete ADA compliant ramp with tactile pad.

The removal of only three parking spaces will improve the situation slightly with respect to conformance with the AASHTO recommendations but will not bring us into conformance with them.

Option 1: Remove the spaces recommended by the Police Department in order to improve the line of sight. This option does not bring us into compliance with AASHTO stopping sight distances at either crosswalk located at the temple or Robin Road. Additionally, the Robin Road crosswalk is not in an acceptable location because it ends in a driveway.

Option 1A: This option replaces the parking spaces lost in Option 1.

Option 2: Remove all three spaces next to the Robin Road crosswalk, so the crosswalk can be moved easterly from a driveway location (not an acceptable location) to an appropriate location, while providing adequate stopping sight distance. As part of Option 2, two islands with curbing or made from delineators will be installed at the Temple, which will bring pedestrians out to a point next to the travel lane where the line of sight carries all the way to Quincy Street looking East and Pond Street looking west. This option also requires the loss of two parking spaces at the temple, as in Option 1. A total of five parking spaces would need to be removed, two at the temple and three at Robin Road in order to bring line of sight and crosswalk locations into compliance with state guidelines.

At this point, the DPW has debated whether or not to recreate the parking spaces, and feel it is too costly to recreate the lost spaces. He understands there are some concerns about that.

Mr. Turkington asked about the crosswalk at Robin Road and whether or not it could be eliminated. Mr. Hooper said that it is possible to remove it, but it is human nature to cross at the end of the street and not where the gate entrance is, mid-block.

Selectman Heitin believes the plan on Option 2 is great, but would like to save as many parking spaces as possible.

Mr. Hooper noted that high school parking is a problem in the fall, and it is difficult to patrol. Selectman Heitin suggested doing some of the work in phases. Mr. Hooper suggested taking the Robin Road crosswalk out to start or relocating the crosswalk somewhat and only lose one or two parking spaces.

Gary Bluestein, Chairman of the Recreation Advisory Committee, suggested angling the Robin Road crosswalk even more; Mr. Turkington suggested that we look at what is possible without losing any parking spaces. Mr. Hooper said that if we install the "bulb out" across from the temple, there wouldn't be any loss of spaces. Selectman Heitin suggested doing that work first and then re-evaluate. Selectman McGrath believes that more enforcement needs to be done to ensure that students are not parking there.

Selectman Heitin said that it is his understanding that it is three-hour parking there; the students are not to park in front of the playground.

Mr. Bluestein noted that the playground is undergoing a major transformation, and does not want to lose any more spaces, and potentially grow the number of parking spaces. Mr. Hooper said that they did explore

adding spaces closer to the dam, but noted the roadway narrows there, so not many spaces could be added there.

Selectman McGrath said that he observed two small children attempt to cross at the Robin Road crosswalk, but it is very difficult for cars to see people, especially children, between cars. He wants parking spots removed there, at least temporarily, for safety reasons. Selectman Heitin asked what near-term changes we can make now. Mr. Hooper wants to create a pedestrian island – a pedestrian safe zone, which can be done quickly.

A resident asked about crosswalk lights so that cars can see someone as they enter a crosswalk.

Chairman Roach asked the Board for them to tell Mr. Hooper to take care of the main walkway and make the crosswalk handicapped on the temple side.

A resident asked about a police presence there during school drop off. Selectman McGrath replied that that usually happens at the start of the school year, but it is not possible throughout the year.

In response to audience concerns about child safety walking to the Striar Hebrew Academy, Selectman McGrath said that they could speak with the Police Chief about enforcement in the area and assess the situation.

MOTION: To move forward with the suggestions presented tonight; and to have the Town Administrator speak with the Police Chief to convey the concerns concerning Ames Street, the intersections at Pond and Ames Streets, and Cottage and Ames Streets; and have the Police Department review and make recommendations to provide to the Board
(Heitin – McGrath) 3-0 **PASSES**

Library Building Project Discussion

Library Director Lee Ann Amend was present for the discussion.

Ms. Amend explained that the current proposal for the 11 North Main Street space is not feasible and they are proceeding with planning at the 1 School Street site. She showed the Board the schematics showing two options. With respect to massing, both options are two stories, and the massing isn't an issue. She went on to add that while these are preliminary drawings, they give a sense of what could go on the site. The architects have identified certain exterior and interior items that may be able to be preserved and reused, such as some windows, doors and wood flooring.

Selectman McGrath visited area libraries and noted that most of them are 30,000 square feet or larger. He spoke with some library staff from the area libraries, and they said "if you build it, they will come." He learned in the last meeting that the existing location cannot be expanded in any way, which was surprising to him. The dilemma remains - is the existing building at 1 School Street historically significant enough to preserve it. He noted that if the Board voted to support the use of the 1 School Street site, the taxpayers would have the final say, at the ballot, if it is worth funding a new library. He believes this decision rests with the citizens.

Cheryl Weinstein, Board of Library Trustees, noted that there have been votes at two Town Meetings, indicating their support of a library expansion project. Selectman McGrath agreed, but once there is money involved, some people may change their minds. Bob Levin, Board of Library Trustees, pointed out that the MBLC that still has to determine whether or not to support this grant proposal.

Selectman Heitin expressed disappointment in the Sharon Historical Commission's (SHC) decision to not be as flexible with the 11 North Main Street proposal. He said that if the library cannot use 1 School Street, there are no other options, as the SHC has shut down any development at the 11 North Main Street site.

Selectman Heitin pointed out that the town would then have to determine what we are going to do with the 11 North Main Street site. He is very concerned about the future of that building. He does not want to shut down an option to have the voters decide if they want to move forward with this project. Mr. Levin agreed that it is important that a plan be laid out for the future use of 11 North Main Street.

Mr. Turkington pointed out that the success of the Wilber School was due to its expansion, but the same cannot be said for 11 North Main Street.

Selectman Heitin supports the 1 School Street option.

MOTION: To support the use of 1 School Street as the primary site for the new public library
(Heitin – McGrath) 3-0 **PASSES**

One School Street Use Discussion

Mr. Turkington reminded the Board that the Board needs to discuss how to handle the short-term use of 1 School Street. He summarized the materials he provided to the Board.

Selectman McGrath recused himself and spoke as a private citizen for this matter.

Mr. McGrath said that for the time being, the building is in limbo for five to seven years. He would like the building maintained for some purpose during the interim. With respect to the museum, he put forth a proposal to pay for a portion of the utilities, similar to what he did when the school administration was also in the building. He feels the thermostat is set too high during the winter months. He will also obtain liability insurance and understands that the town may have other purposes, such as potential temporary Town Hall office space.

Selectman Heitin values what is there today; his biggest concern is that the town is indemnified and is concerned about Mr. McGrath's personal liability. His other concern is that if the town didn't have anything there today and brought someone else in, it would be at a higher rate than what Mr. McGrath is offering. Selectman Heitin doesn't want an appearance of a conflict of interest, having a sitting selectman getting a deal that is not offered to others. He would not want the town to incur any costs. He noted the importance of the property for train station parking as well.

Mr. McGrath agrees with the potential conflict of interest, but does not believe the property is not leasable to the general public in its current state. He understands that it is possible that the building may be needed for temporary Town Hall office space.

Mr. Turkington said there are a lot of moving parts, but thinks having a license through June 30, 2016 with the financial terms to be negotiated. He will work with Mr. McGrath and come back to the Board with a proposal.

Consent Calendar

- I. Vote to approve regular & executive session minutes of July 26, 2016
- II. Vote to approve the block party road closure of Robin Road at Ames Street and Woodland Street on Sunday, August 28, 2016 from 4:00pm-8:00pm

- III. Vote to approve the following banner requests:
- Veterans' Day programming – November 4-12, 2016 in first position (waive fee)
 - Temple Sinai Sisterhood Craft Fair – December 5-12, 2016 in first position
 - Council on Aging Lakeside Gallery Exhibit – September 12-19, 2016 in first position (waive fee)
- IV. Vote to approve the Common Victualler license for Carriage House Pizzeria
- V. VOTED: that the term of each of the leases for the municipal parking lot off of Post Office Square, dated November 1, 1986, originally with Samuel and Miriam Plonsky, Richard and Frances Jacobs, Eugene P. and Karen J. Flynn, Stephen G. Sacks, and Martin and Rita Rabb, and the July 1, 2006 lease with SAMTO, LLC, shall be extended for one additional five year term commencing July 1, 2016 and ending June 30, 2021.
- VI. Appointment of a full member to the Historical Commission for a term through December 31, 2018
- VII. Vote to authorize the Sharon Historical Society to use the High Street Municipal Parking Lot on Sunday, September 25, 2016 for their Third Annual Antique Car Show

MOTION: To approve the August 9, 2016 consent calendar, holding item VI
(Heitin - McGrath) 3-0 **PASSES**

Town Administrator's Report

The Town Administrator reported the following:

- Met with DPW, Police and Fire leadership to discuss parameters of a custodial maintenance contract for a private vendor for the new public safety building
- Met with David Clifton and his team to clarify town's support with Rotary and Lions Clubs' diversity celebration planned for September 2016 through October 2017
- There is a proposed hotel on the Applebee's parcel on Route 1 that straddles the Sharon/Walpole town line. The proposed project would place half the hotel in each town.
- The issues related to the implementation of the wellness component of the Federal Assistance for Firefighter's Grant Program have been worked out between the town and union.
- The town has leased temporary handicapped ramps for the front door at Town Hall for early voting; additionally, the front doors will be wired for handicapped access.
- Nine applications were received for the four at-large member spots on the Master Plan Steering Committee; the Planning Board will interview and recommend four candidates. Ted Philips has been appointed as the representative from the Finance Committee.
- August 23 agenda items include a discussion of a potential fall Special Town Meeting; designation of appointments to the Capital Outlay Committee and Priorities Committee; and a discussion about representation at the bargaining table for the four union contracts up on June 30, 2017.

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

Selectman Heitin announced that Phyllis Bernstein will be honored as the 2016 Citizen of the Year at the lake tomorrow at 7:00pm as part of the Summer Concert Series and encouraged residents to attend.

Selectman McGrath encouraged residents to look at the Police Department's Facebook page, as they are looking for a man in connection with some inappropriate and criminal behavior.

Executive Session – 8:52pm

MOTION: To enter into Executive Session to discuss strategy with respect to collective bargaining, and at the end, to adjourn of the evening. Discussion of this item in open session would be detrimental to the Town.

(Roach - McGrath) 3-0 **PASSES**

Roach: Aye
McGrath: Aye
Heitin: Aye

Adjournment

MOTION: To adjourn at 9:20pm
(Heitin - McGrath) 3-0 **PASSES**

Roach: Aye
McGrath: Aye
Heitin: Aye