

MINUTES
SHARON SELECT BOARD
August 20, 2019

The meeting of the Sharon Select Board was called to order at 7:00 pm in the Town Hearing Room at the Sharon Community Center with Chair William A. Heitin, Select Board Member Emily E. Smith-Lee, Town Administrator Frederic E. Turkington, Jr. and Assistant to the Town Administrator, Lauren Barnes. The meeting commenced with the recitation of the Pledge of Allegiance.

Update on Sharon Porchfest – Karin Hagan

Ms. Hagan provided copies of the flyer for what will hopefully be the first *annual* Sharon Porchfest which illustrated the schedule of musicians and their performance locations. She explained that Paige Davis, the event organizer, took care to organize the event so there would be minimal sound bleed between performers. Ms. Hagan went on to explain that all of the musicians have a connection to Sharon, whether a resident, a relation of a resident or employed in Town. This is a free event which encourages folks to walk around town, from porch to porch, listening to a variety of musicians and types of music. The schedule will be posted on the website, www.sharonporchfest.com. The Board expressed that they are looking forward to the event.

Discussion of Diversity and Inclusion Initiative – William Brack

Mr. Brack explained that there was a discussion by the Finance Committee in May to talk about a town-wide coordinated approach centered on inclusion and diversity. Mr. Brack acknowledged that there are several groups in Town already doing great work in this area such as the Pluralism Network, Youth League and interfaith groups as well as Chief Ford and the Police Department. He explained that it is hoped that this effort would foster a conversation in taking a coordinated approach.

The intent is to gauge the level of interest by the Select Board and to gather ideas on how to work better together toward a common goal. Discussions then centered around getting the Town Boards involved and leadership for the process.

Update by Energy Advisory Committee

Mr. Aronson explained that the Energy Advisory Committee completed its evaluation of the technical proposals provided in response to the Town's RFP for the right to lease land to develop a solar PV facility at the Landfill and solar PV canopies at the Gavin's Pond Parking and East Elementary School parking lots. The Town issued said RFP on June 6, 2019 with a submittal deadline of 11 am on July 18, 2019. The Town received timely responses from 11 respondents. One response was received after the deadline which was rejected and returned to the respondent unopened.

The evaluation of the 11 technical proposals found that all respondents proposed to install solar PV panels on the landfill. Proposed capacity ranged from 2600 kW AC to 500 kW AC. Six respondents also proposed to install solar PV canopies at Gavin's Pond and East Elementary School parking lots, with total capacity for the canopies at these two sites ranging from 500 kW AC to 1030 kW AC. All proposals involved sale of electricity through the SMART program. Six proposed community shared solar (CSS) approaches. The proposals differed from each other significantly in the amount of capacity to be installed, panel designs and configurations, facility designs, inclusion of battery storage, and the level and areas of acceptance or modification of RFP business terms.

At its meeting of August 13, 2019, the Committee agreed that proposals for projects on both the landfill and canopy projects as compared to the proposals for projects on the landfill only would be evaluated as advantageous. Proposals that included battery storage would also be evaluated as advantageous. The Committee preferred proposals for more solar PV capacity and output, especially in the context of the Town's commitment to reduce greenhouse gas emissions. Proposals that did not include explicit commitments to provide performance completion bonds, and that did not propose an approach to the memorandum of understanding that would allow canopy projects to be replicated on the basis of the terms of the price proposal would be evaluated as disadvantageous.

The Committee meeting on August 13 was attended by Paul Driscoll of the Sharon Soccer Association, who offered helpful comments on the proposals for the Gavin's Pond parking lot, focusing on retaining or adding to parking areas; child safety; construction scheduling; and unintended consequences of various aspects of the design. The Committee offered to have Paul join future meetings with the proposers to express these concerns directly.

Based on the evaluation criteria set forth in the RFP, as applied using the considerations listed above and documented in writing in a set of evaluation matrixes, which are still being edited, the Committee developed the following ranking of technical proposals as follows.

- 1-2 GE Solar/Distributed Solar and Ameresco
- 3-5 Cycle 7, Sol Systems and Sun Power
- 6-7 Advanced Solar and Blue Wave
- 8-9 Pacifico and SWEB Development
- 10 Tetra Tech/Summit Ridge Energy
- 11 EDF Renewables

The price proposals were evaluated and was found to be quite competitive. The Committee was extremely pleased to find that the respondent deemed to be the most advantageous technically also proposed the highest payments in terms of site lease and PILOT payments.

Based on this information and the evaluation of the price proposals, the Committee deems the proposal submitted by Distributed Solar Products to be most advantageous and that the Select Board either accept the findings of the EAC and award the rights to Distributed Solar Products subject to a few conditions including directing the Town Administrator, with assistance from the EAC, to enter into negotiations with Diversified based on their proposal with the objective of reaching an agreement on a site lease.

The Board would like to have Distributed Solar Products attend the next meeting to discuss their proposal and other factors such as aesthetics.

Discussion of Chapter 61, Article II - Naming of Public Buildings and Lands Bylaw Change

Ms. Wendy MacArthur of the Board of Library Trustees presented information for the Board to consider relative to changing the current bylaw to correct and clarify the Board of Library Trustees jurisdiction over the building and grounds. Libraries in Massachusetts are encouraged to raise money which is done most effectively by naming. It is critical to the Foundation's mission to raise money in such a way that there is no confusion over the Trustees' sole authority pertaining to naming.

After discussion, the Board agreed to consult with Town Counsel on the matter and work toward some resolution that also considers the potential for the School Department having similar concerns in the near future.

Vote to Open Fall Special Town Meeting Warrant

MOTION: To open the warrant for the November 4, 2019 Special Town Meeting on Wednesday, August 21, 2019 at 8:30 a.m. through Thursday, September 5, 2019 at 4:30 p.m. and insert placeholder articles.
(Smith-Lee – Heitin) 2-0 **PASSES**

Review and approve consent calendar

- I. Vote to approve minutes of July 30, 2019
- II. Vote to approve banner requests for:
 - a. Department of Veteran Services Veteran's Day Program – November 5-11, 2019 in 2nd position and waive fee
 - b. Sharon Girl Scouts Registration – September 9-16, 2019 in the 1st position
- III. Vote to approve request by Town Engineer, Peter O'Cain, for signs prohibiting standing for drop off at the Sharon commuter rail station
- IV. Vote to approve request by Recreation Director, Linda Berger, for donation acceptance of \$1,000 from Republic for Square Jam
- V. Vote to approve request for ballroom rental fee waiver by MA Marine Corps League
- VI. Vote to approve closure of Town Offices on Friday, September 6 and Monday, September 9 to complete the move into the new Town Hall building
- VII. Vote to approve out-of-state travel for Public Works Superintendent Eric Hooper on August 25, 2019 and September 22 through September 25, 2019
- VIII. Vote to approve the following block party requests:
 - a. Robin Road from Ames to Woodland on August 25, 2019 from 4:00 pm to 9:00 pm
 - b. Summer Street from Woodland to Tolman Streets on September 8, 2019 from 3:00 pm to 7:00 pm

MOTION: To approve the consent calendar with item III being held.
(Smith-Lee – Heitin) 2-0 **PASSES**

Report of the Town Administrator

Two Department Heads resigned this week, Beverly Anderson, Health Administrator and Jonathan Lewitus, Assistant Recreation Director. Recruiting is going on presently.

There will be a Master Plan public forum on September 5, 2019 at the Community Center Clifton Ballroom as the Master Plan process transitions to the implementation phase.

The next Select Board meeting will have follow-up from Solect and DSP regarding the solar projects. Special Town Meeting articles will be reviewed and updated at that time as well in addition to follow-up on tonight's discussion on naming rights.

Ms. Barnes explained that there has been a two week delay in the opening of the new town hall due to vendor delays. Colantonio, Inc. is completing the wood wall panels which are being hand-cut. Appreciate closing town hall on 9/6 and 9/9. Bulk of move on Friday. Monday unpack. Phones will be unavailable on Friday to facilitate moving the system into the new building. There was a discussion about

Elevator was inspected by State and passed. A small parking lot on Bradford Ave side of the building will be available for those completing business at Town Hall. The front parking lot with entrance on E. Chestnut Street will soon be closed to work on Phase II of the project. Town Hall staff will continue to park in the E. Chestnut Street satellite lot next to CVS.

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

Adjournment to Executive Session

MOTION: To enter into executive session at 8:18 pm for the purpose of discussing possible acquisition of 66 South Main Street and Rattlesnake Hill then adjourn for the evening immediately following. Discussion of these items in open session may have a detrimental effect on the bargaining position of the Town.

Roll Call Vote:

Smith-Lee: Aye

Heitin: Aye

2-0 **PASSES**

List of Documents

1. Email correspondence
2. Memorandum
3. Town counsel opinion
4. Correspondence
5. Draft list of warrant articles
6. 2020 Town meeting schedule
7. Town counsel opinion
8. Lot layout, 18 Briarhill Rd
9. Minutes
10. Banner requests
11. Email correspondence
12. Memorandum
13. Block party requests