

MINUTES
SHARON BOARD OF SELECTMEN
December 19, 2017

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

Friends of the Sharon Council on Aging Raffle

Gordon Gladstone, Treasurer of the Friends of the Council on Aging, explained the purpose of the Friends of the Sharon Council on Aging and activities the Friends are involved with. The raffle is one of two fundraisers they hold each year. The Board members, Mr. Turkington, Ms. Barnes and members of the audience selected the thirty winners of the raffle. Mr. Gladstone thanked those who contributed by buying raffle tickets and providing the prizes, and encouraged people to volunteer to serve on the Friends' executive board.

Underground Storage Tank Public Hearing - 51 Hixson Farm Road

MOTION: To open the public hearing for 51 Hixson Farm Road at 7:12pm
(Heitin - Roach) 3-0 **PASSES**

Osterman Propane is requesting permission to install three (3) 1,000 gallon underground propane tanks and run approximately 50 feet of underground gas line to the outside stub at the utility room. There was a 4,000 gallon underground oil tank that was recently removed from the location where the propane tanks are requested to be installed. Fire Chief James Wright has signed off on the permit and provided the Board with some background on the old system. The tanks will be out of harm's way, and all of the installation will be inspected by the Fire Department and the plumbing inspector.

In response to a comment from a resident at 9 Chive Drive, Chief Wright noted that they will be burning a different type of fossil fuel; the contractor opted to go for more storage with the 3,000 gallons for all of the heating units in the 51 Hixson Farm complex.

MOTION: To close the public hearing at 7:22pm
(Heitin - Roach) 3-0 **PASSES**

MOTION: To approve the application for 51 Hixson Farm Road for the underground storage tanks, as discussed
(Heitin - Roach) 3-0 **PASSES**

Cultural Council Interview - Seema Dixit

Seema Dixit appeared before the Board.

Chairman McGrath asked Ms. Dixit to tell the Board a little about herself and why she wants to serve on the Cultural Council. She has lived in Sharon for nine years, and has done community work for the Indian American Association of Sharon, which has been in place for 35 years. She has served as the Chief - Minority Health at the Rhode Island Department of Health.

Selectman Roach asked if Ms. Dixit has attended any of the Council's meetings, and she replied that she has, and the Indian American Association has been a recipient of a Council grant.

The Board thanked Ms. Dixit for coming in and noted that the Board does not typically appoint the night of the interview.

Board/Committee Reappointments

MOTION: To appoint Rohit Desai to the Recreation Advisory Committee for a term to expire on December 31, 2020; to appoint Chris Flieger to the Cultural Council for a term to expire on June 30, 2020, and to appoint Janelle Dominique as an alternate member to the Historical Commission
(Heitin – Roach) 3-0 **PASSES**

Selectman Roach recommends Bobby Hutton, the longest serving alternate. Chairman McGrath would be inclined to go with the Historical Commission's recommendation of Michaela Jergensen. Selectman Heitin asked that the appointment for the Historical Commission be held for a future meeting, as he has been out of town and has not had time to review the materials or discuss the appointment with the Commission.

MOTION: To delay to the next meeting
(Roach – Heitin) 3-0 **PASSES**

Four Daughters Compassionate Care – Modification to Host Community Agreement

Brian Striar, CEO, and Stanley Rosen, COO, of Four Daughters Compassionate Care (FDCC) appeared before the Board. David Clapper, MainLine Investments, also appeared before the Board.

Mr. Rosen summarized: they had applied several years months for a medical grow facility at 31 Commercial Street, but in future discussions with the building owner, the deal fell through. They continue to need space to grow medical marijuana and are looking at cultivation and processing recreational marijuana here in Sharon. They have located a property at 2-4 Merchant Street, which is adjacent to their 1200 Providence Highway location. Half of the Merchant Street location is 28 feet high, which enables them to have 21,000 square feet of growing space.

FDCC wishes to launch medical and adult-use cultivation and processing operations at 2-5 Merchant Street, with potential expansion to 1200 Providence Highway in the future. FDCC is still determining where to site its medical dispensary operation between 2-4 Merchant Street and 1200 Providence Highway. They are not seeking any approvals for adult-use retail sales at this time. They would like to leave the option open for which site to put the medical marijuana – only one. They would like to cultivate and process recreational marijuana, not the sale, at 1200 Providence Highway and 2-4 Merchant Street. Plymouth is looking for site for recreational dispensaries, with cultivation to occur elsewhere. Mr. Rosen explained that he provided Mr. Turkington tonight with development agreements for an addendum for 1200 Providence Highway and a new development agreement for 2-4 Merchant Street. Mr. Striar added that the owner of the Merchant Street site is present tonight.

Selectman Roach visited the 1200 Providence Highway site; there are concrete footings at this point. He believes the Merchant Street building is well secured. Selectman Heitin added that he has been on site. It is a modification of site from 31 Commercial Street to 2-4 Merchant Street; still no recreational marijuana will be cultivated onsite.

Chairman McGrath is against the retail sale and cultivation of recreational marijuana but supports the cultivation and sale of medical marijuana. He was told at several meetings where Mr. Striar stated that FDCC is focusing on medical marijuana and did not want to get involved in recreational marijuana. Recreational marijuana is a health hazard and is sending the wrong message to the youth in our community. He believes that the townspeople have the right to vote to determine whether or not Sharon should allow recreational marijuana. Mr. Striar appreciates where Chairman McGrath is coming from.

Mr. Rosen does not want to lose the property at Merchant Street. He is hoping the Board would vote tonight, pending state approval of their license. Mr. Striar commented that no one could foresee that the Plymouth situation materialized. He believes that the town is comfortable with the cultivation and manufacturing of recreational marijuana, but Chairman McGrath pointed out that he is not.

MOTION: To approve, pending a new Host Community Agreement, the new site from 31 Commercial Street to 2-4 Merchant Street
(Heitin – Roach) 2-1 **PASSES**

Solid Waste & Recycling Bid Discussion

Mr. Turkington summarized the RFP process and the discussion that took place at the last Board meeting. There are various factors that will impact the user fee:

1. Cost of disposing of solid waste (SEMASS contract). Solid waste disposal is \$310,000 assuming 4800 tons at \$64.61 per ton. Together, these items equal \$614,000. Divide that by 5,255 households and you get \$116.84 per year or \$29.21 per quarter of the user fee. Keep in mind that there are contractual increases built into collection costs, solid waste disposal, and market fluctuations that will impact recycling disposal.
2. Fixed costs related to the operation of the program such as household hazardous waste day, Farnham Road compost site, landfill closure monitoring, etc. equal \$227,500.
3. Recycling disposal is \$76,500 assuming 1700 tons at \$45 per ton.
4. Collection itself of solid waste and recycling.

Selectman Roach has heard from quite a few people from his home phone and from emails, he feels the Town should select the option that allows the households to choose the barrel, and let people decide for themselves. Chairman McGrath noted the passion and energy on the topic of trash. He has heard from hundreds of people via phone, email and in person. While he believes the 35-gallon is do-able for a lot of people, a large number of people do not feel that they should be forced, by the government or a group of people, to use a smaller trash barrel. Since the Board represents all residents, they need to find a middle of the road – the variable barrel size option. He feels that the work of the citizen group has caused more people to recycle and to pay more attention to their trash habits. Selectman Heitin appreciates the work of the Sustainable Sharon Coalition, and supports the variable trash barrel option with weekly recycling. This is a huge move forward for the town; even the 96 gallon barrel is less than what people can throw out now. He feels this is the best solution for the town.

Resident Eli Hauser commented that the role of the government is to enable, not enforce; some households cannot use a small barrel due to special needs (medical issues, etc.). He feels the variable barrel size is a nice solution. Resident Ellen Bordman from the Sustainable Sharon Coalition noted that they are not going away – they are willing to help educate residents. Chairman McGrath believes that the government needs to educate more, too. Resident Cheryl Schnitzer from the Sustainable Sharon Coalition pointed out that we need to break 50% of households to select the 35-gallon barrel to become a SMART community. There is a grant available for

the purchase of the 35-gallon barrels. It was pointed out from a member of the audience that the Board of Health has assistance programs available for those who cannot afford the cost of the trash program.

Chairman McGrath believes the responsible thing for the Board is to select the variable barrel option with weekly recycling. Mr. Turkington said that the PAYT bags will be available for the occasional times people need more

MOTION: To select the variable barrel option (35, 65, 96 gallon barrels) with weekly recycling, as discussed (Heitin – Roach) 3-0 **PASSES**

Consent Calendar

- I. Vote to approve regular session minutes of December 5, 2017
- II. Vote to approve and sign the 2018 Taxi license for Barbar Saade d/b/a The Right Ride
- III. Vote to approve and sign the 2018 Hackney license for Barbar Saade d/b/a The Right Ride
- IV. Vote to approve and sign the 2018 Common Victualler's license for Snowflake Shavery
- V. Vote to approve the following banner request: Sharon Adult Center – Lakeside Gallery Exhibit – January 22-29, 2018 in the first position
- VI. Vote to approve the request from the Massapoag Yacht Club to set out race markers on the lake for the 2018 season

Supplemental:

- Vote to approve and sign the Southeastern Regional Services Group Contract Award for DPW Services with an estimated value of \$2,361,658.98 for 2/1/18-1/31/19
- Vote to approve the 2018 Class II Auto Dealer's License for Motorcars Unlimited, LLC

MOTION: To approve
(McGrath - Heitin) 3-0 **PASSES**

Town Administrator's Report

Mr. Turkington reported the following:

- The first meeting of the Priorities Committee occurred yesterday.
- Capital Outlay Committee has completed its review of all FY19 budget capital requests and the tour is expected to take place on Saturday, January 13.
- Future meeting agenda topics and tentative dates for discussion:
 - Approve extension of current trash contract with Republic through June 30, 2018 (January 9)
 - Discuss FY2019 revenue projections and provide overview of budget (January 9)
 - Conduct annual performance evaluation of Town Administrator (January 9)
 - Discuss screening process for police chief and other superior officers (January 9)
 - Open Annual Town Meeting Warrant (January 9)
 - Conduct review of proposed FY2019 budget (January 9 and 23)

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

On behalf of the Board, Chairman McGrath wishes everyone a happy Hanukkah, merry Christmas and a happy New Year.

Executive Session – CANCELLED

Mr. Turkington explained that the Board does not need to meet in executive session if the Board is amenable to the proposed settlement to the issue regarding the coverage of the dispatch desk during meal breaks.

MOTION: To accept the settlement, as presented
(Heitin – Roach) 3-0 **PASSES**

Adjournment

MOTION: To adjourn at 8:42PM
(Heitin – Roach) 3-0 **PASSES**

List of Documents

- Underground storage tank application for 51 Hixson Farm Road
 - Permit application
 - License application
 - Plans
- Seema Dixit – Sharon Cultural Council Application
- Rohit Desai – Recreation Advisory Committee Application
- Chris Flieger – Sharon Cultural Council Application
- Janelle Dominique – Historical Commission Application
- Historical Commission letter of recommendation for full member
- November 13, 2017 letter from FDCC, Inc. regarding changes to the Host Community Agreement
- FDCC Host Community Agreements
- Draft Marijuana State Regulations
- Cannabis Advisory Board Overview of 2017 Law
- FDCC PowerPoint presentation
- Executive summary of solid waste and recycling bids
- Fred Turkington email correspondence to residents regarding trash options
- Snapshot of municipalities that offer overflow recycling carts
- Fred Turkington email correspondence to Selectmen regarding trash bids & contract
- December 5, 2017 Board of Selectmen minutes
- Banner requests: Sharon Adult Center Lakeside Gallery Exhibit – January 22-29, 2018 – 1st position
- Massapoag Yacht Club request to set out race markers on the lake
- Report of the Town Administrator
- Miscellaneous Correspondence