

**Wellesley Advisory Committee**  
**Juliani Room, Town Hall**  
**March 23, 2016**

Tom Frisardi called the meeting to order at 7 p.m. Those present included Mary Crown, Tom Fitzgibbons, Chad Harris, John Hartnett, Mike Hluchyj, Mark Kaplan, Michael Mastrianni, Sara Raveret, Mason Smith, Ria Stolle, Scott Tarbox, and Kathleen Woodward.

7:00            Citizen Speak

David Himmelberger discussed his concerns with the scope of what is being proposed under Article 36, particularly in the stated purpose of the Article. The Article seeks to codify the authority of the Historical Commission to identify historic buildings, structures, and properties by adding a sentence to Article 17.3 of the Town bylaws that allows the Commission to “identify and designate” sites as historic properties. This expansion of the bylaw bypasses and circumvents the Board of Selectmen (BOS). Chapter 40, Section 8D, states the Commission may make recommendations to the Selectmen, subject to the Selectmen’s approval. Article 17.3 General duties is excerpted from Section 8D. The BOS is the determining authority.

He disagrees with the argument that the Commission needs to be able to designate a building as historic for exemption from the Stretch Energy Code, which is administered by the Town Building Inspector. The Advisory write-up doesn’t include the full statement for the exemption under 101.4.2. The Historical Commission has already been charged with maintaining the inventory and issuance of historic plaques. It would be easy to amend the Stretch Energy Code: a house that has qualified for an historic plaque could be exempt. The bylaw does not have to be so broad.

The NRPD protection bylaw applies to any subdivision of land with five or more lots and requires 50 percent of the land be preserved as open space, in exchange for which the developer is allowed to build on smaller sized lots. However, the NRPD requires identification of historical areas and calls for applicants to identify primary and secondary conservation areas. This could impact two zoning issues: neighborhood preservation district and large house review. The bylaw as currently formulated is too broad, it expands the scope of the Historical Commission’s authority beyond that which is provided by the State. It would be better to make an amendment to the Stretch Energy Code; it would take an act of Town Meeting to amend the exemption.

There was discussion on reconsidering the previous vote for favorable action. There was a decision to leave the vote standing until Advisory can hear from the Historical Commission.

7:24            Executive Director/Board of Selectmen Update on Union Contract Settlements

Scott Szczebak, Human Resources Director, and Dave Murphy, BOS Chair, were present.

There has been a contract settlement with the Superior Officers Association, which includes 9 members. There are no steps in the contract, so no automatic increases are built in. A one-year contract that runs through 6/20/17 is proposed; this would put all of the Police unions on the same bargaining time frame. A major change is a 2.5 percent increase in the base wages for Superior Officers. The actual increase for this year would be approximately \$28,532. There would be a 1 percent increase on the EMT stipend, recognizing Superior Officers are required to maintain EMT certification. Other changes include a decrease in sick leave days, language for using in-car video recording, and redistribution of vacation time. The proposed contract also changes grievance hearings to the Executive Director instead of the HR Board, and it also clarifies additional duties.

This will come up under Article 5 at Town Meeting.

7:35            Board of Health (BOH) Request for Appropriation from Advisory Reserve Fund

This request is for \$5,100 for a new laboratory freezer for vaccines; the current freezer is malfunctioning. The BOH is required by the State to provide certain vaccines to people who are uninsured or under insured, as well as to foreign students. The BOH also provides flu vaccines to Town employees, as well as a public flu clinic. The flu clinic provides a training opportunity required for emergency preparedness. There is an appropriation for this freezer in the FY17 budget.

*Sara Raveret made a motion to appropriate \$5,100 to the Board of Health for a freezer from the Advisory Reserve Fund. Mason Smith seconded the motion. The motion carried unanimously, 12-0.*

7:42            Permanent Building Committee (PBC) Update on Police Station Repairs and Article 34 Bylaw Proposal

No one from the PBC attended the meeting.

7:48            Approval of Minutes

*Sara Raveret made a motion to approve the minutes from 2/24, 3/2 and 3/9. Mason Smith seconded the motion. The motion carried unanimously, 12-0.*

7:50            Article 7, Motion 3.

Scott Tarbox gave an update on Article 7, Motion 3. This would be a reduction in water and sewer rates; it would not have a tax impact.

*Sara Raveret made a motion to recommend favorable action on Article 7, Motion 3, to see if the Town will vote to reduce the FY16 sewer budget by \$370,398. Mason Smith seconded the motion; the motion carried unanimously, 12-0.*

7:56            Executive Director/Board of Selectmen Update on Rte. 9/Kingsbury Intersection

Board of Selectmen Chair Dave Murphy and Executive Director Hans Larsen were present.

There was a public forum last night. Option B is a signalization of the existing two turnarounds, instead of the fully signalized T intersection.

Option A included the closure of the existing turnarounds and a three-lane configuration: three through lanes with a left turn lane on each side. There could be larger queues of traffic under this option.

Option B leaves the median essentially intact. There would be a slightly larger queuing lane to prevent backup. There would be a two-phase crossing: pedestrians would cross to the median than push a button to cross remainder of Rte. 9.

The use of looped detectors or video detectors for traffic backups is being reviewed.

If Option B is pursued, then the Town's contribution will decrease to approximately \$537,000: there will be less physical site work, but greater signal costs. (Option A would cost the Town approximately \$609,000.)

The BOS is holding two public forums: first forum was last night, and the second will be next Thursday at 8:30 am. There was some discussion of making Donizetti one-way, which would affect Calvin drop-offs.

Planning Board representatives were at the forum. Mass DOT will do this as part of their repavement of Rte. 9. The work could be done later this fall, more likely in 2017. There is a projected 32% reduction in crash rates under Option B. There have been discussions with the School Committee and the School Administration regarding this project.

This is a possible vote in the second week of Town Meeting. The BOS have not yet determined if they will move forward with this Article.

8:26            Playing Field Task Force Update

Tripp Sheehan, the Chair of the Playing Field Task Force, was present.

Two town-wide meetings were hosted by the Natural Resources Commission (NRC). The Department of Public Works (DPW) expects to have final approval at the 3/25 meeting.

The request for construction bids went out in early February. The winning bid was by Heimlich Landscaping and Construction in Woburn: \$2,912,000. The DPW recommended a five percent contingency on top of that, for a total of \$3,057,600.

The CPC voted to match up to \$1 million. The Wellesley Field Fund has made a donation of \$1 million. The remaining \$1,057,600 is the appropriation request under Article 20.

If approved by Town Meeting, the contract will be awarded after a ten-day waiting period to Heimlich Construction, starting construction after graduation. Work will be completed by the second week of September.

The life cycle of the track is six years with a five-year warranty. The field has a lifespan of 12 years with a warranty of eight years.

One Advisory member asked about the remaining \$250,000 raised from private funding. Tripp explained that the money might go into a deferred fund to be put toward additional renovations/upkeep.

8:35            Discussion of Hardy-Hunnewell-Upham (HHU) Funding for Traffic and Enrollment Study

Matt Kelley, Chair of the School Committee, was present. The Advisory liaison gave an update. This is a request for an appropriation of \$200,000. A new HHU Advisory Committee will be formed and will decide which enrollment and traffic studies are needed.

Questions have arisen regarding the screening of applicants and a lack of independence in the selection process for the new HHU Advisory Committee. Potential committee representatives have to apply and be selected by the School Committee; some say the School Committee members are vested in the process and are not independent. Matt Kelly pointed out that the language of the motion as currently drafted is a funding motion, and the School Committee is elected to resolve issues like this. It is the School Committee's intention to select a committee with diverse viewpoints.

The committee will consist of board members and staff members of the Town, one representative from each elementary school district, and three to five at-large members. A communication has gone out soliciting applications by 3/30. Wendy Paul will filter and propose a slate of candidates for approval; the

BOS will go through the same process. The committee will be responsible for requesting new enrollment and traffic studies. Three school solutions have been studied and posted on the website. The School Committee believes it is important to have the committee in place before the vote on Article 22 at Town Meeting.

A member pointed out that getting the appropriation is not predicated on having the committee in place.

Another member raised a concern about using \$200,000 to redo existing studies and questioned how the data will be used. Another member felt the traffic study will not be clear until there is a better understanding of enrollment figures.

There was a question on who the stakeholders are and how the decision will ultimately be made: it will be made by the School Committee, Town Meeting Members, and then the entire Wellesley community with a debt exclusion vote.

A member pointed out that the appropriation would address concerns about traffic impact and transportation for a 24-classroom building. It would also address concerns about PAWS as a growing program. Achieving parity within the elementary schools has been delayed.

Matt Kelley pointed out that the Town is not anticipating significant incremental transportation costs for the scenarios being discussed.

9:18                    Old Business/New Business

There was an update on possible Audubon certification for the Wellesley Country Club.

There was discussion on rescinding the vote for the \$200,000 appropriation for the School Committee study (Article 22). A member felt a stronger mission statement is needed from the School Committee for the appropriation; the member also questioned whether the appropriation request would be enough.

A member asked for the status of the bylaw amendments passed at the Special Town Meetings: the situation is still being sorted out.

10:15                    Adjournment

Tom Frisardi adjourned the meeting at 10:15.

The next Advisory meeting will be on Monday, March 28<sup>th</sup>, at 6:00pm in the Middle School Faculty Dining Room.