

Approved: October 4, 2021

Select Board Meeting: September 20, 2021

Present: Ulfelder, Olney, Sullivan Woods, Aufranc, Lanza

Also Present: Jop, Frigulietti

Warrants approved: none

Meeting Documents:

1. Agenda
2. SB Draft Calendar
3. Memo re: Morses Pond WTP PFAS Conceptual Design
4. Integrated model of options for FY23
5. FY22 5-year capital plan
6. Draft FY23 Budget Calendar
7. Moderators Letter re: Remote Special Town Meeting
8. Revised Special Town Meeting Warrant
9. Draft STM Warrant Articles
10. Draft Hunnewell School Swing Space Option
11. Draft SB Minutes: 8/16/21, 8/24/21, 8/31/21
12. Open Meeting Law Presentation Materials
13. MassBay Press Release
14. Police Mask Order
15. Notes from Colette on ARPA Investments
16. Memo from Town Counsel re: Housing Development Corp.
17. Building Affordable Housing Metro West CD
18. Housing Equity, Inclusion, and Home Rule
19. Housing success from an elected perspective

1. Call to Order

Mr. Ulfelder, Chair, called the meeting to order at 6:00 pm online.

Mr. Ulfelder announced the meeting was being streamed live on Comcast channel 8 and Verizon channel 40 and by Wellesley Media and recorded for subsequent viewing on the cable channels or at wellesleymedia.org.

2. Citizen Speak

None.

3. PFAS Project Update

Mr. Cohen, DPW Director; and Mr. Azano-Brown, Assistant DPW Director; joined the Board. Mr. Cohen provided an updated on the PFAS (Poly-and Per-Fluorinated Alkyl Substances) remediation at the Morses Pond water treatment plant. He noted the standards set by DEP in September of 2020 and that initial samples at the Morses Pond plant exceeded the standard. Mr. Cohen stated that subsequent confirmatory samples at that plant exceeded the standards in May 2021 and the plant was shut down. He noted that DPW had contracted with Environmental Partners to develop treatment recommendation and has met with DEP to present conceptual designs for remediation. Mr. Cohen reviewed the proposed interim concept as well as the long term solution proposal and the timeline for both. He stated that the budget estimate for the interim solution for 2022 was \$1.5million and the long term solution proposal budget

estimate for 2023 was \$5.3million. Mr. Cohen stated that there would likely be a rate increase due to borrowing for remediation, however, there would be no tax impact for the projects as it would be funded by the water enterprise fund, borrowing, and any available grants. The Board discussed the proposal from Environmental Partners, expected rate increases for residents, and potential funding of the project rather than significant borrowing.

Mr. Rick Nickerson, 41 Summit Road, joined the meeting. He stated that he had experience reviewing remediation of PFAS and believed that the mitigation strategies proposed would be less effective than anticipated. He referenced several local communities that have had difficulty in remediating PFAS. He continued to express concerns regarding PFAS in the Town water sources.

The Board continued to discuss the remediation strategies proposed.

4. Discuss and Vote FY23 Budget Calendar and Guidelines

Ms. Strother, Town Finance Director, joined the Board.

Ms. Jop stated based on Board comments the budget calendar had been adjusted. She noted that based on a poll of Board chairs and staff the recommended date for the inter-board meeting was October 6th.

The Board discussed the proposed budget guidelines for FY23 and the prioritization of cash capital projects within the five-year capital plan.

Upon a motion by Ms. Sullivan Woods and seconded by Ms. Olney, the Board was polled and voted (5-0) to approve the FY23 Budget Calendar.

Sullivan Woods – Aye

Olney –Aye

Ulfelder – Aye

Aufranc – Aye

Lanza – Aye

5. Discuss and Vote Warrant for Remote Special Town Meeting

Ms. Jop stated that in order to convert to an all remote Town Meeting the Moderator submitted a request and the Board would be required to post and sign a new warrant. She added that the notice would be posted in the Townsman and the Swellesley Report and the Board would vote and sign the new warrant at its following meeting.

Upon a motion by Ms. Sullivan Woods and seconded by Ms. Olney, the Board was polled and voted (5-0) to call a Special Town Meeting to be held on Monday, October 25, 2021, at 7:00 pm remotely via the Zoom Platform and to set the following dates:

•Open the Warrant – Wednesday, September 22, 2021

•Close the Warrant – Friday, September 24, 2021, at 12:00 pm

•Motions due to the Select Board Office – Friday, October 1, 2021, at 5:00 pm

Sullivan Woods – Aye

Olney –Aye

Ulfelder – Aye

Aufranc – Aye

Lanza – Aye

6. Discuss and Vote Special Town Meeting Articles

Ms. Mirick, School Committee Chair, joined the meeting.

Mr. Ulfelder stated that the Board would vote on the Hardy and Hunnewell school construction projects. He added that the swing space discussion would be continued until after the School Committee decides on swing space. Ms. Jop stated that draft motions were being reviewed and would be voted on by the Board at its next meeting. The Board briefly discussed swing space. Ms. Mirick thanked the Board for agreeing to vote on the school projects.

Ms. Jop briefly reviewed the Articles for consideration, noting previous discussions and Board votes of each. The Board discussed the Special Town Meeting Articles and agreed to vote motions and Articles at the next meeting. Ms. Jop stated that Board members are typically assigned Articles to present at Town Meeting and reviewed her recommendations for Special Town Meeting Articles.

Upon a motion by Ms. Sullivan Woods and seconded by Ms. Olney, the Board was polled and voted (5-0) to support Article 2 and Article 3 for Special Town Meeting with the understanding that the specific recommendation for swing space financing will follow.

Sullivan Woods – Aye

Olney –Aye

Ulfelder – Aye

Aufranc – Aye

Lanza – Aye

7. Executive Director’s Report

Ms. Jop stated that the Wellesley High School Diversity Club would be distributing information on Hispanic Heritage Month. She noted that additional edits on the draft August 31st minutes would be forthcoming and edits on the other draft minutes had been sent out earlier that day. Ms. Lanza stated that she would prefer members of the public fully identified by name and address in the minutes. Ms. Jop briefly reviewed the Babson College One Day special license request noting that staff had worked closely with Babson and recommended approval of the license.

Upon a motion by Ms. Sullivan Woods and seconded by Ms. Olney, the Board was polled and voted (5-0) to approve the minutes of August 16, 2021 in the evening as amended; August 24, 2021 as amended.

Sullivan Woods – Aye

Olney –Aye

Ulfelder – Aye

Aufranc – Aye

Lanza – Aye

Upon a motion by Ms. Sullivan Woods and seconded by Ms. Olney, the Board was polled and voted (5-0) to approve the One Day License for Babson College “Back to Babson” event on October 2, 2021.

Sullivan Woods – Aye

Olney –Aye

Ulfelder – Aye

Aufranc – Aye

Lanza – Aye

8. Liaison Update

Ms. Lanza stated that the temporary main Library branch would be closing on September 27th while the Hills and Fells branches would remain open. She added that the Main Library renovation project had experienced delays due to supply chain issues however expected to reopen in mid-October. Ms. Lanza stated that the Housing Authority Director would be leaving and an interim would be hired while a search began on a full time Director. She added that the Housing Task Force would be discussing the accessory dwelling bylaw, noting the public hearings held by the Planning Board had received positive input from citizens.

9. New Business and Other Correspondence

Mr. Ulfelder stated that Advisory would be holding a public hearing on the October Special Town Meeting Warrant Articles on Wednesday, September 22nd.

The meeting was adjourned at 8:00pm

The next regular meeting is scheduled for September 27, 2021 at 6:00 pm online.