

IN BOARD OF SELECTMEN  
MONDAY, JANUARY 9, 1978

Present: Chariman John C. Powers, Ira M. Potell and William F. Toomey.

The statutory requirements as to notice having been fulfilled, the meeting was called to order at 7:30 P.M. by Chairman John C. Powers.

Transfer of Obsolete Library Books

Present: Helen Lowenthal, Director, Goodnow Library.

In regard to approving the transfer by sale of obsolete library books to Friends of the Goodnow Library, in accordance with a request dated December 20, 1977, from Helen Lowenthal, Director, and George D. Max, Chairman, Goodnow Library Trustees, Chairman Powers questioned the Director as to the amount of books that would be transferred.

Ms. Lowenthal said that there would be approximately one or two cartons of books a month or 1,000 books per year. She said about 100 of these books would be resaleable at about seventy-five cents each, and that in the past, all of these books were given to Morgan Memorial.

Chairman Powers wanted to know if the Friends of the Goodnow Library was a non-profit corporation or a private organization. Mr. Powers said that there is a by-law formality and legal questions involved in turning publicly-owned property over to a private person or organization to have said property sold, the proceeds then to be returned to the Goodnow Library.

It was on motion unanimously

VOTED: To table the issue until the Board's next meeting on January 17, 1978, to allow the Town Librarian time to do the following with the assistance of Town Counsel: 1) Estimate inventory of books to be transferred; 2) Find out the status of the Friends of the Goodnow Library; 3) Investigate the Library Trust Provisions; and 4) Obtain vote of Trustees authorizing sale or disposition of books.

Application for Section 8 Housing Assistance Funding

Chairman Powers referred to a communication dated January 5, 1978, from the Sudbury Housing Authority relative to its decision not to submit an application which had been prepared for Section 8 Housing Assistance funding through the U. S. Department of Housing and Urban Development.

It was on motion by Selectman Toomey unanimously

VOTED: To accept the above-noted correspondence.

Certificate of Completion -- 1975 Discretionary Funds Program

Chairman Powers referred to a communication dated December 29, 1977, from the U. S. Department of Housing and Urban Development enclosing a Certificate of Completion relative to Sudbury's 1975 Discretionary Funds Program (Haskell Land Tennis Courts).

Executive Secretary Richard E. Thompson stated that the Town has received Federal Grant Funds in the amount of \$30,000 and that \$29,910 of this amount had been expended for program costs.

It was on motion unanimously

VOTED: To accept the communication dated December 29, 1977, from the U. S. Department of Housing and Urban Development enclosing a Certificate of Completion relative to Sudbury's 1975 Discretionary Funds Program (Haskell Land Tennis Courts).

Natick Board of Selectmen -- Proposed Legislation, Property Tax Bill

Chairman Powers acknowledged receipt of a communication dated December 6, 1977, from the Natick Board of Selectmen requesting support of proposed legislation requiring each property tax bill to exhibit, as a separate figure, the portion of the tax rate attributable to county assessments.

It was on motion unanimously

VOTED: To support in principle the proposed legislation requiring each property tax bill to exhibit, as a separate figure, the portion of the tax rate attributable to county assessment with inquiry on cost to accomplish the same.

Anonymous Gift -- Council on Aging

It was on motion unanimously

VOTED: To accept the anonymous gift referenced in a letter dated December 22, 1977, from the Town Accountant of \$300.00 donated to the Council on Aging toward the cost of their annual Christmas party.

Appointments -- Republican Town Election Officers

The Board considered the question of making appointments to fill the following positions as Republican Town Election Officers, as recommended by the Republican Town Committee in its communication dated December 28, 1977, and concurred to by Town Clerk: Republican Deputy Inspector (Precinct 2) and Republican Deputy Clerk (Precinct 4).

It was on motion by Selectman Potell unanimously

VOTED: To approve the recommendations of the Sudbury Republican Town Committee and to appoint Anne E. Rees, 29 Windmill Drive, and Io Lee Plender, 35 Stubtoe Lane, to the positions of Deputy Inspector (Precinct 2) and Deputy Clerk (Precinct 4), respectively, for 1977/1978.

Appointment -- Metropolitan Area Planning Council

Executive Secretary Richard E. Thompson recommended the Town Planner be appointed, as a Sudbury representative, to the Metropolitan Area Planning Council.

It was on motion unanimously

VOTED: To appoint the Town Planner, Edward Lapal, as Sudbury Representative, to the Metropolitan Area Planning Council, for a term to expire April 30, 1980.

Applications -- Vacancy on the Park and Recreation Commission

Executive Secretary Richard E. Thompson referred to a communication dated December 20, 1977, from Pasquale T. Piscitelli, Chairman of the Park and Recreation Commission, listing the following people nominated to fill the vacancy on the Park and Recreation Commission: Oscar Harrell, 15 Bent Brook Road; Ronald A. Stephan, 86 Thunder Road; and Robert Myers, 40 Indian Ridge Road.

Mr. Thompson said that the cutoff date is today, January 9, 1978, for receiving applications of candidates. There being no further applicants, it was on motion unanimously

VOTED: To declare nominations closed and accept the above-named nominees.

It was further on motion unanimously

VOTED: To have Executive Secretary Richard E. Thompson advise the Park and Recreation Commission that the Board shall interview the candidates at their next meeting on Tuesday, January 17, 1978, for the purpose of filling the vacancy occasioned by the resignation of John R. Carter.

Approving Warrant Reports -- Non-Monied Articles

It was on motion unanimously

VOTED: To table until later in the evening the question of approving warrant reports prepared by the Executive Secretary for Articles: 1) Tree Planting Program and 2) Landham Road.

Annual Report of the Board of Selectmen for the 1977 Town Report

It was on motion by Selectman Toomey unanimously

VOTED: To approve the annual Report of the Board of Selectmen for the 1977 Town Report, due to the Town Report Preparation Committee on January 10, 1978.

Minutes

It was on motion unanimously

VOTED: To approve the minutes of the regular session of December 27, 1977.

Wayside Package Store, Inc.

Executive Secretary, Richard E. Thompson said that he had sent a certified letter to the McManuses, owners of the Wayside Package Store, Inc., notifying them that the Board had voted: "To request that Attorney Canty and his clients, the McManuses, make the books of the Wayside Package Store, 119 Boston Post Road, available for review by Town Counsel Paul L. Kenny and Town Accountant John H. Wilson, who will then report back to the Board of Selectmen through the Executive Secretary."

In reply, Mr. Thompson received a telephone call from the McManuses' attorney, John F. Canty, Jr., indicating that they were in agreement to comply with the Board's request.

#### Survey of Individually Rated Salaries

Executive Secretary Richard E. Thompson reported that the Survey of Individually Rated Salaries is completed with the exception of Raytheon Company, who will submit a report on comparable salaries as soon as possible.

Selectman Toomey requested an up-dating or informational report regarding the status of the clerical study and salary survey within the next few weeks.

Mr. Thompson responded that the Personnel Board will be submitting the information requested by Mr. Toomey in the near future.

Chairman Powers said that the Board wanted to know specifically:  
1) recommended clerical salaries; and 2) present salaries.

#### Site Plan Application #77-186 - Village Green

Present: Building Inspector Francis E. White; General Contractor John Antaramian; Bernard B. Rome, Attorney for Coolidge Bank and Trust Company; Joan Irish and Kathleen M. Brown, Conservation Commission; LaMonte Griswold, abutter.

In accordance with Article IX, Section V, Paragraph A of the Sudbury Bylaws, the Board considered the Site Plan application #77-186 of the Coolidge Bank & Trust Company for property located at 29 Hudson Road, owned by said Coolidge Bank & Trust Company.

Executive Secretary Richard E. Thompson reported that all appropriate abutters and Town officials had been notified, and that reports had been received as follows: 1) from the Board of Health, dated January 4, 1978, recommending approval; 2) from the Planning Board, dated August 18, 1977 relative to the prior plan, and January 5, 1978, with recommendations; 3) from the Sign Review Board, dated December 21, 1977, noting approval; and 4) minutes of the Board of Appeals, dated September 17, 1968, concerning the same property.

Mr. Francis E. White, Building Inspector, showed the new Site Plan to the Board stating that the only changes from the old Site Plan are: 1) addition of a title; and 2) signature on plan of a Registered Land Surveyor. In answer to Selectman Toomey's questions, Mr. White said 1) that ownership of the property has been established; and 2) that new construction relating to the new Site Plan will meet State regulations for the handicapped.

Chairman Powers asked for an explanation of the relocation of the headwall which is presently located on Mr. Griswold's property, (a problem noted in the minutes of the Board's December 8, 1977 meeting; and further noted in Planning Board's letter dated January 5, 1978).

Mr. Antaramian pencilled in on the new Site Plan the relocation area for the headwall showing it to be on the shopping center property; and in addition, said that the drainage will be relocated to comply with note #21 on said plan, as set forth in the Planning Board's letter dated January 5, 1978, as recommendation one,

which reads as follows: "that drainage at the rear corners of the lot be brought to the center and the headwall be moved onto the site in accordance with note #21 on the plan.

Ms. Brown, Conservation Commission, said that the Commission was present tonight for reassurance that a similar headwall will be constructed, and that there will be no additional discharge to or from the property in question.

Chairman Powers referred to the Board of Health's letter dated August 18, 1976, requesting "proper use of the loft and mezzanine in Buildings 7 and 8 be properly defined in the Selectmen's approval of this plan."

Executive Secretary Richard E. Thompson suggested that the Board of Health wanted the Board to verify that the loft will be constructed in accordance with State and local codes, specifically as they relate to seating capacity determined by square footage and size of septic system.

The Building Inspector suggested putting the following note on the new Site Plan: "Square footage area of the mezzanine shall comply with the Massachusetts Building Code."

Mr. Thompson said that this could be added as Note #23 on said plan or stated in the Board's final vote.

Selectman Potell said that on the Site Plan square footage for two mezzanine areas is shown as follows: Building 8 -- 681 square feet and Building 7 -- 365 square feet. He asked if this was correct.

Mr. Antaramian said that the area of Building 8 should be 678 square feet, not 681 -- a discrepancy of three square feet.

Selectman Toomey said that he recalled the Board had a previous vote stating that Building 7 was to be used for storage only. Chairman Powers agreed.

After review of the record Chairman Powers attempted clarification by saying: 1) that Building 6, Loft and Mezzanine, was limited to storage only; and 2) in Buildings 7 and 8, use of Mezzanine for restaurant purposes was subject to use limitations described in the State Building Code, and further subject to local approval of the Board of Health for the seating capacity, consistent with the State law.

After further discussion it was on motion unanimously

VOTED: To approve Site Plan application #77-186 for the Coolidge Bank and Trust Company for plan entitled, "Village Green Shopping Center, revised December 9, 1977;

provided that the use of the Mezzanine areas shall comply with the requirements of the State Building Code and Regulations of the Department of Health, and regulations of the Board of Health of the Town of Sudbury;

and provided further that wherever the word "Storage" appears on the Site Plan the only use that may be made in such building on such level is storage exclusively;

and provided further that the alterations indicated in footnote #21 of the plan shall be completed not later than June 30, 1978; note #21 also requires the removal of headwall and fill from the neighboring property onto the subject property as shown on said Plan.

Raytheon Company -- New Site Plan for Proposed Addition

Present: E. T. Giatas, Donald Beauchemin, W. Dougherty and J. Mason, all of Raytheon; and H. Montague, P. Symmes and W. Watson, all of Symmes, Maini & McKee, Architects.

Chairman Powers acknowledged receipt of correspondence from E. T. Giatas, Project Manager, dated January 3, 1978, regarding the Board's meeting tonight with representatives of Raytheon Company for a preliminary discussion and review of the new Site Plan for the proposed addition to the Sudbury plant, and asked Mr. Giatas to introduce his colleagues.

Mr. Giatas thanked the Board for their promptness in arranging the meeting tonight, and introduced the representatives from Raytheon Company and from Symmes, Maini & McKee, Architects.

Mr. Giatas distributed two memorandums from Symmes, Maini & McKee dated January 9, 1978; one of tonight's meeting agenda, and one of the project schedule (January 9, 1978 through October 15, 1978). The meeting began with a presentation of the preliminary Site Plan and building schematic plans. The proposed 120,000 square foot addition will be 32 to 33 feet high and be utilized for light industry or manufacturing. Mr. Giatas commented that the new addition will be about 60% office space and 40% laboratory space, and when completed there will be an increase of approximately 400 employees (over the next two - three years) and approximately 400 new parking spaces.

Chairman Powers mentioned to Mr. Giatas the brush fires which are common in that area and suggested that the Fire Chief be informed of their plans of the proposed addition.

Selectman Potell expressed concerns about access to the facility, specifically additional stacking of the Westbound traffic on the Boston Post Road.

Mr. Giatas stated that Raytheon has taken this into consideration and will make additional shift changes to accommodate the traffic problem. He further stated that Raytheon Company will report to the Board when their traffic study reports are completed, and when they have finalized the Site Plan for the proposed addition. He also said that the Building Inspector and Health Director, in addition to some members of the Conservation Commission, had been previously notified as to their plans, and had given Raytheon invaluable cooperation and assistance.

Chairman Powers thanked the representatives for attending tonight's meeting and said that the Board encourages Raytheon Company to proceed as indicated on their Project Schedule.

Permanent Landscape Committee

Present: Gordon DeWolf, Chairman, and Shirlee Burd of the Permanent Landscape Committee.

Chairman Powers acknowledged receipt of a letter dated December 15, 1977, from Mr. Gordon DeWolf, Chairman of the Permanent Landscape Committee.

Mr. DeWolf said that the Committee was formed in 1965, as an advisory body to the Selectmen and that one of its duties was to report to the Selectmen from time-to-time and to report annually to the Town Meeting. Other duties included suitable planting schemes on Town-owned property and recommendations of ways for preserving and safeguarding public shade trees within the Town.

The Board made the following suggestions as to some of the areas in which the Permanent Landscape Committee could participate and/or advise:

- 1) plantings around Loring Parsonage.
- 2) There are a number of triangles at intersections, such as the one at the northern end of Goodman Hill Road, that would look nice with plantings. Suggested not to use garbage bags under wood chips, because eventually they show.
- 3) Haskell Land, property at junction of Hudson and Fairbank Roads.
- 4) area of Landham Road after reconstruction, if any.
- 5) Davis Land, where they have updated the entrance and exit. Speak to Conservation Commission.
- 6) wild flower plantings at Curtis Junior High School.
- 7) outdoor classroom at the Regional High School.

Mr. DeWolf suggested developing a Town Policy for the purpose of: 1) road-side planting and tree replacement, such as for Landham Road; and 2) industrial planting, such as for parking areas.

Chairman Powers said that there will be a Tree Planting Program Article supported by the Tree Warden at the Annual Town Meeting, and suggested that the Permanent Landscape Committee concentrate on the Board's suggestions.

Mr. Powers thanked Mr. DeWolf and Mrs. Burd for meeting with the Board of Selectmen.

#### Approving Warrant Reports -- Non-Monied Articles

Chairman Powers referred to the previous question of approving warrant reports prepared by the Executive Secretary for the following Articles: 1) Tree Planting Program; and 2) Landham Road.

Following discussion it was on motion unanimously

VOTED: To accept the Tree Planting Program Article Report with wording additions as follows:

"The Board of Selectmen, in cooperation with the Tree Warden, is recommending that the Town start a modest tree planting program. The amount of \$4,000 will provide enough funds to plant approximately two miles of roadway with trees. The Tree Warden and the Permanent Landscape Committee will recommend the priority for roads.

"The Dutch Elm Disease has taken many of the Town's large, old, beautiful trees -- now, more recently, we are in danger of losing many

of our large maple trees due to another unexplained disease. We must start a tree planting program so that future Town residents can enjoy the same roadway beauty we enjoy now which only trees can create.

"This is a multi-year program to develop future colonnades.

"This program will not conflict with or duplicate the tree replacement money in the Tree Warden's operating budget. These funds are used mostly for planting and replacing trees throughout the whole Town, such as Dutch Elm diseased trees.

"The Selectmen urge your support of this article."

It was further on motion unanimously

VOTED: To table consideration of the Landham Road Article Report until the Board's next meeting, January 17, 1978, at which time the Board will make its final decision on the same.

Peakham Road/Old Lancaster Road Intersection Reconstruction -- 1978 Annual Town Meeting Article

It was on motion unanimously

VOTED: To withdraw from the 1978 Annual Town Meeting Warrant the Article entitled "Peakham Road/Old Lancaster Road Intersection Reconstruction," after it was learned that money for the same was provided for in the 1978-79 Highway Budget.

Mary A. Piona -- Purchase and Sale Agreement

Selectman Potell shared concern with the Board regarding correspondence from the office of the Town Engineer dated January 4, 1978, regarding a possible Purchase and Sales Agreement between the Sudbury Housing Authority and Piona Trust for property off Dudley Road. Mr. Thompson responded that he believed such agreement involved the Sudbury Non-Profit Housing Corporation and not the Housing Authority. The Board directed the Executive Secretary to investigate the matter further and report back as soon as possible.

There being no further business to come before the Board, it was on motion unanimously

VOTED: To adjourn the meeting at 10:25 P.M.

Attest:

\_\_\_\_\_  
Richard E. Thompson  
Executive Secretary-Clerk