

IN BOARD OF SELECTMEN
MONDAY, MAY 5, 1980

Present: Chairman John E. Murray and Anne W. Donald.

The statutory requirements as to notice having been fulfilled, the meeting was called to order at 7:00 p.m. by Chairman John E. Murray.

Longfellow Glen - Multi-family Housing Project, Boston Post Road

The Board reviewed a communication dated April 28, 1980, from the Board of Appeals relative to the application of McNeil & Associates, Inc., for a comprehensive permit under General Laws, Chapter 40B, sections 20-23, to construct a 140 unit, mixed income, multi-family housing project named Longfellow Glen on the Boston Post Road, and requesting input from various Town boards, commissions and departments at two meetings scheduled for June 3rd and 10th at 8:00 p.m. in the lower Town Hall.

Executive Secretary Richard E. Thompson stated that he had met with MAPC representative, Wendy Plotkin, and discussed past, present and future housing matters in the Town of Sudbury.

Following further discussion, the Board took no official position but, on the recommendation of Chairman Murray, directed the Executive Secretary to compile and submit to the Board information dealing with the past housing proposal for the Piona site, including Town Meeting proceedings/actions and past positions of Boards of Selectmen, and to schedule the matter on a future agenda.

Selectman Donald commented that Mr. Roop of McNeil & Associates had requested that conditions be placed on the comprehensive permit by various Town boards, commissions, departments, and had stated that, if McNeil & Associates could not work within those conditions, they would not pursue the project.

Special Act - Civil Service Exemption

It was on motion unanimously

VOTED: To sign a petition to the Massachusetts General Court for the passage of special legislation to exempt certain positions in the Town of Sudbury from the Civil Service law and rules, as authorized by the 1980 Annual Town Meeting under Article 12.

Resolution - William E. Downing

The Board signed a resolution dated May 5, 1980, in honor of William E. Downing, retiring from many years of service as Town Treasurer.

Road Running Race Request

It was on motion unanimously

VOTED: To grant permission to David A. Gregory, 430 Dutton Road, to conduct a road running race on Sunday, May 18, 1980, at 3:00 p.m., on certain streets in accordance with his request dated April 29, 1980, subject to notification to the Chief of Police.

Orders of Taking

It was on motion unanimously

VOTED: To sign Orders of Taking, as authorized by the 1980 Annual Town Meeting under Article 13, Street Acceptances,

Current Items of Interest

Berm and Seed - Town Common

Following a brief report by the Executive Secretary, it was on motion by Selectman Donald unanimously

VOTED: To authorize the Highway Department to construct a berm around the Town Common for a total estimated cost of \$600; and to authorize the Park and Recreation Department to seed the area using Park and Recreation Department maintenance funds; both as requested by Highway Surveyor Robert A. Noyes.

MDC Panel Discussion - "Running Dry--The Water Gap"

It was noted that Theresa N. Lukas of the Conservation Commission would be attending the May 9, 1980, MDC Panel Discussion entitled "Running Dry--The Water Gap".

Seals on Town Scales/Pumps

Executive Secretary Richard E. Thompson reported that Sealer of Weights & Measures Harold L. Lingley does remove the old seals, which have accumulated on the various scales and pumps over the years, whenever possible; however, on occasion property owners have asked him not to scrape them off because of damage to paint, etc.

License Renewals - Sudbury Bowladrome, Inc., 136 Boston Post Road

It was on motion by Chairman Murray unanimously

VOTED: To grant the following license renewals to Sudbury Bowladrome, Inc., 136 Boston Post Road:

- a. License to operate twenty-four bowling alleys on weekdays from 8:00 a.m. to 12:00 midnight and on Sundays from 9:00 a.m. to 11:00 p.m.; and six pocket billiard tables on weekdays from 8:00 a.m. to 12:00 midnight for the year commencing May 1, 1980;
- b. License for Public Entertainment on the Lord's Day to operate pocket billiard tables from 1:00 p.m. to 11:00 p.m. commencing May 25, 1980, to May 17, 1981, subject to approval by the Department of Public Safety; and

- c. License for Public Entertainment on the Lord's Day to operate Automatic Amusement Devices (pinball machines) from 1:00 p.m. to 11:00 p.m., commencing June 29, 1980, to June 21, 1981, subject to approval by the Department of Public Safety.

Memorial Day Parade Participation

The Board acknowledged receipt of an invitation dated April 28, 1980, from the Memorial Day Committee to participate in the Memorial Day Parade and speeches on May 26, 1980, and directed the Executive Secretary to respond in the affirmative for all members of the Board.

Gift to Support Arts Month 1980 Activities

It was on motion by Selectman Donald unanimously

VOTED: To accept, on behalf of the Town, a gift from Raytheon Company, to be used in support of Arts Month 1980 Activities, in the amount of \$100.

Rescheduling Selectmen's Meeting of May 26, 1980

The Board rescheduled its regular meeting of May 26, 1980, due to the Memorial Day holiday, to May 27, 1980.

Summer Meeting Schedule

The Board will discuss a summer meeting schedule for the Selectmen at its next meeting on May 12, 1980, when Selectman Cossart is present, and requested the Executive Secretary to incorporate in the draft schedule, suggestions by Selectman Donald for its consideration.

Follow-up Action on 1980 Annual and Special Town Meeting Articles and Meeting with Permanent Building Committee

Present: Michael E. Melnick, James Goodman and Dan A. Woolley, Permanent Building Committee.

Mr. Michael E. Melnick spoke on behalf of the Permanent Building Committee (PBC) and stated that the PBC had authorized Kubitz & Pepi Architects, Inc., to proceed with architectural plans for the police station in accordance with Town Meeting vote under article #25. The PBC has executed a letter of intent to them and expects architectural drawings to be completed by the middle of June. Plans are to have the Police addition enclosed by the Fall of 1980.

Relative to the school roof studies, Mr. Melnick stated that the PBC interviewed three engineering firms and selected Gale Engineering to do the studies at a cost of \$7,800; Town Meeting authorized \$9,000. The PBC has executed a letter of intent to them, a copy of which was given to Town Counsel Paul L. Kenny, along with a copy of the contract, for his approval. Mr. Melnick stated that, if there is a June Special Town Meeting, the PBC should have sufficient data relative to roof repairs on the Fairbank and Horse Pond Schools, and will plan to submit two articles for roof repairs at such time.

Relative to the State Office of Energy Resources Program of Energy Conservation, Mr. Melnick explained as follows:

- the 2-part program requires cities and towns to appropriate funds toward reducing energy costs in town buildings.
- Part 1 will provide for an energy study - a preliminary audit - at a 50% reimbursement rate from the Federal Government (Federal matching funds).
- Part 2 will provide a Technical Assistance Program Audit - itemization of capital improvements for schools and hospital buildings eligible for application for 50% in Federal matching funds.

Mr. Melnick stated that the PBC, working with Mr. Richard Santella, Supervisor of Buildings and Grounds at the High School, and the Building Inspector, are attending three separate seminars in order to understand the time frame and how to apply for funding. Mr. Melnick further stated that we are in the second funding cycle period, which ends July 1, 1980, and that an energy preliminary audit needs to be submitted to the State prior to that time. Mr. Melnick recommended going through the initial phase of the study - the preliminary audit - because the PBC feels there would be substantial savings to the Town during the 1980-81 heating season by taking conservation measures in accordance with such an audit. In order to have the preliminary audit done, Mr. Melnick recommended a transfer from the reserve fund in the amount of \$2,800.

Mr. Melnick called the Board's attention to two charts - one of the Town buildings and one for the school buildings - prepared from the University of Massachusetts Extension Service CETA program study, showing estimated figures of potential energy savings. Mr. Melnick pointed out that, based on these figures, the PBC feels that the energy consumption savings in 1980/81 for Town buildings would be approximately \$14,200 for heating and lighting, and that the estimated savings for schools could be \$69,800 per year at today's prices.

Mr. Melnick stated that the PBC has estimates from engineering firms in the energy consultant business - the cost of a preliminary audit for Town buildings would be \$2,800, of which the Town would be eligible for a 50% reimbursement to a maximum of \$1,600 from the Federal Government. This is the reason for transfer request #0866, dated May 5, 1980. Mr. Melnick added that following a preliminary audit, the Town can realize savings by utilizing the information in adjusting thermostats, turning off fans, reducing oil consumption, etc.

Relative to the Technical Assistance Program Audit, Mr. Melnick stated that the PBC will be looking for funding to complete this audit, which will be a detailed summary of ways to conserve energy within Town and school buildings. The estimated cost for the Town buildings' Technical Assistance Program Audit is approximately \$6,000, of which the Town will be eligible for 50% reimbursement some time in October 1980.

Mr. Melnick stated that the PBC expects to request \$6,500 from the local Schools energy budget for 1980-81 for a preliminary audit study for all school

buildings. The Town (Schools) would be eligible for 50% reimbursement to a maximum of \$1,600.

The Selectmen requested that the gaps in the energy index figures prepared by the Wayland CETA group for the schools be verified.

Mr. Melnick stated that, under the Technical Assistance Program, 50% of capital improvements will be paid by the Federal government; Mr. Thompson pointed out that municipal buildings (non-school) are not eligible under this phase of the program.

Mr. Melnick pointed out that the PBC plans to submit an article to the possible June Special Town Meeting for the Second Phase Technical Assistance Program Audits for Town and school buildings in the approximate amount of \$25,000, of which the Town will be eligible for 50% Federal matching funds.

Following further discussion, it was on motion by Selectman Murray unanimously

VOTED: To support transfer request #0866 from the Reserve Fund, dated May 5, 1980, in the amount of \$2,800 for a preliminary energy audit for Town Hall, Flynn Building, North Fire Station, South Fire Station, Goodnow Library, Highway building, Loring Parsonage, and Hosmer House.

Mr. Thompson referenced the following communications:

- dated April 23, 1980, from the Executive Secretary, listing follow-up items resulting from the 1980 Annual and Special Town Meetings;
- possible schedules for calling a June Special Town Meeting;
- dated May 2, 1980, from the Town Clerk indicating her availability relative to the scheduling of a Special Town Meeting.

It was agreed to continue discussion of these communications at the Board's next meeting.

Later in the evening, Permanent Building Committee Chairman Bruce Langmuir asked the Board if they had called a Special Town Meeting. The Selectmen responded that they would address the matter next week, Monday, May 12, when Selectman Cossart would be present.

Harvard Community Health Plan

Present: Barbara A. Newman, Account Executive.

Chairman Murray welcomed Barbara A. Newman, Account Executive for the Harvard Community Health Plan Management Offices, for a meeting, at her request, to discuss their offer of membership in the Harvard Community Health Plan to Town employees.

Mrs. Newman distributed a brochure announcing the new Wellesley Center and explaining the Harvard Community Health Plan.

Mrs. Newman briefly explained some of the features of the HCHP, such as:

- it not only insures people but provides the service/health care;
- it offers additional benefits not offered by Blue Cross-Blue Shield;
- all visits costs \$1.
- HCHP is not a clinic; patients may chose their own physician from among the personnel.
- it offers 100% coverages;
- 33 other towns offer this service to their employees, such as: Framingham, Natick, Wellesley, Weston, Concord and Lincoln, as well as, the Lincoln-Sudbury Regional High School.
- adopting Chapter 32B, section 16 of the General Laws will make this plan available;
- the Town pays the same percentage amount into this plan as it presently pays for Blue Cross-Blue Shield, and the employees pay the difference;
- employees have the option of keeping their present Blue Cross-Blue Shield policy or switching over to the HCHP; if the employee should decide to return to Blue Cross-Blue Shield, it can be done on the anniversary date of the policy without the customary 8-month waiting period. Choosing the HCHP is not a life-time choice - it is an annual choice.

Mr. Thompson pointed out that traveling and higher rates may be concerns of some employees.

Mrs. Newman also addressed expansion of the Harvard Health Plan facilities - Medford will be available in 1982; Quincy, in approximately 5 years from now.

Selectman Donald commented on a personal unsatisfactory experience with the HCHP. Mrs. Newman suggested that she follow it up by contacting the non-group representative.

Mr. Thompson stated that Sudbury Public Health Nursing Association Director June Grace was unable to attend tonight, and referenced, at her request, a pamphlet prepared by the Massachusetts HMO Project Office of State Health Planning listing the HCHP as a licensed HMO (Health Maintenance Organization) serving Massachusetts.

Following further discussion, the Board took the matter under advisement in order to consult with Selectman Cossart, who was not present. Chairman Murray stated that the Board would try and respond to Mrs. Newman within the next few weeks.

Mrs. Newman stated her willingness to make a presentation to all Town employees whenever convenient.

The Selectmen requested that Town Counsel review and report on their role or scope of involvement in the possible implementation of a HMO plan for Town employees.

Annual Appointments: Special Constables and Policewomen/Crossing Guards

It was on motion by Chairman Murray unanimously

VOTED: To make the following annual appointments of Special Constables and Policewomen/Crossing Guards, as approved by the Police Chief:

- Joseph D. Bausk, Joseph J. Bisson, Armando S. Troisi, Robert E. Hall and Raymond J. Spinelli, Sr. as Special Constables, paid, all for terms to expire April 30, 1981;
- Josiah F. Frost, Earl Midgley, Warren E. Boyce and Joseph E. Scammon as Special Constables, non-paid, all for terms to expire April 30, 1981;
- Robert A. Clark and William Kleiner as Special Constables, non-paid, for Protection of Persons and Property for Sperry Research Center, both for terms to expire April 30, 1981;
- Robert Hatfield, Everett Mitchell, Bernard Murphy, Ernest Russo, Robert V. Goudey, Thomas Litchfield, Stephen F. Averett and Brian Stetson as Special Constables, non-paid, for Traffic Duty Only for Raytheon Company, all for terms to expire April 30, 1981;
- Chester Rafus and Richard E. Santella as Special Constables, non-paid, for Protection of Persons and Property at Lincoln-Sudbury Regional High School, both for terms to expire April 30, 1981;
- Gerry Westcott as Special Constable, Non-paid, for Traffic Duty Only at Loring School, for a term to expire April 30, 1981;
- Jeanne McCarthy as Policewoman/Crossing Guard for Haynes School for a term to expire April 30, 1981;
- Irene Mele and Helen Nadeau as Policewomen/Crossing Guards for Fairbank School, both for terms to expire April 30, 1981;
- Cesare Abate as Crossing Guard for Nixon School for a term to expire April 30, 1981.

Designating Chairman of Local Arts Council

It was on motion unanimously

VOTED: To appoint Joan Y. Grathwohl Acting Chairman of the Local Arts Council for the purposes of organization.

Minutes

It was on motion by Selectman Donald unanimously

VOTED: To approve the minutes of the regular Session of April 22 and 28, 1980, as amended; and the minutes of the Executive Session of April 22, as drafted.

Current Items of Interest - Continued

Dealing with Vandalism

Present Alan H. Grathwohl, Lincoln-Sudbury Regional School District Committee.

Chairman Murray stated that he attended the forum on vandalism held by the League of Women Voters and that a positive discussion took place. Chairman Murray encouraged further review and discussion in the area of possibly hiring a detached social/youth worker, previously considered a few years ago by the Lincoln-Sudbury Regional High School, the Chief of Police and the Board of Selectmen. Mr. Thompson stated that he spoke with and suggested to Mrs. Dickman of the League that they inventory the Town as to what has taken place thus far in dealing with vandalism problems, such as the neighborhood watch program, and what is planned for the immediate future; i.e. Juvenile Restitution Program Committee and the hiring of additional police.

Selectman Murray asked Mr. Grathwohl of the LSRSDC to speak to his Committee and Superintendent David Levington about the aspect of a detached social/youth worker.

Mr. Grathwohl stated his opinion that the local schools should also be involved in the program; he also suggested developing a program which could possibly be presented to a future special Town Meeting. The Board agreed to further review and discuss the matter prior to the late fall of 1980 to hopefully arrive at a consensus one way or another.

Joint Meeting with Sign Review Board

Present: Leon Zola, Chairman, and Barbara F. Pryor, Sign Review Board.

Chairman Murray welcomed members of the Sign Review Board (SRB) for purposes of general discussion.

Chairman Leon Zola stated that the Sign Review Board is functioning properly and that its main concern is the re-appearance of small sign violations in Town. Mr. Zola stated that the Building Inspector has been made aware of all sign violations, and Mrs. Pryor of the Sign Review Board stated that good progress has been made on the Post Road in correcting the violations.

Responding to Chairman Murray, Mr. Zola stated that he had just received the letter from the Selectmen relative to the community sign, and the Committee was not prepared to respond tonight on that subject.

Mr. Thompson pointed out that the Selectmen would like the SRB to consider a community sign at the north and south fire stations. There was conversation about a community sign which presently exists, between the Star Market and the Bottle Shop.

Mr. Zola commented that he felt the conservation sign on the Town Common was a mistake because several people have since requested to put up signs there. Mr. Thompson commented that, at one time, Town Meeting denied an article which would have required permits for signs, such as for garage sales, and conditions which would have required that the sign be taken down after the sale. Everyone was in agreement that old garage sale signs are a real problem in Town.

Responding to Mrs. Pryor, Chairman Murray stated he thought that widening construction of the Post Road may begin within 18 months. Mr. Thompson stated, in answer to Mrs. Pryor, that he did not feel electrical wires would be placed underground during the widening of Route 20 because of the expense involved. There was some discussion about how the widening will affect existing signs.

Mr. Thompson noted that the Selectmen will meet with the State D.P.W. on May 12 at 7:30 p.m. relative to the widening of Route 20.

Chairman Murray thanked the members for attending tonight.

Sudbury Housing Authority

Present: Albert S. Feinberg, Chairman, Russell Loftus, Carl K. Witham, Charlotte Goss, Martha Wilkinson, Secretary and Lucille Crist, Executive Director, Sudbury Housing Authority.

Chairman Murray welcomed the members of the Sudbury Housing Authority for purposes of general discussion.

Chairman Albert S. Feinberg stated that Sudbury has Musketahquid Village and 5 houses, all of which are low income housing; he noted some of the committees concerns:

- for the elderly - the need for assistance for meals and health care;
- there is no funding pending at this time because the SHA has not re-applied after having been turned down under Chapter 705 because the cost of homes in Sudbury exceed the maximum of \$40,000;
- the SHA has not and does not intend to take an official position on the McNeil & Associates project - Longfellow Glen on Boston Post Road. One of the SHA's concerns with this project is the understanding that there is no way to make the housing restrictive to Sudbury residents.

SHA member Charlotte Goss stated that the SHA is prepared to meet with the Board of Appeals relative to this project on June 3rd and 10th.

Responding to Chairman Murray, Mr. Feinberg again stated that the SHA does not plan to take an official position on the Longfellow Glen project.

Mr. Feinberg stated that, looking into the future, the SHA may be interested in the availability of schools for elderly housing purposes. He stated that there is still a waiting list of elderly for the Musketahquid Village - there is a real need for more low income housing in Town.

Chairman Murray noted the formation of a school committee task force looking into the closing of schools and ideas for the excess buildings and suggested that a member of the SHA get involved in this discussion.

There was some conversation about the current conversion of a school in Weston for low and moderate income housing. Mr. Feinberg commented that some schools lend themselves to conversion and others do not; also, location is very important where the elderly are concerned.

Responding to Mr. Feinberg, Mr. Thompson stated that he assumed the Longfellow Glen project was federally-funded (through HUD) since it included mixed income housing.

Selectman Donald noted that the next meeting of the school re-organization task force is Thursday night. Mr. Loftus agreed to represent the SHA at future meetings, but stated that he would be unable to attend this Thursday's meeting.

Responding to Mr. Loftus, Mr. Thompson stated that Sudbury should have federal/state funding priority for low-moderate income and elderly housing, because of Sudbury's status in connection with the so-called snob-zoning legislation.

Following further discussion, Chairman Murray thanked the SHA for attending tonight's meeting.

Mr. Loftus suggested that the Highway Surveyor be requested to provide two trash barrels by the Old Grist Mill.

Executive Session

At 9:30 p.m. it was on motion by roll call

VOTED: To enter into Executive Session for the purpose of discussing Collective Bargaining.

(Roll call vote: Chairman Murray, in favor; Selectman Donald, in favor.)

Chairman Murray announced that Public Session would not reconvene following the Executive Session.

There being no further business to come before the Board the meeting was adjourned at 9:55 p.m.

Attest:

Richard E. Thompson
Executive Secretary-Clerk