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IN BOARD OF SELECTMEN
TUESDAY, APRIL 12, 1988

Present: Chairman David A. Wallace, John C. Drobinski, Judith A. Cope.

The statutory requirements as to notice having been fulfilled, the meeting was called to order at 7:00 p.m. by Chairman David A. Wallace at the Library of the Lincoln-Sudbury Regional High School.

Girl Scout Silver Award

It was on motion of Chairman Wallace unanimously

VOTED: To acknowledge and congratulate Miss Katherine Ann Cook of 12 Howell Road for achieving the Girl Scout Silver Award; and to commend Catherine F. Hall of 23 Witherell Drive for the sixteen years she has devoted to Sudbury's young people through Girl Scouting.

Meeting With Budget Analyst

Present: Budget Analyst Terri Ackerman.

It was explained by Chairman Wallace at the outset of the Board's meeting with Budget Analyst Terri Ackerman that this was only to be a preliminary discussion of the problems outlined in her memorandum to Executive Secretary Thompson dated March 25, 1988. After Town Meeting, he continued, the selectmen will give this their immediate attention and will schedule a joint meeting with the Personnel Board.

Mrs. Ackerman stated she understands the selectmen are extremely busy with Town Meeting matters, but she felt she had to bring these matters to the Board at this time because of the "crisis atmosphere" she believes is in existence with Town employees.

More specifically, she believes the problem with the Personnel Board is that it focuses on too many details and does not meet often enough to work out those details expeditiously. As a result, there is a great deal of frustration on the non-action of normal personnel items. As an example she explained the hiring situation at the Atkinson Pool. She concluded her opening remarks by stating that Sudbury is fortunate to have loyal people who have worked for the Town as many as fifteen to twenty years and it is only right that Sudbury give them the support they require to meet their needs.

Mrs. Ackerman offered several possible solutions and referred the selectmen to her March 25, 1988 memorandum for details. However, whatever is finally decided, she stated, it is vital that somebody be available on a day-to-day basis to take care of the many little matters that come up, such as signing items.

Executive Secretary Thompson stated that it is his understanding that the Personnel Board may authorize some other individual to sign, subject to confirmation by the Personnel Board. Since the Personnel Board has already agreed to allow Mrs. Ackerman to sign routine items, it was suggested that she be given expanded authority on non-routine items. Mr. Thompson concurred that it appears that non-access is a problem and it is a structural one.

Mr. Thompson reminded the selectmen that Mrs. Ackerman was hired for two major purposes: (1) to assist the Finance Committee; and (2) to assist the Personnel Board. Mrs. Ackerman suggested that if new procedures can be set up, one person can be hired to meet the secretarial needs of both groups.

Selectman Drobinski stated that it sounds to him like the Town needs more than a part-time Personnel Board and expressed his belief that there is nothing more detrimental to the running of the Town than an employee who feels he/she is not being take care of.

Selectman Cope stated Mrs. Ackerman has the support of the selectmen in her efforts to improve this aspect of running the Town. Selectman Drobinski added that since Mrs. Ackerman deals with the day-to-day operations, he believes she is in a good position to make recommendations for improvement.

The meeting concluded with Chairman Wallace requesting Mr. Thompson to contact Personnel Board Chairman Leonard Costa and set up a joint meeting with him and members of the Personnel Board after Town Meeting.

Town Meeting Article 64 - Letter To Water District

Upon review of draft letter dated April 12, 1988, it was unanimously

VOTED: To authorize Selectman John C. Drobinski to sign a letter dated April 12, 1988, on behalf of the selectmen, to Winthrop Fairbank of the Sudbury Water District requesting additional information relating to the Zone II issue.

Emergency Disaster Planning

It was on motion unanimously

VOTED: To authorize Executive Secretary Thompson to send his letter dated April 12, 1988, to Jack Goggin, District Manager, Community Relations, Boston Edison Company, informing that the Town's highest priority for restoration of utilities during disaster or emergency would be the Noyes Elementary School off Old Sudbury Road, for the purposes of providing public assistance of food and shelter.

Complaint By Paul McNally Re: Neighbor

Present: Paul McNally; Terri L. Noyes; Albert J. Clarizia.

Mr. McNally requested this meeting with the Board to register his complaint that since this past Friday evening, a bulldozer and trailer have been parked across from his house on the property owned by Terri Noyes and Albert Clarizia. Mr. McNally further stated that he observed two small piles of dirt leveled on Saturday; and that the bulldozer and trailer are still there. It is Mr. McNally's belief that this constitutes a violation of the bylaws of this Town. Mr. McNally stated that this is not a new problem, but has gone on for two years. He acknowledged that in the past couple of months things "have been pretty good." Mr. McNally concluded by stating that if work is being done, he has no complaint. It is the storage of equipment for business purposes that concerns him. He added that yesterday he observed employees' trucks that came by and remained for a long time.

Mr. Clarizia informed that they have been working on the house since its purchase years ago and have done a total rehabilitation of the house and property. This work, he explained, is well known to the Building Inspector.

With regard to the claims made by Mr. McNally, Mr. Clarizia explained that he has kept a Bobcat tractor and small excavator on his property not for storage but for work they are doing on the property. He suggested they contact Building Inspector Joseph Scammon for confirmation. Mr. Clarizia went on to say that they brought the Bobcat over at 3:00 p.m. Friday, worked on the property Saturday; did not use it on Sunday due to a suggestion by police that it may disturb neighbors; did not use it on Monday due to rain; and used it again today.

Terri Noyes added that as a graduate of Cornell University, she conducts college recruiting and thus interviews students, sometimes at her home. Ms. Noyes expressed her displeasure with Mr. McNally ordering four students that came to her house to move their cars.

In response to inquiry by Chairman Wallace, Mr. Clarizia stated he believed they have an additional two to three days' worth of work to do requiring the Bobcat. He further stated that they have recently purchased twelve acres in Sudbury and have their house presently on the market for sale.

Chairman Wallace stated that he believes both sides are sincere in their positions. Mr. Wallace suggested that if the underlying problem is the question of perception, he has observed enough to allow the conclusion that the equipment is being used for work on the property. With regard to the perception that the house is being used for commercial uses, Mr. Wallace requested neither party take action against the other, but rather to place a sixty-day moratorium on the matter.

The meeting concluded with an agreement among the parties that a moratorium be effected. If the house is not under purchase and sale agreement by June 15, 1988, and if the parties feel the need, they may then contact the selectmen's office and arrange another meeting to discuss the situation.

Chairman Wallace requested that if any problems arise that either party feels needs immediate attention, Executive Secretary Thompson - not the police - be contacted.

Meeting with Conservation Commission Re: Article 19 - Peirce Land

Present: Members of the Conservation Commission; Conservation Coordinator Deborah C. Montemerlo.

Conservation Coordinator Deborah Montemerlo reported that the Department of Fisheries and Wildlife is still interested in acquiring 22 acres of the Peirce property off Maple Avenue. They have been provided a copy of the Haley & Aldrich report, a part of the requirement under the Massachusetts Oil and Hazardous Material Release Prevention Act (MGLc 21E), and to date have expressed no concern about it. This would leave approximately six acres to be sold.

Ms. Montemerlo stated that the price for the six acres is currently \$200,000-245,000. It is the feeling of the developers approached that since there is only one clear buildable lot, it is too high a price for that

neighborhood. A number of proposals were proffered by Jeffrey Jacobson, including a limited comprehensive development not to exceed eight lots, but all plans were dropped. Michael Guernsey of the Board of Health stated that they would not approve a common leeching field without one individual responsible.

It was reported that a developer, Bill Corcoran, had indicated interest at a price of \$175,000, which would leave the Commission about \$70,000 short in a purchase/reimbursement arrangement.

The Conservation Commission inquired, if Town Meeting closes with no action with regard to Article 19, may the option to purchase be assigned to Sudbury Valley Trustees ("SVT"), which could buy more time.

It was Chairman Wallace's opinion that SVT does not have the money either, but they may be more flexible than the Town can be and may be able to negotiate with the developer.

Conservation Commission member Frances Clark suggested that there is a possibility of carving off a corner of the 22 acres and a portion of the 4 acres owned by Donald Peirce so that two buildable lots could be gotten out of the six-plus acres. Ms. Montemerlo also suggested that the Planning Board could consider working at granting waivers on the second lot. It was pointed out that the developers of Longfellow Glen still are interested in this property for development.

Executive Secretary Thompson suggested Ms. Montemerlo attempt to speak with Town Counsel Paul Kenny prior to Town Meeting and obtain a consensus with him regarding assignment of the option.

Ms. Clark suggested that some consideration be given Donald Peirce with regard to time. She pointed out that Mr. Peirce has been patient for some time now and if SVT is going to take the option, they should perhaps be made to place a time limit on how long they may "sit" on it. Mr. Thompson stated that he is aware of Mr. Peirce's situation, but he does not believe there is any immediate or irreparable damage being caused by the delay. Mr. Thompson believes Mr. Peirce is aware of the complexities of the matter, and the end result will certainly benefit Mr. Peirce as well as the Town.

The meeting thereupon concluded.

There being no further business to come before the Board, and keeping in mind the commencement of Town Meeting at 8:00 p.m., the meeting adjourned at 7:55 p.m.

Attest: _____
Richard E. Thompson
Executive Secretary-Clerk