

IN SUDBURY SELECT BOARD

TUESDAY APRIL 14, 2025

7:30 PM

(Meeting can be viewed at www.sudburytv.org)

ZOOM Meeting

Present: Chair Lisa Kouchakdjian, Vice-Chair Janie Dretler, Select Board Member Dan Carty, Select Board Member Charlie Russo, Select Board Member Radha Gargeya, Finance Director/Assistant Town Manager Victor Garofalo, Town Manager Andrew Sheehan

Call to Order

After returning from Executive Session, Chair Kouchakdjian opened Select Board Open Session at 7:00 PM.

Roll call: Dretler-present, Carty-present, Russo-present, Gargeya-present, Kouchakdjian-present

Opening Remarks by Chair

- Due to non-posting, the meeting of the Select Board Policy Subcommittee was rescheduled to 4/21/26 at 2:00 PM
- She and Board Member Dretler will be hosting Select Board Hours on 4/15/26 virtually at 7:00 PM
- Liberty Ledge/Sewataro Advisory Committee Applicant John Harding will be interviewed later at tonight's Select Board Meeting

Reports from Town Manager

- Thanked all who participated in the emergency preparedness Flash Vote; recognizing that Fire Chief Choate and Health and Community Director Vivian Zhang led that effort
- The first night of Sudbury Annual Town Meeting will take place on 5/4/26
- Fire Station pump truck failure necessitated taking the truck offline; thanks to Chief Choate for handling the situation and arranging for the borrowing of such equipment from the Town of Medway; he thanked Chief Fasolino and Town Manager Boynton of the Town of Medway

Reports from Select Board

Vice-Chair Dretler:

- LSRHS is conducting a Telex check; Sustainability Coordinator Eric Simms is participating in the check

- CPC Public Hearing being held on April 15 (tomorrow) at the Town Hall

Board Member Carty:

- Thanked the Town of Medway for providing the back-up pumper truck
- Noted that tomorrow night's CPA Meeting will be hybrid; overview of CPA will be presented
- Health Fair was held at the Fairbanks Community Center; he manned a table with representatives from MWRTA – much feedback was received
- Stated that former SPS Superintendent Brad Crozier has left the Town; he asked if an employment settlement would be included in the FY26 year.

Board Member Gargeya:

- Mentioned the successful launch and safe return of space ship Artemus II
- Provided outline of Sudbury 250th Anniversary events: 1776 Flower Show on 4/16 at the Presbyterian Church sponsored by the Sudbury Thursday Garden Club at 5:00 PM; Sudbury Minuteman March to North Bridge in Concord on 4/19; Presentation regarding Sudbury's Indigenous History on 4/26 at the Fairbank Community Center.

Board Member Russo:

Had nothing further to add.

Public Comment

Housing Authority Member Sherri Cline confirmed the Housing Authority has not taken a position on the Citizen's Petition who did not contact the Authority before the petition was brought forth. She said the Citizen's Petitioner is not in line with the Housing Authority, who is receiving grants for such housing and getting additional construction guidance. She added the Citizens Petition would take longer to construct when compared to the Sudbury Housing Authority Plan.

Resident Manish Sharma, 77 Colonial Drive, spoke of the fraudulent market coupon program at Shaw's.

B. Consent Calendar

1. Vote to proclaim National Public Works Week, May 17 - 23, 2026

2. Vote to accept a grant in the sum of \$13,321.73 from the MA Department Of Fire Services (DFS) to be used to purchase equipment for the Fire Dept.

3. Accept resignation of Constable William E. Pickett, Jr.

4. Vote to confirm the use of Excess & Deficiency (E&D) funds by the Lincoln-Sudbury Regional School District

5. Vote to authorize the Town Manager and Select Board chair to sign documents required by the Massachusetts School Building Authority (MSBA) related to the Nixon and Haynes roofs Accelerated Repair Program.

Town Manager Sheehan recommended that Item #5 not be considered at this time due to possible modifications. Board Members were in agreement.

Vice-Chair Dretler motioned to approve Consent Calendar Items 1, 2, 3 and 4. Board Member Carty seconded the motion.

It was on motion 5-0; Dretler-aye, Carty-aye, Gargeya-aye, Russo-aye, Kouchakdjian-aye

VOTED: To approve Consent Calendar Items 1, 2, 3 and 4

C. Miscellaneous

1. Appoint Ian Henchy, 437 Cold Brook Drive, to the Zoning Board of Appeals as an associate member

Present: Ian Henchy

Mr. Henchy stated that he is currently a land-use attorney in Concord, MA and has been involved in zoning work as well. He noted that he attended Berklee School of Music; he is also a professional musician and performed in several professional music venues.

Vice-Chair Dretler asked if Mr. Henchy was related to Attorney William Henchy who was legal counsel for the Cold Brook Crossing housing development in Sudbury. Mr. Henchy responded in the affirmative.

Mr. Gargeya asked if Mr. Henchy had been involved with particular zoning cases. Mr. Henchy explained that he represented an abutter on a National Seashore dispute and is currently working with a housing developer on Nantucket which has been contentious and presented in the Housing Appeals Court and Superior Court.

Board Member Carty inquired about term of ZBA Members. Town Manager Sheehan detailed that the term for Associate ZBA Members is one year.

Board Member Russo stated that Mr. Henchy would be a great asset to the ZBA.

Vice-Chair Dretler motioned to appoint Ian Henchy, 437 Cold Brook Drive, to the Zoning Board of Appeals as an associate member for a term to expire 5/31/27. Board Member Carty seconded the motion.

It was on motion 5-0; Dretler-aye, Carty-aye, Gargeya-aye, Russo-aye, Kouchakdjian-aye

VOTED: To appoint Ian Henchy, 437 Cold Brook Drive, to the Zoning Board of Appeals as an associate member for a term to expire 5/31/27

2. Discuss appointments for Agricultural Commission and vote if deemed appropriate

Present: Victor Sulkowski

Town Manager Sheehan confirmed that the Agricultural Commission had been inactive over the past several years and read the five names of those interested in resuming the activities of the Commission, and they all manage agricultural lands in Town.

Mr. Sulkowski stated that he had been a member of the Sudbury Conservation Commission and owns a small farm and boards horses. He confirmed that he had applied to be on the Agricultural Commission last January and asked several others who are interested in joining the Commission as well. Mr. Sulkowski offered to help to organize the Agricultural Commission with others who manage agricultural lands in Town as well. He mentioned that the re-formed Commission might like to be involved with Sudbury open space planning.

Vice-Chair Dretler asked if the Agricultural Commission Mission Statement needed to be modified. Mr. Sulkowski responded that having a voice would be a great start. Vice-Chair Dretler acknowledged that the commission would have to establish a meeting schedule and provide minutes of such meetings in compliance with the Open Meeting Law.

Board Member Carty mentioned that Sudbury has a great agricultural history and would be happy to serve as the Select Board liaison for the Commission. Mr. Sulkowski thanked Board Member Carty and indicated that the Commission would welcome Select Board guidance.

Board Member Russo stated that the re-establishment of the Agricultural Commission is a welcome development and the Commission represents the vital agricultural character of the Town.

Board Members Gargeya and Kouchakdjian expressed excitement about CIAC guidance with Town Meeting Articles.

Vice-Chair Dretler motioned to appoint Victor Sulkowski to the Agricultural Commission for a term to expire May 31, 2029. Board Member Carty seconded the motion.

It was on motion 5-0; Dretler-aye, Carty-aye, Gargeya-aye, Russo-aye, Kouchakdjian-aye

VOTED: To appoint Victor Sulkowski to the Agricultural Commission for a term to expire May 31, 2029

Chair Kouchakdjian invited the other Agricultural Commission applicants to attend the next Select Board meeting.

3. Joint meeting with Capital Improvement Advisory Committee (CIAC) to discuss Article #20 of the 2026 Annual Town Meeting Warrant.

Present: Tom Travers, CIAC

Mr. Travers indicated that he did not agree with the proposed bylaw change reflected in Article #20. Town Manager Sheehan explained that the intent of Article #20 was to help streamline the process and bring the bylaw in conformance with the Town Charter.

Finance Director Garofalo mentioned several articles being reviewed by CIAC.

Board Member Gargeya noted that CIAC guidance regarding Sudbury School articles was most beneficial and appreciated the independent view brought forward by CIAC regarding. He stated that he wanted to receive more input regarding projects that initially sound smaller and ultimately are more costly.

Board Member Carty stated that he agreed with Mr. Travers regarding inflation and CIAC taking a deeper look at numbers and evaluating efficiencies. He stressed the balance between the Town Charter and the Bylaw, and the benefit of additional articles being reviewed by more folks.

Board Member Russo asked Mr. Travers about how other CIAC members felt about Article #20. Mr. Travers replied that other CIAC Members are considering an entire project.

Vice-Chair Dretler mentioned some duplicity with FinCom and CIAC. Mr. Travers commented that CIAC reviews the project and FinCom sees how the projects can be paid for.

Town Manager Sheehan offered to meet with Mr. Travers in the next week or two to come up with a better solution.

Both Board Members Gargeya and Kouchakdjian expressed excitement about CIAC guidance with Town Meeting Articles.

Chair Kouchakdjian mentioned that Mr. Travers presents good points about associated article/s cost numbers and values CIACs oversight. She was in favor of the Town Manager meeting with Mr. Travers.

4. Liberty Ledge/Sewataro Advisory Committee: Selection of Members and steps moving forward

Chair Kouchakdjian thanked applicants, Select Board Members and Town administration with their help in the interview process.

Board Members discussed various applicants interviewed.

Board Member Russo a rank voting process in order to capture as many views as possible.

Vice-Chair Dretler suggested a less complicated voting approach.

Board Member Gargeya stated that serious consideration of five areas of experience/preference was an important aspect for him when considering Advisory Committee appointments.

Town Manager Sheehan shared the Liberty Ledge/Sewataro Advisory Committee spreadsheet with Board Members. Members reviewed applicants via topic.

Recreation

Vice-Chair Dretler motioned to appoint William Atkeson to the Liberty Ledge/Sewataro Advisory Committee. Board Member Gargeya seconded the motion.

It was on motion 3-2; Dretler-aye, Carty-no, Gargeya-aye, Russo-no, Kouchakdjian-aye

VOTED: To appoint William Atkeson to the Liberty Ledge/Sewataro Advisory Committee

Accessibility/Disability

Vice-Chair Dretler motioned to appoint Kay Bell to the Liberty Ledge/Sewataro Advisory Committee. Board Member Gargeya seconded the motion.

It was on motion 3-2; Dretler-aye, Carty-no, Gargeya-aye, Russo-no, Kouchakdjian-aye

VOTED: To appoint Kay Bell to the Liberty Ledge/Sewataro Advisory Committee

Planning and Zoning

Vice-Chair Dretler motioned to appoint Jennifer Pincus to the Liberty Ledge/Sewataro Advisory Committee. Board Member Gargeya seconded the motion.

It was on motion 3-2; Dretler-aye, Carty-no, Gargeya-aye, Russo-no, Kouchakdjian-aye

VOTED: To appoint Jennifer Pincus to the Liberty Ledge/Sewataro Advisory Committee

Housing

Board Member Carty motioned to appoint Rachel Henschel to the Liberty Ledge/Sewataro Advisory Committee. Board Member Russo seconded the motion.

It was on motion 1-4; Dretler-no, Carty-aye, Gargeya-no, Russo-no, Kouchakdjian-no

VOTED: To not appoint Rachel Henschel to the Liberty Ledge/Sewataro Advisory Committee

The motion failed.

Board Member Russo said that Ms. Henschel would make a good Committee Member but given the lack of integrity of the process, he could not vote in the affirmative.

Board Member Carty stressed the importance of appointing new voices and faces to this Committee.

Vice-Chair Dretler commented that she would want to see the plan for Liberty Ledge/Sewataro be the best for the Town as it can be.

Finance

Vice-Chair Dretler motioned to appoint Debbie Dineen and Dave Henkels to the Liberty Ledge/Sewataro Advisory Committee. Board Member Gargeya seconded the motion.

It was on motion 3-2; Dretler-aye, Carty-no, Gargeya-aye, Russo-no, Kouchakdjian-aye

VOTED: To appoint Debbie Dineen and Dave Henkels to the Liberty Ledge/Sewataro Advisory Committee

Board Member Carty motioned to appoint William Pimental to the Liberty Ledge/Sewataro Advisory Committee. Board Member Gargeya seconded the motion.

It was on motion 4-0-1; Dretler-abstain, Carty-aye, Gargeya-aye, Russo-aye, Kouchakdjian-aye

VOTED: To appoint William Pimental to the Liberty Ledge/Sewataro Advisory Committee

Vice-Chair Dretler recommended that Mr. Pimental reach out to the State Ethics Board to determine if he has conflict with being on the Committee.

Board Member Gargeya offered to draft the agenda for the first Liberty Ledge/Sewataro Advisory Committee.

Vice-Chair Dretler confirmed that the Planning Board supported Article 19 – Qualified Consultant Services for Liberty Ledge/Sewataro Visioning.

5. Discuss and Vote Positions on 2026 Annual Town Meeting Articles

Article 13 – Vocational Education Stabilization Fund

Vice-Chair Dretler motioned to support Article 13 - Vocational Education Stabilization Fund. Board Member Carty seconded the motion.

It was on motion 4-1; Dretler-aye, Carty-aye, Gargeya-aye, Russo-no, Kouchakdjian-aye

VOTED: To support Article 13 - Vocational Education Stabilization Fund

Board Member Russo stated that he could not support the article, without a commitment from a vocational education school.

Article 18 – Funding for Transportation Programs

Vice-Chair Dretler motioned to support Article 18 - Funding for Transportation Programs. Board Member Carty seconded the motion.

It was on motion 4-1; Dretler-no, Carty-aye, Gargeya-aye, Russo-aye, Kouchakdjian-aye

VOTED: To support Article 18 – Funding for Transportation Programs

Board Member Gargeya suggested that Board Member Carty present a quarterly transportation update; Board Member Carty agreed to do so.

Board Members Dretler and Kouchakdjian agreed that the Town needed to operationalize such funding going forward.

Article 19 - Consultant Services for Liberty Ledge/Sewataro Visioning

Vice-Chair Dretler motioned to support Article 19 - Consultant Services for Liberty Ledge/Sewataro Visioning. Board Member Gargeya seconded the motion.

It was on motion 3-2; Dretler-aye, Carty-no, Gargeya-aye, Russo-no, Kouchakdjian-aye

VOTED: To support Article 19 - Consultant Services for Liberty Ledge/Sewataro Visioning

Article 20 – Amend General By-Law Chapter 11, Capital Planning

Board Members agreed to postpone voting on Article 20.

Article 33 – Authorization To Proceed with Curtis Middle School Solar Canopy

Vice-Chair Dretler motioned to support Article 33 – Authorization to Proceed with Curtis Middle School Solar Canopy. Board Member Carty seconded the motion.

It was on motion 5-0; Dretler-aye, Carty-aye, Gargeya-aye, Russo-aye, Kouchakdjian-aye

VOTED: To support Article 33 – Authorization To Proceed with Curtis Middle School Solar Canopy

Article 34 - Authorization To Proceed with Haskell Field Solar Canopy

Vice-Chair Dretler motioned to support Article 34 – Authorization To Proceed with Haskell Field Solar Canopy. Board Member Carty seconded the motion.

It was on motion 4-1; Dretler-aye, Carty-no, Russo-aye, Gargeya-aye, Kouchakdjian-aye

VOTED: To support Article 33 – Authorization To Proceed with Haskell Field Solar Canopy

Article 35 – Authorization to Proceed with the Police Station Solar Canopy

Vice-Chair Dretler motioned to support Article 35 – Authorization to Proceed with the Police Station Solar Canopy. Board Member Carty seconded the motion.

It was on motion 5-0; Dretler-aye, Carty-aye, Russo-aye, Gargeya-aye, Kouchakdjian-aye

VOTED: To support Article 35 – Authorization to Proceed with the Police Station Solar Canopy

Town Manager Sheehan mentioned that Town Counsel Lee Smith has been working on the solar canopy articles is trying to get more definitive language before Town Meeting.

Article 38 – Citizen’s Petition: 10 Year Plan to Fund & Construct Walkways

Vice-Chair Dretler motioned to support Article 38 – Citizen’s Petition: 10 Year Plan to Fund & Construct Walkways. Board Member Carty seconded the motion.

It was on motion 0-5; Dretler-no, Carty-no, Russo-no, Gargeya-no, Kouchakdjian-no

VOTED: To not support Article 38 – Citizen’s Petition: 10 Year Plan to Fund & Construct Walkways

Board Member Gargeya commented that he could support incremental improvements to walkways, especially to connect to rail trails.

Article 39 – Citizen’s Petition: Appropriation of Funds for the Repairing of Single-Family Homes

Vice-Chair Dretler motioned to support Article 39 – Citizen’s Petition: Appropriation of Funds for the Repairing of Single-Family Homes. Board Member Carty seconded the motion.

It was on motion 1-3-1; Dretler-no, Carty-aye, Russo-abstain, Gargeya-no, Kouchakdjian-no

VOTED: To support Article 39 – Citizen’s Petition: Appropriation of Funds for the Repairing of Single-Family Homes

Town Manager Sheehan confirmed that newly-retired Town Manager Executive Assistant Patty Golden would be presenting Article 1 – Hear Reports at Annual Town Meeting.

6. Update regarding Special Town Meeting on Citizens' Petition

Town Manager Sheehan stated that the Select Board Office received petition articles last Monday and an exact date for the Special Town Meeting had not been scheduled to date; but the Meeting would take place between mid to end of May. He stated that the preferred location would be at LSRHS in consideration of IT connectivity.

Town Manager Sheehan indicated that Meeting scheduling and location should be decided on by the end of day tomorrow.

Town Manager Sheehan noted that two additional Citizen's Petitions had been received, one for adoption of extended bottle bill (no signatures yet), and a recall provision to Town Charter. He added that Town Counsel was working on these proposals now. He added that a non-binding resolution was submitted which would allow the School Committee to relocate funds.

7. Review and Discuss Board and Committee Handbook

Chair Kouchakdjian thanked Vice-Chair Dretler for producing and getting an additional Handbook draft and thanked Board Members for their contributions.

Board Member Carty mentioned several edits to the Handbook draft.

Town Manager Sheehan thanked Staff member James Goudie for his help.

Vice-Chair Dretler motioned to accept the Committee Handbook. Board Member Carty seconded the motion.

It was on motion 5-0; Dretler-aye, Carty-aye, Russo-aye, Gargeya-aye, Kouchakdjian-aye

VOTED: To accept the Committee Handbook, as edited

8. Update on discussions with Minuteman Regional Vocation School District

Chair Kouchakdjian explained that a good discussion with EMAC took place today with Town Manager Sheehan, Finance Director Garofalo and herself.

Town Manager Sheehan added that the EMAC meeting was positive and a related Zoom meeting took place last week regarding by-in fees. He indicated that he felt the Minuteman Vocational Schools was receptive to inviting new community membership. He mentioned that the EMAC Committee would be conducting discussions with the member towns and two other towns have expressed interest, as well.

Finance Director Garofalo explained some the member capital costs involved; each community is assessed at 1% plus a percentage for the town's ability to pay (4-year enrollment). He noted that a debt schedule was provided.

Chair Kouchakdjian suggested members look at the websites for each of the vocational education schools that the Board has contacted.

9. Spring 2026 Select Board Newsletter Topic Discussion

Board Members provided Newsletter Topics:

Board Member Carty – Transportation Update

Board Member Russo – Carding Mill/Pond or history of film in Sudbury

Chair Kouchakdjian – Interview with the family of Zach Wall

Town Manager Sheehan dated the submission deadline is May 18, 2026.

10. Approve Minutes: March 10, 2026 & March 17, 2026

Vice-Chair Dretler motioned to approve the March 10, 2026 Select Board Minutes, as edited. Board Member Carty seconded the motion.

It was on motion 5-0; Dretler-aye, Carty-aye, Russo-aye, Gargeya-aye, Kouchakdjian-aye

VOTED: To approve the March 10, 2026 Select Board Minutes, as edited

Vice-Chair Dretler motioned to approve the March 17, 2026 Select Board Minutes, as edited. Board Member Carty seconded the motion.

It was on motion 5-0; Dretler-aye, Carty-aye, Russo-aye, Gargeya-aye, Kouchakdjian-aye

VOTED: To approve the March 17, 2026 Select Board Minutes, as edited

Consent Calendar Item #5 (Continued)

Town Manager Sheehan acknowledged that Town Counsel had modified the associated motion.

Vice-Chair Dretler motioned that in connection with the roof projects for the Josiah Haynes Elementary School and the General John Nixon Elementary School, the Select Board vote to authorize the execution of the Massachusetts School Building Authority Project Funding Agreement, binding the Town to the terms thereof, by the Members of the Select Board, or their designee, and to execute any and all other agreements or documents as may be necessary in order to proceed with the roof projects. Board Member Carty seconded the motion.

It was on motion 5-0; Dretler-aye, Carty-aye, Russo-aye, Gargeya-aye, Kouchakdjian-aye

VOTED: That in connection with the roof projects for the Josiah Haynes Elementary School and the General John Nixon Elementary School, the Select Board vote to authorize the execution of the Massachusetts School Building Authority Project Funding Agreement, binding the Town to the terms thereof, by the Members of the Select Board, or their designee, and to execute any and all other agreements or documents as may be necessary in order to proceed with the roof projects

11. Upcoming Items

4/28 Select Board Meeting Items:

- Add Quarterly Transportation Update
- Possible future Select Board Policy regarding interactions between various board, committee members and other committees, per Open Meeting Law Professional development for the Board for 28th agenda

- Quarterly Updates for Sudbury 250th Committee

Adjourn

Board Member Carty motioned to adjourn the April 14, 2026 Select Board Meeting. Vice-Chair Dretler seconded the motion.

It was on motion 5-0; Dretler-aye, Carty-aye, Russo-aye, Gargeya-aye, Kouchakdjian-aye

VOTED: To adjourn the April 14, 2026 Select Board Meeting

There being no further business, the meeting adjourned at 11:40 PM.