

**BOARD OF SELECTMEN  
AUGUST 2, 2004  
REGULAR SESSION MINUTES  
"APPROVED"**

The meeting began at 7:00 P.M.

Present: George F. Dillon, Jr., Chair; John L. Saball, Clerk; Virginia C. Wood, Member; Robert W. Nordblom, Member; Administrative Officer Jean E. Kitchen and Maria Casey, Administrative Secretary to the Board of Selectmen.

Absent: Peter S. Cunningham, Vice Chair

**Community Preservation Act Committee (CPA) RE: CPA Discussion and Ballot**

CPA Member Bruce Easom was in attendance for this portion of the meeting. He stated that the ballot question is a concise summary of the act and is a fair representation.

If the CPA Act is accepted by a majority of the voters, a by-law must be established to create a Community Preservation Committee (CPC) of not less than five nor more than nine members, with terms and methods of selection approved at Town Meeting. The CPC must include one member of each of the following town boards or persons acting in these capacities as designated by the by-law: Conservation Commission, Historical Commission, Planning Board, Park Commission, and Housing Authority. The CPC will recommend the expenditure of these funds to Town Meeting, who must approve any recommendations before funds can be expended.

Ms. Wood read "A Community Preservation Committee will be established to study potential uses of the funds and to make recommendations to Town Meeting on how they should be spent. All expenditures will be subject to an annual audit and all meetings of the Committee will be open to the public. She further added that the question does include three exemptions: The first \$100,000 of the value of each residential property, low-income housing and low or moderate-income senior housing."

Ms. Kitchen stated that it is anticipated to impact the valuation of next year should the ballot question pass. Mr. Dillon confirmed that the CPA Article will be on the Special Town Meeting Warrant and that the Ballot question will be on the November ballot. Mr. Easom added that the Article at Town Meeting would be contingent upon passage of the Ballot.

Ms. Kitchen stated that the ballot question needed approval in order to be presented to the Town Clerk for printing on the November Ballot.

Mr. Easom also added that the Community Preservation Research Committee recommended that all members be appointed by the Selectmen versus elected and that they did chose 7 members with 3-year terms initially staggered with 3-year term appointments thereafter.

*Ms. Wood moved to place the Community Preservation Act question on the ballot. Seconded by Mr. Saball. 4 in favor, 1 absent (Cunningham).*

**Miscellaneous Reappointments - Archives Committee, Election Workers, Web Site Committee**

*Mr. Saball moved to appoint Michael E. Roberts to the Archives Committee for the one-year term to expire June 30, 2005. Seconded by Mr. Nordblom. 4 in favor, 1 absent (Cunningham).*

*Mr. Saball moved to appoint Karen R. Gannon and Gwenyth B. Gilson as Election Workers for the one-year terms to expire June 30, 2005. Seconded by Ms. Wood. 4 in favor, 1 absent (Cunningham).*

*Mr. Saball moved to appoint Richard M. Hughson to the Web Site Committee for the one-year term to expire June 30, 2005. Seconded by Mr. Nordblom. 4 in favor, 1 absent (Cunningham).*

**Support for Grotonfest 2004**

*Ms. Wood moved to authorize the use of Legion Common for Grotonfest 2004 on September 18, from 11:00 a.m. to 5:00 p.m., with a rain date of September 19. Seconded by Mr. Saball. 4 in favor, 1 absent (Cunningham).*

**Designate Representative to Growth Management Advisory Committee**

Tom Hartnett was currently on GMAC and declined to continue. *Ms. Wood moved to recommend Win Nordblom as the Board of Selectmen Representative to the Growth Management Advisory Committee for the unexpired two-year term to expire June 30, 2005. Seconded by Mr. Dillon. 4 in favor, 1 absent (Cunningham).*

**Review Massachusetts State Lottery Commission Letter RE: Keno Application for Oliver's Grille**

Mr. Dillon noted that the BOS will hold a public hearing on Monday, August 9, 2004, at 8:15 p.m. in the Groton Town Hall, Selectmen's Meeting Room 1, 173 Main Street, Groton, MA, regarding a Keno application for Oliver's Grille at 765 Boston Road. All interested parties are encouraged to attend.

**Highway Department RE: Truck Driver Replacement**

*Mr. Saball moved to authorize the Highway Surveyor to fill the vacancy of Truck Driver/Laborer at Step1, effective August 3, 2004. Seconded by Mr. Nordblom. 4 in favor, 1 absent (Cunningham).*

**Other**

Mr. Dillon stated that Bertha Webber turned 100 years young on July 28, 2004 in Laconia, NH. She was the former librarian at the branch in West Groton.

Ms. Wood mentioned that she spoke with Mr. Earl Carter this past weekend and learned that former Selectman Tom McCuin is headed back to Afghanistan. She added that we wish him luck and a safe journey.

Mr. Dillon gave an update on Groton Water Construction Project for the week outlining that work will be done on Main Street from Powderhouse Road to Old Ayer Road and instructed the public to check the website, [www.townofgroton.org](http://www.townofgroton.org), for more detail and additional updates. He also noted that there was a meeting regarding the construction work time changes, and there was resolve regarding traffic back-ups.

**Steve Prendergast RE: School Building Committee Update on Prescott School**

Mr. Dillon gave an update stating that Mr. Prendergast, as of 3 weeks ago, has undertaken the Prescott School project. Mr. Prendergast noted that the School has secured Professional help for the architect designer services and opened the bids. In attendance for the bid opening were Mr. Prendergast, Mr. Craig Young, Business Manager for the School District and Mr. John Estabrook of Town Hall. Six of the bids are being pursued and there will be another meeting Wednesday to proceed for the Designer Services.

Mr. Prendergast stated that he was disappointed that Mr. Cunningham was not present for this meeting and added further that Mr. Estabrook also agreed that an RFP for Designer Services was necessary. Mr. Prendergast then continued that some of the bidders would have been able to provide the roof services if there were no children in the school; however, it looks like the roof will be replaced next summer. The temporary repairs have been completed.

With respect to windows, Mr. Prendergast stated that the Historic District Commission (HDC) had wanted the school to take down and recondition the windows and put them back up. The School feels it's a costly proposition and not energy efficient.

Ms. Wood inquired when did Mr. Young meet with the HDC. Mr. Prendergast replied, "May." Ms. Wood recommended that Mr. Prendergast check back with the HDC as she learned that that was not the recommendation of the HDC.

Mr. Dillon stated that the Board of Selectmen is upset that the work, especially the roof, would not be done this year, but that the project needs to move forward as expeditiously as possible.

Ms. Kitchen stated that she has spoken with Mr. Dan Barton of the HDC a few times and they noted that they are more than willing to help and work with the School and that they know of companies who can assist with the windows.

Mr. Harlan Fitch inquired if the School has explored having the roof done during Thanksgiving break.

Mr. Prendergast stated that he'd like to address Ms. Wood's frustration stating that the work could and should have been done last fall for the bid to go out prior to Town Meeting; however, the preparation needs to be done now for next year.

Mr. Nordblom requested that the School keep the BOS updated. Mr. Prendergast agreed.

On another matter, Mr. Prendergast stated that the date for the Middle School Ribbon Cutting has been changed from the 22<sup>nd</sup> to the 29<sup>th</sup> at 5 p.m.

**Other**

Ms. Kitchen stated that she and Mr. Dillon have investigated all other ways for the streetlights at the 4 corners – there is no other monetary alternative. She recommends hiring Consulting Engineers Group, Inc. for a price of not to exceed \$4,000 for which the Scope of Services includes an analysis of where the street lights should be at the Four Corners. A Copy of proposal was provided to the BOS. *Ms. Wood moved to approve the Scope of Services as outlined in the April 21, 2004 letter from Consulting Engineers Group, Inc. for the Route 119 Road Widening Project. Seconded by Mr. Saball. Four in favor, with one absent (Cunningham).*

**Lost Lake/Knops Pond Weed Management Advisory Committee RE: Determination of Applicability Letter**

Dr. Bill Eger of the Weed Management Advisory Committee was in attendance for this portion of the meeting. He stated that the Committee recommends that a rapid response team be organized, in cooperation with the Groton Lakes Association, to promptly identify new and isolated instances of invasive weed growth and that whenever the circumstances permit, a person or persons authorized by this committee would endeavor to hand pull the new growth. He stated that in Springy Cove, specifically, they succeeded in 4 of the 7 sites by hand pulling. The Department of Conservation and Recreation has developed Standard Operating Procedures (SOPs) for the hand pulling that would need to be adhered to. He stated that not only he, but also John Diezemann, would be the most qualified members and requested that the BOS request a Determination of Applicability from the Conservation Commission to establish a rapid response project to hand pull pioneer instances of invasive non-native weed growth in Lost Lake/Knops Pond and possibly other Great Ponds if needed.

*Ms. Wood moved to request the Conservation Commission apply for a Determination of Applicability to establish a rapid response project to hand pull pioneer instances of invasive "non-native" weed growth in Lost Lake/Knops Pond and other Great Ponds if needed. Seconded by Mr. Saball. 4 in favor, 1 absent (Cunningham).*

**Review/Approve Regular Session Minutes of June 28, 2004, Special Session Minutes of July 20, 2004, and Executive Session Minutes of July 19, 2004**

*Mr. Nordblom moved to approve the Regular Session Minutes of June 28, 2004 as amended. Seconded by Mr. Saball. 4 in favor, 1 absent (Cunningham).*

*Mr. Nordblom moved to approve the Special Session Minutes of July 20, 2004. Seconded by Mr. Saball. 4 in favor, 1 absent (Cunningham).*

*Mr. Saball moved to approve and NOT release the Executive Session Minutes of July 19, 2004, as amended. Seconded by Ms. Wood. 4 in favor, 1 absent (Cunningham)*

**Affordable Housing Task Force RE: Affordable Housing Plan**

Ms. Wood presented the final Affordable Housing Plan. She noted that the people involved with this plan are acknowledged on the first page and that since the BOS's last draft that was widely distributed for comments, only Craig Auman and Carolyn Perkins made some changes that have been incorporated into the document.

Ms. Wood added, for the public's benefit, that state law allows the Town to do the plan. If approved at the State level, it allows the Town to reject 40B applications. The Town would have a one to two year moratorium. The Affordable Housing Stock must be at 10%. The Affordable Housing Plan is an aggressive plan. The Affordable Housing Task Force is proposing that the Town continue to work with developers in meeting our affordable stock and perhaps the Town build some of its own, along the lines of Rivercourt which is a public partnership.

Mr. Dillon commended both Virginia and the committee for a job well done.

Mr. Craig Auman was in attendance for this portion and stated that now the State has 90 days to process the plan. Mr. Auman recommended the Board not wait the 90 days for approval but rather select a task force to begin implementing the plan.

Ms. Kitchen stated that she will contact the Housing Partnership to remind them of their responsibilities.

*Mr. Saball moved to approve the Affordable Housing Strategy as drafted by the Affordable Housing Task Force, dated August 2004. Seconded by Mr. Nordblom. 3 in favor, 1 abstention (Wood), 1 absent (Cunningham).*

*Ms. Wood moved to adjourn the meeting at 8:10 p.m. Seconded by Mr. Nordblom. 4 in favor, 1 absent (Cunningham).*

Approved: \_\_\_\_\_  
John L. Saball, Clerk

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*Respectfully submitted,*  
Maria Casey,  
Administrative Secretary

Date Approved: September 27, 2004