

February 4, 2016
Board of Selectmen
7:03 P.M.

Present: Paul Healey, Chairman; Mary Power; Ted Alexiades; Town Administrator and Betty Foley, Assistant Town Administrator

Question from the public regarding items not on the agenda

There were no questions from the public.

Joint Session with the Housing Authority to fill a vacancy

Each candidate was interviewed by Selectmen as well as each of the Housing Authority Committee Members: Mr. James Watson, Mr. Robert Keyes, and Ms. Amy Farrell. Based on the discussion with all the Board members present, a roll call vote will be taken and a replacement named. This appointment will be effective until the next Town Election in 2016.

- **Mr. Carlos Da Silva** comes from a long family history of public servants. His Father was a Police Officer and his mother a Teacher. He's concerned with the inability of public servants to afford living in Hingham. Mr. Da Silva recently volunteered with the Elderly Housing cleanup with the Hingham Youth Soccer League. He feels the Affordable Housing Trust is an entity that is important to have a strong working relationship with.
- **Ms. Davalene Cooper** is a teacher at New England School of Law and a Lawyer who used to represent economically disadvantaged tenants in the State of Kentucky. She's also a former member of the Hingham Housing Partnership. Her approach to Law is collaborative and she feels she has a good sense of boundaries when working on Boards. Affordable housing for families and the number of homeless people in Hingham are her primary concerns.
- **Mr. Reverend Jeremy Scott** has lived in Hingham from ten years and resides in the neighborhood of Thaxter Ave. He's a Pastor of the North Street Church and also on the Board of Trustees for Friends of the Homeless of the South Shore. He's concerned with the significant hurdles for people when it comes to affordable housing. Reverend Scott is a listening ear for people in the Thaxter Park Area and feels he would be a good advocate for them if he was on the Housing Authority.

Mr. Paul Gannon joined the meeting; however he did not participate in the vote.

Voted- To appoint Ms. Davalene Cooper to fill the vacancy on the Housing Authority until the next Town Election. A roll call was taken: 4-1

Mr. James Watson-	Ms. Davalene Cooper
Mr. Robert Keyes-	Mr. Reverend Jeremy Scott
Ms. Amy Farrell-	Mr. Davalene Cooper
Ms. Mary Power-	Ms. Davalene Cooper
Mr. Healey-	Ms. Davalene Cooper

Discussion of the Deed Restriction on Housing Authority- Beal Street Parcel

Ms. Sharon Napier, Executive Director of the Hingham Housing Authority appeared before the Board to discuss the Beal Street Property and removing the deed restriction on that property. The qualifier included in the current deed restriction states there must be a group home for troubled youths at this location. Ms. Napier would like the deed restriction lifted so the Housing Authority can develop Beal Street with more affordable units.

Ms. Power advised that she will not vote tonight on lifting the deed restriction. She's concerned with the current problem we're experiencing having with Ridgewood Crossing finalized and included into our affordable housing stock. Ms. Power wants to see progress on Ridgewood Crossing before acting on the Beal Street property.

Ms. Napier advised the project is slow moving because of the major concern that the Ridgewood unit is not comparable to the other units. It stands out as an affordable unit and that's unacceptable. She's working with Department of Housing and Community Development for guidance on this problem and is uncomfortable moving forward until she hears back from them.

Mr. Alexiades feel the goals with the Beal Street parcel can be achieved without removing the restrictions. Bids are subject to the projects moving forward and the removal of restrictions. The Board did not vote on this issue.

Library Roof and Rooftop Units Design Services Contract

Mr. Roger Fernandes, Town Engineer, and Ms. Linda Harper, Library Director appeared before the Board to request to enter into contract with Habeeb & Associates Architects of for professional design services of the Library roof and HVAC unit. Ms. Harper stated that the problem is situated over the original portion of the Library building. The proposal is for \$57,420.00 and the goal is to try to get the project design completed before this year's Town Meeting.

Voted- To sign an agreement with Habeeb & Associates Architects for design services for the replacement of the Library's roof and roof-top air handling units in the amount of \$57,420.00. A unanimous vote.

Forecast Update

Mr. Alexiades discussed the updated five years Budget Forecast which has a \$2.47 million dollar deficit. This forecast reflects the School budget as presented by the Superintendent. With respect to potential expense reductions, she explained that health Insurance costs are creeping up since a couple of weeks ago when a balanced budget was within sight; unfortunately that's no longer the case. With respect to revenue, Mr. Alexiades stated there will be no new revenue from growth as it is based on what's in the ground as of January 1st and currently there's nothing in the ground. Ms. Power is hoping all services will stay at a level service. A copy of the Town Administrator's Budget recommendations is available in the Selectmen's Office.

Voted- To recommend the Town Administrator Municipal Budget recommendations to the Advisory Committee as referenced on February 4, 2016. Mr. Healey and Ms. Power voted- yes. Mr. Gannon voted-no. Mr. Gannon was in agreement with the recommendations except for the Archivist position being removed. The motion passed 2-1.

Votes:

Voted- To appoint Signe McCullough to the Historical Commission for a three-year term ending June 30, 2018. A unanimous vote.

Voted- To appoint Sarah Carolan to the Historical Commission to fill an unexpired term ending June 30, 2016. A unanimous vote.

Voted- To sign the Warrant for the Presidential Primary. A unanimous vote.

Voted- To enter into contract with Spector Manufacturing, Inc. for an Aluminum Closed-Top Refuse Trailer in the amount of \$69,016.00. A unanimous vote

Voted- To proclaim Saturday, February 13, 2016 to be "Lincoln Day" in the Town of Hingham. A unanimous vote.

Voted- To sign the employment agreement with the Deputy Fire Chief effective January 27, 2016 through January 27, 2019. Ms Power and Mr. Healey voted-yes. Mr. Gannon abstained. The motion passed 2-1.

Voted- To sign and employment agreement with the Assistant Town Administrator effective March 1, 2016 through March 1, 2019. Ms. Power and Mr. Healey voted-yes. Mr. Gannon abstained. The motion passed 2-1.

Voted- To approve the issuance of a Special (One Day) wine and malt beverages license to Diane DeNapoli on behalf of South Shore SNAP (Special Needs Athletic Partnership) for the St. Patrick's Day Fundraiser to be held at Hingham Community Center on Friday, March 18, 2016 from 7:00 p.m. to 11:00 p.m. A unanimous vote.

Proposed Warrant Articles:

Article V- Road Building- *Will the Town raise and appropriate, borrow or transfer from available a sum of money to be expended under the direction of the Board of Selectmen for purpose of improving and resurfacing various roads within the town, or act on anything relating to?
(Inserted by the Board of Selectmen).*

Mr. Roger Fernandes, Town Engineer reviewed Article V which is a five year accelerated road repair project with a cost of 2.2 million dollars. Ms. Power suggested considering a two year plan at a cost of 1.1 million.

Mr. Blucke, 21 Howland Lane, appeared in front of the Board regarding the five year plan. He feels his neighborhood needs to have the streets repaired now and not in five years. He discussed the problems residents in that area have had regarding the roads in need of repair.

The Board did not move forward on Article V at this meeting.

Article Z- Harbor Park Project and Building- *Will the Town authorize, but not require, the Board of Selectmen to petition the General Court of the Commonwealth of Massachusetts, pursuant to M.G.L. Chapter 45, Section 7, for approval to erect a building which exceeds six hundred square feet in area on the ground on the parcel known as 0 Otis Street and shown as Lot 50 on Assessor Map 50, or act on anything related thereto? (Inserted at the request of the Bathing Beach Trustees and the Harbor Development Committee).*

Mr. Alan Perrault, Chair Bathing Beach and Mr. Bill Reardon, Chairman of the Harbor Development Committee reviewed Article Z. There was discussion about moving the bath house to a different location, closer to utilities and away from trees and would be a lot less disruptive. Keeping the old building for lifeguards to change and supply storage was also discussed. Additional parking spaces would be included in the new plan. The Board did not take a vote on Article Z at this time. It will be voted in a couple of weeks after Advisory takes is up so there will be plenty of opportunity for public input.

Article K- Building Department Revolving Fund- *Will the Town accept the provisions of Massachusetts General Laws, Chapter 44, Section 53E 1/2, so as to establish and define the terms of a departmental revolving fund for the Building Department, or act on anything thereto?
(Inserted by the Board of Selectmen).*

Voted- That, in accordance with the provisions of Massachusetts General Laws, Chapter 44, Section 53E 1/2, which allows the Town to establish departmental revolving funds, the Town authorizes the continuation of such a fund in the Building Department. Departmental receipts for building inspections performed by the Assistant Building Inspectors shall be credited to the fund. Moneys shall be spent primarily to compensate such inspectors for their services. The Building Commissioner, or functional equivalent, shall be authorized to spend moneys from the fund. The amount that may be spent from the fund shall be limited to \$250,000 during Fiscal Year 2017.

A unanimous vote.

Plymouth River School Statement of Interest Vote

Mr. Raymond Estes and Andrew Shafter appeared before the Board to discuss Plymouth River School. Mr. Estes stated that it has been seven or eight years since this was originally contemplated and the time to act is now. The School Department has a plan to move forward at the present moment. In addition we're in a position to get funding from the state and now is the time to move forward.

Ms. Power reported that we're going to have to space out Capital Projects at this point in order not to raise people's taxes. If we say yes to Plymouth River it will be harder to say yes to other projects. She suggested first completing a school master plan that would include an updated enrollment study and that would allow the School Administration and School Committee the opportunity to identify and prioritize all its facility needs. . Mr. Healey stated we are in the reality of needing to build two new fire stations. The budget forecast is not good and some tough decisions to be made.

Voted- Mary Power made a motion to take no further action for the Plymouth River School. Ms. Power and Mr. Healey voted- yes. Mr. Gannon voted – no. The motion passed 2-1.

Selectmen/ Town Administrator's Report

Ms. Power made a statement regarding the newly designed Town web-site. She explained that there are three ways to access a posted meeting agenda. One of the ways was not working as intended to, but has now been corrected. You could still use the other two methods, so in terms of the Open Meeting Law, we are in compliance.

Mr. Gannon reported that February 24th is the next meeting of the Hingham Substance Abuse Coalition and invited people to attend.

Mr. Healey stated that The South Hingham Working Study Group is on HCAM for those residents who have not had a chance to view it.

The meeting adjourned at 10:20 p.m.

Diane Picot

Approved March 17, 2016

Documents: (A complete meeting packet of supporting documentation is on file and available for public review in the Board of Selectmen's Office.

1. Housing Authority interest letters from Mr. Carlos DaSilva, Reverend Jeremy Scott and Ms. Davalene Cooper.
2. Agreement with Habeeb & Associates Architects for Library design services.
3. Town Administrator Budget Recommendations.
4. MSBA Statement of Interest Opening Letter 2016 for the Plymouth River School.
5. Sample Warrant for Presidential Primary 2016.
6. Spector Manufacturing Contract for an Aluminum Closed Refuse Trailer for your signature.
7. Proclamation declaring Saturday, February 13, 2016 to be "Lincoln Day" in the Town of Hingham.
8. Employment Agreement for the Deputy Fire Chief.
9. Employment Agreement for the Assistant Town Administrator.
10. Issuance of a Special (one day) wine and malt beverages license to Diane DeNapoli on behalf on Shore SNAP.
11. Open Committee Positions as of February 2, 2016.