

**MARION BOARD OF SELECTMEN
WATER/SEWER COMMISSIONERS**

October 21, 2008

Minutes

The meeting was called to order at 7:00 p.m. Present were Chairman Jonathan F. Henry, Board members Roger F. Blanchette and Stephen M. Cushing and Town Administrator Paul F. Dawson. Also present were Lee Craver, Kenneth J. Souza of *The Wanderer*, Ruth Thompson of *The Sentinel*, Adam Silva of the *Tri-Town Observer*, Carol Sanz, Police Chief Lincoln W. Miller, candidate for detective Scott C. Smith, family and friends of Scott Smith and Helene Craver, secretary.

Mr. Henry requested a moment of silence to honor former Fire Chief Jay E. Hiller, who died October 18. Mr. Henry noted that Mr. Hiller had been Fire Chief in Marion for fifteen years and owned the local Chrysler/Plymouth dealership.

Mr. Cushing moved the minutes of October 7, 2008; the motion was seconded and carried unanimously.

Chief Miller and Officer Smith met with the Board. Chief Miller recommended Officer Smith be promoted to the open detective's position caused by the retirement of Craig Parker. Chief Miller explained that Scott Smith had been with the department for the last nine years, eight as a full-time officer and that he had worked with Detective Parker for the last two years. Chief Miller listed the courses and class work which Officer Scott had completed, which fulfill the requirements of the position. Mr. Henry said that he supports the Chief's recommendation; it is important that the position be filled, not only for the Town, but for other local areas with outstanding crimes.

Mr. Blanchette moved the appointment of Scott Smith as detective, as recommended by the Police Chief; the motion was seconded and carried unanimously.

Mr. Cushing moved a one-day, all-alcohol license for Beverly Yacht Club on December 6, 2008; the motion was seconded and carried unanimously.

Mr. Cushing moved a one-day, all-alcohol license for VFW Post #2425 on November 8, 2008; the motion was seconded and carried unanimously.

Mr. Cushing moved the street closure for the Christmas Stroll on Sunday, December 14, 2008; the motion was seconded and carried unanimously.

Mr. Dawson announced the anonymous donation of a 2008 wheelchair-accessible van for the Council on Aging.

Mr. Blanchette moved the acceptance of the gift of the van; the motion was seconded.

Mr. Blanchette said that the donation of the handicapped van was incredible—the word went out and someone came forward, which is just wonderful. Mr. Henry noted that the value of the van was about \$50,000.

The motion carried unanimously.

Mr. Cushing moved the appointment of Andrea Keene to the Council on Aging; the motion was seconded and carried unanimously.

Mr. Blanchette moved the appointment of Hilary Sadeck as paramedic; the motion was seconded and carried unanimously.

Mr. Dawson explained that, several meetings ago, the Board discussed the Town's interest in land in Wareham and the need for an appraisal of the property. Mr. Dawson recommended hiring the John P. Mello Company at a cost of \$3,860. Mr. Dawson explained that the appraisal would be complex, because of the Town's percentage interest. Mr. Blanchette asked several questions regarding the Mello Company and the extent of the appraisal. Mr. Dawson explained that the other appraisers proposals required more money and were less detailed than the Mello Company. Mr. Blanchette asked if the Town would be bound by an appraisal that came back "too low". Mr. Dawson assured the Board that the Mello Company had supplied the Town with an extensive résumé and list of prior clients and was eminently qualified.

Mr. Blanchette moved to authorize the Town Administrator to request \$3,860 from the Finance Committee to conclude the appraisal; the motion was seconded and carried unanimously.

Mr. Dawson explained that, at the Special Town Meeting, the Town voted to authorize the Board of Selectmen to transfer the care, custody and control of two parcels of land for senior housing; now he is asking to formally vote the transfers from the Town of Marion to the Marion Affordable Housing Trust.

Mr. Cushing moved that the Board of Selectmen, pursuant to Massachusetts General Laws, Chapter 40, section 15A, and the authorization of the Marion Special Town Meeting, 2008, transfer the care and custody of the real property located at 330 Wareham Street, consisting of 1.3 acres and more fully described in Article 1 of the 2008 September Special Town Meeting, to the Marion Affordable Housing Trust upon acceptance of the deed to said property, to be placed under the Trust's care and custody for the purposes of continuing and expanding the use of the parcel for affordable rental housing and, further, to authorize the Trust, if the Trustees so vote, to lease said property and improvements for the purposes of improving, expanding and the perpetual management of the property for affordable housing rental housing for occupants who shall be at least sixty-two years of age, all pursuant to the requirements of Massachusetts General Laws, Chapter 40, section 3 and Massachusetts General Laws, Chapter 30B, and, upon the terms and conditions acceptable to the Trust pursuant to the Trust's authority as found in Massachusetts General Laws, Chapter 44, section 55C; the motion was seconded and carried unanimously.

Mr. Cushing moved that the Board of Selectmen, pursuant to Massachusetts General Laws, Chapter 40, section 15A, and the authorization of the Marion Special Town Meeting, 2008, transfer the care and custody of the real property and improvements thereon known as Littleneck Village, more specifically located of 330 Wareham Street, consisting of approximately 8.6 acres and identified on Marion Assessors' Map 12, lot 28, being the premises shown as Lot 3 on a plan entitled, "Plan of Land in Marion, Mass. dated April 4, 1977", to the Marion Affordable Housing Trust, to be placed under the Trust's care and custody for the purposes of continuing and expanding the use of the parcel for affordable rental housing and, further, to authorize the Trust, if the Trustees so vote, to lease said property and improvements for the purposes of improving, expanding and the perpetual management of the property for affordable rental housing for occupants who shall be at least sixty-two years of age, pursuant to the terms of Massachusetts General Laws, Chapter 450, section 3 and Massachusetts General Laws, Chapter 30B, and upon the terms and conditions acceptable to the Trust and pursuant to the Trust's authority as found in Massachusetts General Laws, Chapter 44, section 55c; the motion was seconded and carried unanimously.

Mr. Dawson reported that the evaluating committee of the Police Building Committee has selected an owner's project manager, Pomroy Associates of southeast Massachusetts. Mr. Dawson reported that they had rated highly and that the Town is in the process of negotiating a contract with the company. Mr. Dawson explained that Pomroy Associates' only function is that of owner's project manager to protect the Town's interests.

Mr. Dawson reported that, this week, budget cuts at the State level have been proposed, which, so far, do not involve Chapter 70/aid to schools. Mr. Dawson said that the Governor has retained powers that would allow the State to "adjust" the budget mid term.

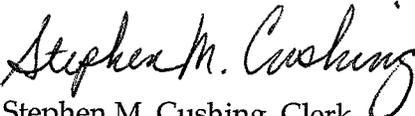
Mr. Dawson reported that the Finance Committee has begun the budget process, and the situation remains extremely bleak. Mr. Dawson said that, if Question 1 (repeal of the State income tax) passes, it would certainly have ramifications on the Town.

Mr. Blanchette said that he read that the towns of Freetown and Lakeville are investigating a regional elementary school, at an estimated savings of \$500,000 to each of the towns. Mr. Blanchette said that this is an opportunity to discuss regionalizing the elementary schools, where substantial savings could be realized—the concept should be discussed by the school committees and Boards of Selectmen. Mr. Dawson noted that this was timely, as the transportation contract is due to expire, which may result in serious increases in the rebid process. Mr. Blanchette noted that Rochester would like to upgrade their Memorial School, while Marion has several available classrooms and Mattapoissett has an entire building; there is more than enough space available with existing facilities. Mr. Henry said that he would like to see the public support these initiatives and make intelligent, rather than emotional, decisions. Mr. Henry said that the schools consume the largest percentage of the total budget, most of which is untouchable in its present form.

The village loop project was briefly discussed. Mr. Dawson reported that the contractor, Robert B. Our, had run into one thing after another, such as boulders and water main breaks, and that the Board would be requested to vote at an upcoming meeting to extend the project.

Mr. Blanchette moved to go into executive session to discuss litigation at 7:52 p.m. and not to return to open session following the executive session; the motion was seconded and carried unanimously, Messrs. Henry, Blanchette and Cushing voting aye.

Respectfully submitted,


Stephen M. Cushing, Clerk

Date approved: 11/4/08