

SPECIAL TOWN MEETING – NOVEMBER 5, 2014- PROCEEDINGS

The meeting was called to order at 7:00pn at the Miscoe Hill School. The Moderator Jay Byer noted that the warrant had been duly posted and properly served and dispensed with the reading of the warrant. Non residents were allowed into the meeting:
Mike Gleason- Milford Daily News
Michelle Sanford- Mendon Town Crier
Andrew Jenrich-Library Director
Nevin Wenger- non voter
Jean Berthold-Principal Assessor
Kimberly Newman-Town Administrator
Robert Mangiaratti-Town Counsel
Chad Boardman-Non Resident

The Moderator went over the rules and procedures of the meeting.

ARTICLE 1 Voted to rescind the vote on Article 3 of the Annual Town Meeting of May 2, 2014 and fix the salaries and compensation of those elected officials of the Town as follows:
Town Clerk, \$46,041.22 per annum
Tree Warden, \$11.69 per hour
Highway Surveyor, \$78,476.85 per annum
UNANIMOUS VOICE VOTE

ARTICLE 2 Voted to raise & appropriate \$2,943.04 to Town Treasurer/Collector Salary (Line Item 145A1).
UNANIMOUS VOICE VOTE

ARTICLE 3 Voted to transfer \$48,282.04 from Finance Committee Reserve for Salary Negotiations (Line Item 131D) to fund the following amounts to the following line items:

- \$1,754.47 to Town Accountant Salaries (Line Item 135A)
- \$2,009.77 to Principal Assessor Salary (Line Item 141A2)
- \$1640.48 to Town Treasurer / Collector Salaries (Line Item 145A1)
- \$1,583.40 to Town Treasurer / Collector Salary (Line Item 145A2)
- \$1,341.01 to Town Clerk Salary (Line Item 161A)
- \$282.19 to Conservation Salaries (Line Item 171A)
- \$64.87 to Zoning Board Salaries (Line Item 176A)
- \$3,599.77 to Town Hall Services Salaries (Line Item 199A1)
- \$5,828.42 to Public Safety Director Salary (Line Item 200A)
- \$8,991.81 to Fire Department Full Time Wages (Line Item 220A2)
- \$176.44 to Building Inspector Salaries (Line Item 241A1)
- \$5,593.99 to Building Inspector Account Wages (Line Item 241A2)
- \$100.03 to Tree Warden Salaries (Line Item 294A)
- \$7,586.23 to Highway Construction and Maintenance Salaries (Line Item 422A1)
- \$2,285.73 to Highway Surveyor Salary (Line Item 422A2)
- \$404.22 to Council on Aging Salaries (Line Item 541A1)
- \$1,297.35 to Council on Aging Director Salary (Line Item 541A2)
- \$1,602.73 to Library Salaries (Line Item 610A1)
- \$1,602.96 to Library Director Salary (Line Item 610A2)
- \$536.17 to Parks and Recreation Department Park Director Salary (Line Item 630A2).

UNANIMOUS VOICE VOTE

ARTICLE 4 Voted to transfer \$17,500 from Free Cash to fund a salary compensation study for Town employees.
UNANIMOUS VOICE VOTE

ARTICLE 5 Voted to raise & appropriate \$3,000 to fund to Selectmen Expenses (Line Item 122B),
UNANIMOUS VOICE VOTE

ARTICLE 6 Voted to transfer \$3,790.53 from Free Cash to pay bills of a prior year (Line Item 196B).
UNANIMOUS VOICE VOTE

ARTICLE 7 Voted to transfer \$3,728 from Free Cash to Town Hall Services Expenses (Line Item 199B).
UNANIMOUS VOICE VOTE

ARTICLE 8 Voted to transfer \$9,849 from Free Cash and raise and appropriate \$2,400 for a total of \$12,249 to fund Town Hall Services New Equipment (Line Item 199C).
UNANIMOUS VOICE VOTE

- ARTICLE 9

Voted to raise & appropriate \$6,280 to fund Dog Officer Expenses (Line Item 292B).
UNANIMOUS VOICE VOTE
- ARTICLE 10

Voted to raise & appropriate \$10,801 to fund the deficit to Blackstone Valley Vocational School Operational Assessment (Line Item 310B).
UNANIMOUS VOICE VOTE
- ARTICLE 11

Voted to transfer \$50,000 from Free Cash to Highway Construction and Maintenance Expenses (Line Item 422B).
UNANIMOUS VOICE VOTE
- ARTICLE 12

Voted to accept Massachusetts General Laws Chapter 32B, Section 20, as amended by Chapter 68 of the Acts of 2011, and establish an Other Post Employment Benefits (“OPEB”) Liability Trust Fund (“Trust Fund”) into which appropriations may be made and shall be held in trust to reduce the unfunded actuarial liability of post-employment health care and other post-employment benefits for the Town and to appoint the Town’s Treasurer as Custodian of the assets of the Trust Fund.
UNANIMOUS VOICE VOTE
- ARTICLE 13

Voted to transfer \$25,000 from Free Cash to fund the OPEB Trust Reserve Fund.
UNANIMOUS VOICE VOTE
- ARTICLE 14

Voted to transfer \$40,424.04 from Free Cash and raise & appropriate \$94,575.96 for a total of \$135,000 to fund the Stabilization Account.
UNANIMOUS VOICE VOTE
- ARTICLE 15

Voted to transfer \$100,000 from Free Cash to the Capital Expenditure Account.
UNANIMOUS VOICE VOTE
- ARTICLE 16

Voted to transfer \$9,128.16 from the Special Revenue Fund Balance Reserved for Water to purchase an Orion RF Hand-held Meter Reading Package.
MAJORITY VOICE VOTE
- ARTICLE 17

Defeated a motion to amend the Town’s Zoning Map as referenced in Section 1.03 (Delineation of Districts) of the Town’s Zoning By-law, in order to rezone from the General Residential District to the General Business District that certain parcel of land owned by the Town of Mendon known and identified as 3 North Avenue and referred to as Map 8-189-3 of said plans prepared by Cullinan Engineering dated 1-9-06 and recorded at the Worcester County Registry of Deeds in Book 837, Plan 58 and said plan by Shea Engineering dated 5-19-08 and recorded at the Worcester County Registry of Deeds in Book 868, Plan 57.
MAJORITY VOICE VOTE
- ARTICLE 18

Voted to transfer \$4,363.78 from Free Cash to purchase cell tower antenna infrastructure.
UNANIMOUS VOICE VOTE
- ARTICLE 19

Voted that the Town transfer \$275,000 from the Community Preservation Budgeted Reserve Account and \$50,000 from the Community Preservation Open Space Account to acquire a conservation restriction, and pay for related costs, to be under the control of the conservation commission to allow sustainable agriculture and/or open space preservation of the so-called Pearson property located at 43 Quissett Road in Mendon, MA, shown as “ B & C” on a plan entitled “Pearson Property, Mendon, Mass., Aerial Map, Department of Fish & Game Division of Fisheries & Wildlife Map Prepared by James McCarthy, Central District Land Agent,” which plan is on file with the Office of the Mendon Town Clerk.
MAJORITY VOICE VOTE
- ARTICLE 20

Voted to Passover this article.
HAND COUNT
YES 50
NO 22
- ARTICLE 21

Voted that the Town authorize the Selectmen, on behalf of the Town, to purchase the so called Pearson Farm located at 43 Quissett Road consisting of 70 +/- acres and shown on Mendon Assessors’ Maps as Parcel #27-212-43 for a total purchase price of \$800,000; in order to fund such acquisition, to authorize the Selectmen contemporaneously with the acquisition of said Pearson Farm, to convey or reserve following interests in said land and to use the following proceeds for the purchase price:

(a) Convey 34 +/--acres to the state Department of Fish and Game on behalf of the Division of Fisheries and Wildlife for \$165,000;

- (b) Convey 36+/- acres subject to perpetual conservation restriction to be held by the Town which limits the use of such land to open space, agriculture, and uses related to agriculture, to a person or entity selected under the provisions of M.G.L. c. 30B, s. 16 for not less than \$335,000 and up to an additional \$50,000 , which amount shall be used for related cost of acquisition;
- (c) Reserve to the Town the conservation restriction on the 36 +/- acres referenced above for no more than \$300,000 appropriated pursuant to Article 19. From said \$300,000, a non-refundable deposit of \$50,000 shall be paid to the Seller.

UNANIMOUS VOICE VOTE

ARTICLE 22 Voted to transfer \$540.40 from the Community Preservation Budgeted Reserve Account t to fund the remaining fee for the closing on the Paddock/D'Alessandro property at 52 Providence Road in Mendon.
UNANIMOUS VOICE VOTE

ARTICLE 23 Voted that the Town take all of the following actions to replace the tennis courts and fence around the tennis courts at Memorial Field:

- (a) To rescind the prior appropriation for the same purposes made at the June 25, 2014 Special Town Meeting on Article 24.
- (b) to transfer a sum of money not to exceed \$88,350 from the CPA Budgeted Reserve Account to fund the replacement of the tennis courts and fence around the tennis courts at Memorial Field;
- (c) to authorize the Town Administrator or Board of Selectman to file on behalf of the town any and all applications deemed necessary for grants and/or reimbursements from the Commonwealth of Massachusetts deemed necessary under the PARC (formerly Urban Self-Help) Act (301 CMR 5.00);
- (d) to dedicate as a park under M.G.L. c. 45, sec. 3 the land known as Memorial Park at 29 Millville Street adjoining the Town Beach Property which was purchased by the Town in 1972 and is described in a deed recorded with the Worcester Registry of Deeds in Book 5292. Page 115;

UNANIMOUS VOICE VOTE

ARTICLE 24 Voted that the Town set aside for later spending from the FY15 Community Preservation Revenues \$33,004 (10%) for open space; \$33,004 (10%) for historic preservation; \$33,004 (10%) for affordable housing, \$16,502 (5%) for administration and \$214,256 (65%) to the Community Preservation Budgeted Reserve.
UNANIMOUS VOICE VOTE

ARTICLE 25 Voted to Passover this Article.
UNANIMOUS VOICE VOTE

ARTICLE 26 Voted that the Town accept, as a gift, trail easements situated on Assessor's Maps #20-100-40, #25-219-10, #25-219-6 from the Brewer Family Realty, LLC as set forth in a deed from Brewer Family Realty, LLC to the Town provided that the deed conveying the easements is acceptable to the Selectmen.
UNANIMOUS VOICE VOTE

ARTICLE 27 Defeated a motion to discontinue the section of Tower Road that is within the boundaries of the Mendon Town Forest, as written in the warrant.

MAJORITY VOICE VOTE

The warrant was dissolved at 9:18pm. There were 81 voters in attendance. The officer for the meeting was Matthew Hoar and the teller for the meeting were Kathryn Rich and Nancy Fleury.

A true copy. Attest:

Margaret Bonderenko

Town Clerk

