



TOWN OF BELMONT
OFFICE OF THE BOARD OF SELECTMEN
455 CONCORD AVENUE
BELMONT, MASSACHUSETTS 02478

Selectmen@belmont-ma.gov

PHONE (617) 993-2610

FAX (617) 993-2611

SELECTMEN

MARK A. PAOLILLO, Chair
ANDRÉS T. ROJAS, Vice-Chair
RALPH T. JONES

TOWN ADMINISTRATOR

DAVID J. KALE

October 11, 2013

Dear Town Meeting Members:

Enclosed please find the Warrant for the **Special Town Meeting** scheduled for 7:00 p.m. on **Monday, November 4, 2013** at the Chenery Middle School Auditorium.

Should the business of the Special Town Meeting not conclude on November 4th, the meeting will be continued to 7:00 p.m. on Wednesday, November 6, 2013 at the Chenery Middle School Auditorium.

As you will see from the attached materials, the Special Town Meeting Warrant includes five (5) articles which include the following:

Article 1: Reports from the Board of Selectman, Board, Committees and Other Town Officials.

Article 2: Appropriation and Authorization to borrow up to \$960,000 for reconstruction and repair of the Harris Field Complex based on updated costs estimates. Based on these estimates, this appropriation will allow for the replacement of the artificial field, resurfacing of the existing track, other repairs and enhancements. Financing of this project will be provided through the issuance of bonds. An existing bond issue for another project will be paid-off in FY15 and will be replaced by the financing of this project. If approved, the project will be publically bid in early 2014 with construction completed in August 2014.

Article 3: This Demolition Delay Bylaw represents a collaborative effort between the BOS, Historic District Commission (HDC), Planning Board and Bylaw Review Committee. Enclosed in this mailing, please find the List titled, *Belmont's Significant Historic Buildings Subject to Demolition Delay Bylaw*. Additional buildings can not be added to this List. This Bylaw provides owners of any building identified on the List the right to appeal to the Board of Selectman to have the building removed from the List. The basis of the appeal shall be limited to a factual demonstration that the building does not qualify to be a Significant Building based on criteria contained within the Bylaw. If an owner of a Significant Building contained on the List seeks a Demolition Permit but that building is determined to be Preferably Preserved by the HDC, a delay of 6 months for residential buildings and 12 months for commercial, instructional and religious buildings will be in effect. In addition, this Bylaw shall be null and void and of no force and effect on and after June 30, 2016 unless it is extended or a new Bylaw is adopted by Town Meeting. Using the 2013 Community Preservation Funds, the HDC will be

developing a new inventory of historic buildings, which should be completed prior to June 30, 2016. This new inventory could be included in a revised Bylaw prior to June 30, 2016.

Article 4: This Residential Snow Removal Bylaw was deferred from last spring. In addition, this Bylaw is null and void and of no force and effect on and after April 30, 2015. This will allow the Town two full winter seasons to evaluate the effectiveness of the Bylaw in order to determine if the Bylaw should be made permanent.

Article 5: This Article to create a general Bylaw regulating Yard Sales was placed on the Warrant by a Citizen Petition, having provided the language of the proposed Bylaw and certified signatures of more than 100 Belmont voters. The Bylaw Review Committee has already reviewed the submitted Warrant Article and has provided a simplified substitute motion that conforms to the General Bylaws and is included with this mailing.

Please be reminded that the Warrant and any additional information can be found in the Town Meeting section of the Town web page at www.Belmont-ma.gov.

The customary Warrant Discussion Night, co-sponsored by the League of Women Voters and the Warrant Committee is scheduled for Monday, October 28, 2013 at 8:00 pm at the Beech Street Center.

We look forward to a productive Special Town Meeting, and thank you for your continued involvement and participation in our Town's legislative process.

Sincerely,

Mark Paolillo, Chair
Andrés Rojas, Vice Chair
Ralph Jones

BOARD OF SELECTMEN