

**MINUTES
TOWN OF BELMONT
BOARD OF SELECTMEN
SELECTMEN'S MEETING ROOM
Monday, November 15, 2010
6:30 PM**

CALL TO ORDER

A regular meeting of the Board was called to order in open session at 6:30 pm by Chair Jones in the Selectmen's Meeting Room. Selectmen Firenze and Paolillo were present. Town Administrator Tom Younger and Assistant Town Administrator Jeff Conti were present.

Chair Jones announced that the Belmont High School women's soccer team has won its division championship against Danvers 1-0.

QUESTIONS FROM TOWN RESIDENTS

Mr. Matt Sullivan, Town Meeting member from Precinct 5, suggested the town take the DeMilia property on Pleasant Street by eminent domain and use it for a new police station. He also stated that the new electrical substation should be located near the high school, which is a less expensive site. His last request was to open the Clark Street bridge. Chair Jones noted that a group is exploring the assumptions made by the Light Board regarding the substation. Selectman Paolillo said that the Board has met with the DeMilia sisters and has informed them that it is in the best interest of the Town and them to sell that property. Selectman Firenze added that eminent domain is an expensive process as the Town has to pay legal fees as well as fair market compensation from any property taken.

ACTION BY APPOINTMENT

Library Trustees – Discussion of New Proposed Library Site

Library Director Maureen Conners, Library Trustee Matt Lowrie, and School Committee Chair Ann Rittenburg appeared before the Board to discuss the new proposed library site. Mr. Lowrie noted that the next grant application, which is due January 2011, requires a design plan, which will require naming a site. The initial design site had the new library where the field house is located on Concord Avenue. This option (designated 1 C) is aligned with the CPOC plan, but it takes down a practice field (in addition to the field house) and overall impacts the school. The Board discussed the required number of parking spaces needed.

The next option (1 D), Mr. Lowrie continued, moves the Library down Concord Avenue to the left, leaving the field house intact and moves the parking lot behind the gas station.

A practice playing field is lost, he said, and the school committee was negative about this site as a result of that loss.

Ms. Rittenburg noted that the field house will need to be demolished regardless of where the site is.

Another option (2 B) places the new library site on the corner of Concord Ave. and Underwood Street. Mr. Lowrie said there was some support among school committee members for this site. The Library would be a short building and the parking would be below street level. This site does impact open space, although it is not recreation land. The path around Clay Pit Pond would also be impacted. There are residential abutters to consider and the cross country team uses this space to practice. Selectman Firenze wondered about increasing the site to three stories in order to decrease the footprint of the building.

The Board discussed the various options. The school committee, noted Ms. Rittenburg, has not had much time to consider these options and therefore can't say if they would be willing to transfer the land. Rittenburg noted several issues that concerned the School Committee.

The Board discussed how to best move forward on this issue. Selectman Firenze said he has no problem with this round of grant money going by as, by moving forward quickly, this project gets put ahead of other buildings (the police station, the science wing) that are next in the queue. Selectman Paolillo disagreed; he would like to see this moved forward in a timely manner.

The question, Mr. Lowrie said, is not *whether* to move forward but on which site to move forward. This Board already expressed support for moving forward with the January grant application process.

The Board decided it could act as a mediator to move this forward to meet the January deadline.

The Board agreed that it would support the Library Trustees moving forward with their grant application using the (1 D) option as the preferred site.

One Day Liquor License, Mahoney Family

Mr. Jim Mahoney appeared before the Board to request a one-day liquor license for December 4, 2010.

The Board moved: To approve the one-day liquor license request.
The motion passed unanimously (3-0).

Proposed Vendor Rental of Parking Lot Space

Mr. Ed Cornelia, CEO of Silk Road Barbeque, LLC, appeared before the Board to propose seasonal vendor rental of two parking spaces in Cushing Square.

Mr. Conti noted that the Board may want to discuss if it is open in general to renting out parking spaces to commercial enterprises. The Board noted that this was a popular venue and Chair Jones noted that support for this type of venue is gaining momentum nationally.

Mr. Younger noted that traffic issues could arise in Cushing Square. Mr. Conti suggested the Farmer's Market area of the Claflin Lot as a more appropriate spot.

Mr. Cornelia said the dinner hour Tuesday through Saturday night would be the preferable times and days to occupy the space. Cornelia also had no objection to the Farmer's Market area. Selectman Firenze noted the competition issue for the restaurants who pay rent in Belmont Center area. Chair Jones said like the Farmer's Market, it could actually bring in more foot traffic and support the local businesses.

Mr. Conti said he and Mr. Younger could put a proposal together and Mr. Cornelia could bid for the two spaces. This will be discussed again at a December Board meeting.

Appointment of Wendy Rundle, VIC (Vision Implementation Committee) Member

The Board moved: To appoint Ms. Wendy Rundle to the VIC Committee.
The motion passed unanimously (3-0).

Permission to Open 4:00 am on 11/26/10 – Macy's Dept. Store

Ms. Rose Meade, Macy's Store Manager, appeared before the Board to request the early opening on 11/26/10.

The Board moved: To approve the request to open Macy's Dept. Store at 4:00 a.m. on 11/26/10.
The motion passed unanimously (3-0).

ACTION BY WRITING

Acceptance of \$5,000 Gift from the Capital Group Companies Charitable Foundation

The Board moved: To accept the \$5,000 gift from the Capital Group Companies Charitable Foundation.
The motion passed unanimously (3-0).

Chair Jones stated he would like to use this funding to hire someone to investigate the issue of unfunded liabilities.

Town Administrator's Report

Mr. Younger reported on the following items:

- The Parks Division and Cemeteries Division of DPW have been successfully consolidated into one division for a savings of about \$60K. The second Public hearing for Leonard Street was held.
- Mega meeting – Mr. Carman will have the tax impact of various projects ready when the Mega group meets again.
- The State House is expected to approve the Town's petition for additional alcohol licenses before the end of the year.
- The new craft beer store is open and has expressed its satisfaction with the Town's cooperation in the process.
- The trust fund for health care is at \$4.8M.
- Would like to add to the website an "Ask the Town Administrator" section whereby Mr. Younger can respond to residents' questions about once a week.

Warrant Committee Update – Chairman Jones

Chair Jones noted that the WC discussed subcommittee reports as well as the budget situation in general. The WC did the traditional allocation for town/school and requested that level service and available funds budget be submitted. The allocation will be viewed as a starting point.

Selectman Firenze wondered whether the free cash money amount was too high and what this means for the budgeting process. He requested more detailed information on where this money came from.

ACTION BY CONSENT

Release of Executive Session Minutes

Mr. Conti said that Town Counsel has advised against releasing the Cushing Square executive session meeting minutes at this time.

OTHER

- The town will cover the cost of police and/or fire details for the memorial service for the late soldier Jonathan Curtis and perhaps prepare a proclamation as well.

ACTION BY APPOINTMENT (*continued*)

Executive Session

The Board moved: To enter into executive session at 8:07 p.m. to discuss the value of real property. The Board will briefly return to open session and will then enter into executive session as the Light Board to discuss collective bargaining. The motion passed unanimously (3-0).

(During executive session, no substantive motions were made.)

The Board returned to open session and moved to adjourn the meeting at 8:19 pm.