



**Board of Selectmen
Minutes
Tuesday, January 7, 2014 at 7:00PM
Town Hall Meeting Room**

The meeting was called to order at 7:00 PM by Chair, Marie Sobalvarro in the Town Hall Meeting Room. Selectmen Stu Sklar, Ron Ricci, Lucy Wallace and Leo Blair were all in attendance as well as the Town Administrator Tim Bragan and Executive Assistant Julie Doucet.

POLE PETITION HEARING – WHITNEY ROAD

Marie Sobalvarro opened the hearing by reading the legal notice. She invited a representative from National Grid to come forward. He explained some wires are hanging low over the street due to a leaning pole and to straighten the pole they need to install a stub pole on the opposite side of the street.

On a Wallace/Sklar motion, the board voted unanimously to close the hearing.

On a Wallace/Sklar motion, the board voted unanimously to grant the petition from National Grid as described.

MINUTES

On a Wallace/ Sklar motion, the board voted unanimously to approve the minutes of 11/19, as presented.

Leo Blair made an addition to the 12/3 minutes.

On a Sklar/Wallace motion, the board voted unanimously to accept the minutes of 12/3, as amended.

BUDGET REVIEW

Hildreth House Improvement Committee

Committee members Connie Larrabee, Ann Taylor, David Vannicola, Pat Jennings, and Richard Blinn were all in attendance. Larrabee briefly reviewed their most recent report which included a revised cost estimate, Community Preservation funding requests and fundraising. The report also included feedback received from the Capital Planning and Investment Committee, Planning Board and that they would be meeting with the Sewer Commission the next morning. Larrabee reported the CPC will endorse their requests for new windows, porch improvements, upstairs bathroom renovation, wheelchair lift and handicap-accessible sink for the renovated kitchen. She said the fundraising effort has been organized under the Friends of the COA. The committee is recommending moving forward with the project with an article at the Annual Town Meeting and are seeking support from the BOS.

Marie Sobalvarro asked if the board members had any comments or questions.

Leo Blair explained why he is not in favor of renovating the Hildreth House for a senior center. He views the location to be poor and expects renovations to be difficult and expensive. Blair

believes it is a mistake for the town to take on another restoration project at this time. He complimented the committee on their process, methods and due diligence but does not agree with their outcome. Stu Sklar asked if other locations had been considered. Connie Larrabee said their charge was specific to the Hildreth House. Lucy Wallace explained other sites have been investigated in the past but based on feedback from seniors the Hildreth House has remained the desired location. Ron Ricci questions spending this amount of money on the Hildreth House and would like to explore alternatives. Marie Sobalvarro agreed the location is not ideal but supports the plan conceptually. She recommends drafting an article for the annual town meeting to allow the voters the opportunity to decide. Sobalvarro pointed out the main difference between the renovations of the two buildings are one will serve as office space while the other will directly serve Harvard residents. The members of the HHIC acknowledge the cost is high but are unconvinced much could be saved by building a brand new building in another location.

Sobalvarro thanked the HHIC for their update. She recognized everyone is not in agreement at this time. She asked the HHIC to touch base with the BOS prior to their voting on ATM warrant articles.

Bare Hill Pond Watershed Management Committee

Committee members Bruce Leicher and Peter Von Loesecke were in attendance. They briefly reviewed efforts taken to improve public outreach and education. Leicher said the storm water control project has been completed. Moving forward, they will coordinate with the DPW to clean storm water rain gardens. They have changed their strategy for drawdowns from every year to every other. Von Loesecke said significant improvements have been made allowing them to extend this process as long as phosphorous levels stay low and invasive species do not become dominant again. He explained they have allocated a specific part of their budget for pump and harvester maintenance as well as for continued small scale projects for control of invasive species that have not been managed by the draw downs.

Community Cable Committee

Committee members Bill Johnson and John Burns were present. Johnson explained the committee will require no additional town funding for operating or capital budgets beyond the final capital request of \$20,000 to finish the new facility construction (A/C installation). John Burns said during the upcoming contract negotiations with Charter Communications the committee will request improvements to infrastructure and signal quality.

TOWN HALL PROJECT – REDUCTION FEASIBILITY STUDY

Marie Sobalvarro prepared a draft for LLB requesting a scope reduction feasibility study for the Town Hall. Sobalvarro explained she found language in the contract that may require them to make the design fit within our budget. She asked if board members had any feedback. The board discussed asking LLB to meet their contractual obligations as well as provide a design that will fit within the existing footprint. Leo Blair assumes the changes to the building are what is driving the costs up. He suggested moving forward with building option a (reuse of existing building and existing addition) and removing option b (reuse of existing original building, demolition of addition). He is confident LLB will cooperate and work to accommodate us. The request includes a six week completion deadline. Sobalvarro said ideally we need this prior to March to allow preparation for the Annual Town Meeting. They also discussed needing a menu for

system selections. The board decided to have town counsel review contract language and chose Sobalvarro and Blair to set up a meeting with the architects.

TOWN ADMINISTRATOR REPORT

Tim Bragan reported the asbestos removal was complete. He said the Environmental Hygienist was in and cleared the building. The board authorized Bragan to have the pipes reinsulated.

He is awaiting a report from the structural engineer on the Town Hall. He did indicate there are issues with the addition at the back of the building.

Selectmen budgets

Bragan distributed and reviewed the budgets which included personnel, expense and public buildings.

He expects the Wastewater Treatment Plant costs to go down but explained we will not know how much until the end of the fiscal year. He reported about 50% of those in the sewer district have connected to the system.

Bragan spoke in support of the Human Resource position proposed by Finance Director Lorraine Leonard. He has added Assistant Town Administrator to the job description and envisions the position to be 30 hours a week.

Items for the next agenda

Policy and procedures update

Bromfield House discussion

Civil War encampment

Report from LLB meeting

Executive Session: Update on teacher negotiations

Review large capital items - Ron

Municipal Affordable Housing update - Leo

The meeting was adjourned at 9:00pm.

Documents referenced:

POLE PETITION HEARING – request from National Grid dated 10.28.2013

BUDGET REVIEW

HHIC – report dated 1.7.2013 and conceptual budget dated 9.24.2013

BHPWMC – budget and narrative FY2015

HCTV – email dated 1.6.2014 and budgets FY2015

TOWN HALL REDUCTION FEASIBILITY STUDY – draft dated 1.7.2013