SELECT BOARD
Minutes
February 3, 2021 – 6:30 PM
Location Online/Zoom Meeting
https://us02web.zoom.us/j/86213095359?pwd=SDRtYXo1NWNOHd2dFeyeVhHVIRGZz09

Vision Statement - The Town of Ashland will be a prosperous and fiscally sound community with a full range of housing, business, cultural, educational, and recreational opportunities in a safe, inclusive, and attractive environment for residents and visitors. We will embrace all differences and ensure that all persons have the opportunity to enjoy, contribute and be part of the Ashland community.

Mission Statement - The Ashland Select Board is dedicated to promoting responsible fiscal management, advocating for sustainable development & growth and providing excellent municipal services which will enhance the quality of life in our diverse community. The Ashland Select Board is committed to providing clear goals and objectives for Town management and creating effective engagement and public participation with residents, state legislators and other elected officials in order to achieve our mission.

Call Meeting to Order - Executive Session
Pursuant to G.L. c. 30A sec 21(a)(6), to consider the purchase and value of real property the public discussion of which may have a detrimental effect on the negotiating position of the Board.

Chair Yolanda Geaves called the regular meeting to order at 7:00 pm explaining that the meeting is being broadcast live on WACA TV and livestreamed on Facebook. Board members are participating using the Zoom Video Conferencing platform. All board and committee members are participating remotely. Yolanda took attendance by rolcall; Brandi Kinsman-aye, Joe Magnani-aye, Steve Mitchell-aye, Rob Scherer-aye, and Yolanda Geaves-aye. In addition, Town Manager Michael Herbert, Assistant Town Manager Jenn Ball, and Executive Assistant Susan Robie were also in attendance.

Citizen’s Participation
Mark Dassoni thanked the first responders and the Dept. of Public Works (DPW) for their hard work during the recent storm. Additionally, Mark wanted to know if there would be any discussion about the downtown zoning, which Yolanda stated that it would not be discussed this evening.

Chuck Lidz congratulated the Select Board and the Town Manager on the votes at last week Town Meeting that he felt reflected the town resident’s confidence in their leadership. Steve thanked Chuck for his support, as well.

Diane Ring acknowledged the volume of work that went into Town Meeting and she thanked everyone for their efforts.

Barbie Schwab thanked the town for their snow removal efforts. She asked for an update on the concerning the Valentine Property.

Cathy Rooney thanked DPW for the great job they did plowing, especially the work done to clear the sidewalks.

Scheduled Hearings/Appearances
Consent Agenda
A. Approve the Regular Session Minutes January 20, 2021.
B. Accept MHIQA Massachusetts Health Officer Association COVID-19 payment in the amount of $6,928.00.
C. Modify the membership of the Mindess School Building Committee adding Jon Murray, Director of Facilities as a voting member and remove Ron Mortensen.

Joe made a motion to approve the Consent Agenda as read into the record. This motion was seconded by Brandi, with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Scherer-aye, and Greaves-aye; 5-0-0.

Old New Business
Eversource
Michael explained that the Energy Facilities Siting Board (EFSB) requested additional information after the Land Court’s decision. Eversource and the Town of Ashland filed the final briefs, which were due last week. Michael explained that a response from EFSB is pending. The Conservation Commission’s concerns have been argued in Superior Court, and judge’s decision is forthcoming.

MMA Conference
Concerning the MMA Conference and the One-Stop Grant Application process, Rob wished Ashland received more funding via formula aid, instead of needing to rely on grants.

Brandi did not watch the sessions live but watched over the weekend and gained valuable information on topics such as Net Zero and listened to the Lt. Governor.

Steve said this is the first year he did not participate in MMA. Concerning the Climate Bill, he felt that the Governor is reluctant to address climate control and Net Zero building.

The members discussed the One-Stop Grant Application pros and cons.

Name Change - Official
Michael announced that the Legislature and the Governor approved the board’s official name change from the Board of Selectmen to the Select Board”. In terms of next steps, Michael said many of the document updates have already been completed, however the Bylaws and Charters, bond documents, etc. require updates to reflect the official new name.

10-50 Main Street
Michael explained that 10-50 Main Street, the Mill Project, is a 40R Smart Growth district that will consist of commercial space and residential units. It would have required a two-third vote at Town Meeting but under the new legislation that has recently changed to a simple majority. The funding for the Economic Peer Review was received and deposited. Additionally, at the last meeting there was a discussion about creating a sub-committee, but the board should consider the following make up, two Planning Board, two Select Board, one member of the Design Review Committee (DRC), and a staff member. Michael also said that they would need to host a public forum in mid- to late February.

Yolanda asked the board who would be interested in serving on the subcommittee. Rob and Yolanda both expressed interest.

Brandi made a motion to appoint Yolanda and Rob to subcommittee. This motion was seconded by Joe, with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Scherer-aye, and Greaves-aye; 5-0-0.
Cathy Rooney asked why they are not appointing two members from the DRC. Michael explained that one member was to maintain an odd number for voting purposes. Cathy mentioned that while she sat on Water Policy Committee it was a large group but the product that came out as a result was really good because of the number of members. Rob asked how many members are on the DRC, which Michael responded there are five. Cathy again expressed her concern and urged the board to add another member from the DRC.

**Priority Project Update**

**Rail Transit District**

Michael explained that the RTD consists of three projects. UGC submitted their Comprehensive Permit Application. The board's comments were incorporated into the Development Agreement, and the first hearing is set for February 22, 2021. The YMCA has begun some site investigation work. Concerning Trolley Brook Trail, the Conservation Commission (ConCom) will conduct a site visit. The Upper Charles Trail Committee will go before ConCom to discuss a permit.

Brandi mentioned that she heard that the application for the Stanton Grant had been submitted for the Dog Park and Michael confirmed it was submitted.

**Downtown**

Michael reported that he had anticipated having BSC to provide an update presentation this evening, but it will possibly take place at the next meeting. Michael explained recent conversations with Keolis and MBTA about the tracks and efforts to continue to work on this project.

**Public Safety & Mindess Update**

Michael was excited about the turnout at Town Meeting and the successful election and the outcome of the vote. He was also happy to see the electorate and the number of people that got involved in the process.

Michael explained that Howard Fafard passed away on Saturday and he offered his condolences to the Fafard Family.

Michael explained that the Public Safety Building Committee is vetting the low bidder on the project and they feel that they are getting satisfactory answers to their questions and they will be able to base and finalize their decision on the facts.

Yolanda explained that the next step in the Mindess project is the CM selection process, and the next Mindess Building Committee meeting is February 9th.

**Warren District and Valentine Estate**

Michael reported that the Valentine Committee issued a request for proposals (RFP) for parties interested in renovating the property. One proposal and one letter of interest from were received. Yolanda mentioned that there are three applicants interested in filling the vacancy on Valentine Committee that will be brought forward at the next meeting for appointment.

Michael explained that the town will pass papers on 433 Chestnut Street with Framingham State University and the Mass State College Building Authority. Town Counsel Attorney Mead is drafting the Purchase and Sale with the purchaser Paul Gustafson. The document will be presented next week for the required board approval.

The Warren Barn bids came in much higher than the funds available for that project in the Warren account, as the low bid was $880,000.

**Rte. 126 Project**

Michael provided the board with the timeline for the state project work that is planned on Rte. 126.
Town Manager Report

Update on Health Director Vacancy
Michael explained that interviewing is underway to fill the Health Director vacancy and he hopes to have someone in the position shortly.

Paula Bonetti (Library Director) Retirement
Michael reported that Paula Bonetti has announced her retirement after almost 20 years.

COVID Update and Vaccinations
Michael explained that recently the local Town Pages article misprinted that the town had vaccine, which was not accurate. Recently we were told a partner community would be needed in order to obtain vaccines. Additional information concerning the 100 vaccines the town is supposed to receive per week is anticipated by the end of the week. The information received and what was posted on the state website have contradicted, so it has been a challenge.

Steve asked if there is any place local to get the vaccine. He mentioned that Gillette Stadium and West Roxbury have mass vaccination sites, but they are not local. Jenn explained that the state is aware that we do not have any local sites and they are planning to add some in the future.

FY22 Budget Update
Michael stated that the town’s increase in state aid was $13,000.00 therefore the budget will be a challenge. Moving forward Michael would like to consider reducing the amount of funding for stabilization from $1.4 million to $900,000.00 next year. There were significant increases in the operating budget, such as retirements, and the Keefe Tech assessment are the largest two.

Yolanda requested an update on the actuals for the FY21 budget.

Board Reports

Brandi Kinsman
Housing Production Plan Steering Committee held a public forum in December, and they are working on updating the plan. Our current plan expires this year, and they are looking to split the update into two proposals. They are working with MAPC on the project and Brandi is stepping into the Chair role for the committee.

Brandi attended the Ashland Residents for Equity meeting in January. The group is promoting businesses for people of color and black history as a yearlong curriculum in the schools. She also attended the MetroWest Commission on the Status of Women listening session and public hearing on the racial inequality affecting women.

Joe Magnani
Joe offered his best wishes to Paula Bonetti.

Joe attended the Affordable Housing Trust attended a three-week seminar on 40 A, 40B and 40R projects and inclusionary zoning.

Joe sent his condolences to Madlyn Fafard and the Fafard family.

Steve Mitchell
Steve thanked the Ashland community for their support of the Public Safety Building and the Mindess School. He also thanked Chuck Lidz for his vocal support at Town Meeting and as part of the Sustainability Committee, and the School Committee’s partnering with the Select Board. Steve also thanked first responders, and town staff.
Steve mentioned that he and Beth Reynolds, Economic Development Director discussed grant programs.

**Yolanda Greaves**
Yolanda sent her condolences to Madlyn Fafard and the Fafard family and she recognized the mark Howard Fafard made on Ashland.

Yolanda mentioned the new Facebook page called Ashland Biz Buzz where Ashland business can promote specials and deals.

Papers are available for all open seats in Ashland that will be on the May 18th election, including two on the Select Board, one seat for Assessors, two for School Committee, two for Library Trustees, two 3-year terms and a two-year term on the Board of Health, one for the Housing Authority, and one 5-year and one 2-year terms for the Planning Board.

**Adjournment**
Joe made a motion to adjourn at 8:45 pm. This motion was seconded by Brandi with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Scherer-aye, and Greaves-aye; 5-0-0.

This agenda is subject to change and includes those items reasonably anticipated by the Chair to be discussed at the meeting. Not all agenda items may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.
SELECT BOARD
Minutes
January 20, 2021 – 7:00 PM
Location Online/Zoom Meeting
https://us02web.zoom.us/j/823329949256?pwd=aEN6VFo2UTJsQndoNkNTM09CL0htZz09

Vision Statement - The Town of Ashland will be a prosperous and fiscally sound community with a full range of housing, business, cultural, educational, and recreational opportunities in a safe, inclusive, and attractive environment for residents and visitors. We will embrace all differences and ensure that all persons have the opportunity to enjoy, contribute and be part of the Ashland community.

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Call Meeting to Order
Chair Yolanda Greaves called the regular meeting to order at 7:00 pm explaining that the meeting is being broadcast live on WACA TV and livestreamed on Facebook. Board members are participating using the Zoom Video Conferencing platform. All board and committee members are participating remotely. Yolanda took attendance by rollcall; Brandi Kinsman-aye, Joe Magnani-aye, Steve Mitchell-aye, Rob Scherer-aye, and Yolanda Greaves-aye. In addition, Town Manager Michael Herbert, Assistant Town Manager Jenn Ball and Executive Assistant Susan Robie were also in attendance.

Yolanda opened the meeting with a welcome message for President Biden and congratulated Kamala Harris on becoming the first female Vice President.

Citizen’s Participation
Mark Dassoni thanked Yolanda for her great opening of the meeting and felt that today is a great day in history.

Cathy Rooney explained that she has several comments and the first pertained to the Ashland Mills. Yolanda explained that they will be creating another forum that will discuss this project to allow residents an opportunity to make comment. Cathy also had specific questions pertaining to the ballot questions and wanted to understand why they were worded differently, which Michael explained was the language used is required.

Scheduled Hearings/Appearances
Sunnyside Liquors
Yolanda read the legal notice to open the public hearing for the change in hours for Sunnyside Liquors. The owner is requesting to change of operating on Sunday that would allow them to close at 10:00 pm. Currently the closing hours are at 8:00 pm.

Yolanda read a letter of support from neighbors.
Kitty Mahoney explained that she supports the request from Sunnyside Liquors.

Joe made a motion to close the public hearing. This motion was seconded by Rob, with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Sherer-aye, and Greaves-aye; 5-0-0.

Joe made a motion to approve the extension of Sunnyside Liquors’ operating hours from 10:00 am to 10:00 pm on Sundays. This motion was seconded by Steve, with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Sherer-aye, and Greaves-aye; 5-0-0.

**Ashland Housing Authority**

Candace Avery, Ashland Housing Authority Director thanked the board and the community for their support, and said the Authority is thrilled that Carolyn Beaton has expressed interest in becoming a member.

Carolyn explained that she was looking for a way to give back to the community and thought this was a great way to get involved.

Jon Fetherston explained that the Housing Authority still has two vacancies and he hoped that others are interested in serving.

Joe explained that in the past there was a member that served on both the Affordable Housing Trust and the Ashland Housing Authority and he asked Candace if she would like that to continue.

Joe made a motion to appoint Carolyn Beaton to the Ashland Housing Authority with a term that will expire on May 18, 2021. This motion was seconded by Steve, with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Sherer-aye, and Greaves-aye; 5-0-0.

**Douglas Scott, Building Commissioner**

Michael Herbert explained that Mike Crisafulli, former Building Commissioner, left the town a couple months ago and that the town was seeking a replacement. He was very pleased to introduce Doug Scott, Ashland’s new Building Commissioner and Zoning Officer.

Doug explained that he has been working in the field in for many years and has worked in several different communities. He also was a consultant for himself for a number of years and felt that his work experience has provided him opportunities to sit on both sides of the table.

Yolanda asked what specific challenges he is looking forward to. Doug responded that he is looking forward to offering fresh ideas and working with the Town Manager and Town Planner.

Steve welcomed Doug and asked if the inspection services of the new building projects would be handled internally or if they would be handled privately. Doug explained that it would depend on private project workload at the time, if so, a private agent may be hired.

Brandi welcomed Doug and she wanted to know if he had any experience with sustainability and net zero. Doug explained that there many ways to meet the goal, such as hiring the right construction firms and ensure the designers have the expertise.

**Board of Health Joint Appointment**

Yolanda explained that the Select Board and Board of Health will participate in the joint appointment of a new Board of Health member.
Diane Mortensen called the Board of Health meeting to order at 7:45 pm. Present at the meeting was Diane Mortensen, K. G. Narayana, and Ron Etskovitz.

Ann Carey has been a resident for 30 years and is a nurse. She just received her doctorate and felt with that behind her she would like to give back to the town.

Barbara Sekesogundu Simon explained that when she found there was an opening on the Board of Health, she became interested and felt with her nursing background she would be a good fit.

Brandi thanked both candidates for expressing an interest in serving. Additionally, Brandi wanted to know if either candidates would be willing to run for the seat in May.

Barbara felt that filling role would allow to see how everything works but would be interested in serving beyond that. Anne also explained that she would like to continue in the role beyond the appointment.

Joe asked what each candidate considers the most pressing issues facing the board. Barbara mentioned that one of the meetings she attended was dealing with retailers that sold cigarettes to minors and she felt it is important to keep the children in the community safe. Ann felt that the pandemic is such a big issue, but she would like to be sure the town is looking at ways to get the vaccines rolled out to residents. Additionally, Joe wanted to be sure that both understand Nyanza hazardous waste site and challenges it has created.

Rob asked the candidates about their experience with the COVID pandemic. Ann felt that vaccinations should be handled at the local level, therefore the town should be preparing to deal with refrigeration and the rollout plan. Barbara agreed that the vaccine is a priority but felt we have an advantage because of the number of pharmacies nearby. She felt that partnering with others would help to cut down on any waste of the vaccine.

Diane thanked both candidates and encouraged them to consider serving on the Medical Reserve Corp.

KG remained the candidates that even if they are not appointed, they should consider running for an open seat in May.

Ron encouraged both candidates to run for a seat in May because they are both great candidates.

Yolanda asked the members of the Board of Health if they wanted to recommend one of the candidates over the other.

KG made a recommendation to have Barbara fill the interim Board of Health position until the election in on May 18, 2021. This nomination was seconded by Diane with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Scherer-no, Greaves-aye, Mortensen-aye, Etskovitz-no, Narayana-aye; 6-2-0.

Joe made a motion to adjourn at 8:08 pm. This motion was seconded by Ron, with a vote of Mortensen-aye, Etskovitz-no, Narayana-aye; 3-0-0.

**Zoning Board Appeal**

Yolanda explained that John Trefethan has requested changes to the membership of the Zoning Board Appeal. John explained that Stuart Siegel would like to move from a full member to an associate member. Additionally, Nathan Band is willing to move from his associate position to a full member.

Steve made a motion to appoint Stuart Siegel as an associate member to the Zoning Board of Appeals with a term that will expire on August 31, 2021. This motion was seconded by Brandi, with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Scherer-aye, and Greaves-aye; 5-0-0.
Steve made a motion to appoint Nathan Band as a full member of the Zoning Board of Appeals with a term that will expire on August 31, 2023. This motion was seconded by Brandi, with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Scherer-aye, and Greaves-aye; 5-0-0.

Ashland Mills
Michael Herbert explained that Rich Gordon approached the town about developing a project at 10-50 Main Street known as Ashland Mills. Michael explained that they are being joined by the Planning Board.

Dale Buchanan, Chair of the Planning Board called the meeting to order. Present was Dale Buchanan, Joe Rubertone, Tricia Kendall, Lakshmi Krishnan, Deepa Venkat with all members present.

Joe Antonellis, Attorney representing Rich Gordon, introduced the members of the team that would be presenting. He explained that he has been working on a 40R bylaw that will be presented to the Planning Board.

Scott Richardson provided a presentation that included site drawings and conceptual renderings and explained how several changes the board requested have been incorporated. The mixed-use complex includes 200 residential apartments (141 one-bedroom, 62 two-bedrooms, 25% affordable) and 31,500 sq. ft. of commercial space. The overall gross is 262,000 sq. ft. and the and the existing buildings are 145,000.

Michael questioned the height of the first building given it is a single-story building. Scott confirmed it is a 1-story building, but explained it has a double height to accommodate a restaurant or a fitness center. Scott also confirmed that the existing granite would be incorporated and building #20 would have a granite façade, and the second floor would have windows and inserted dormers integral to the mansard roof. Underground parking would be located on the basement floor.

Craig Seymour provided an overview of the project’s fiscal and economic impacts. He estimated that the net positive fiscal impact would be approximately $255,000.00 per year, including $800,000.00 in new property tax revenue. The project would also generate one-time fees and revenues of over $1.6 million in building permit and utility hook-up fees. He explained the direct and indirect economic impacts, including 260 full-time construction positions, ongoing employment, short-term sales tax receipts and consumer spending from new households of nearly $7.5 million.

Craig explained that Chapter 40R is the commonwealth’s Smart Growth Program. It creates a zoning overlay district and bylaw that encourages smart growth principles within an area of concentrated development and areas served by public transportation.

Yolanda commented that at least building one’s façade with the roof and copper should be maintained, so it retains its look as much as possible.

Brandi thanked the team for taking the comments and working towards addressing them. She wanted to understand the application process and DHCD and then back to Town Meeting and the timing. Craig said that he felt DHCD would be making this project a priority and it should run parallel with the town’s process.

Michael explained that the board had asked that the number of units be reduced that the commercial space increase. Originally, the residential unit count was 270 and it is currently at 200 units. Increase in commercial space started at 20,000 sq. ft. and it has increased to 31,523 sq. ft.

Rob felt that the two main concerns will be that the buildings may be visually overwhelming and the traffic impact to downtown.
Steve asked about 40R funding and the lack of confidence that the funding will be available, and given the Governor is pro housing choice and the current budget impacts, he wanted to be sure the funding will be available. Joe said this Governor is very concerned with providing affordable housing in transit communities, and the fiscal recovery will allow for this type of growth.

Joe Magnani asked if the site would be considered a 40A project and what the impact would be at Town Meeting. Joe also was concerned with the entrance located near the traffic signal and how the traffic lights would change to work with the existing lights. Joe Antonellis said that they do expect they will need look at what is existing and work on solution. Additionally, Joe stated that the project would be a 40R project not a 40A project.

Dale Buchanan explained that because this is a 40R project the Select Board will sign the Development Agreement as opposed to the Planning Board. The Planning Board will weigh-in on the zoning change.

Michael and Yolanda recommended that the Select Board, Planning Board, Design Review, and the Historical Committee consider creating a subcommittee to work on the 40R process for this project.

Tricia felt that the site needs some help, given the direction Ashland is attempting to move towards. She asked for a better understanding of the historical context of the building and if there are aspects that should be preserved.

Joe commented that the site has great potential and thought several aspects for the proposed design that are thoughtful. He asked for more information concerning the financial benefits, with or without funding, and the historic significance to the town.

Lakshmi asked whether the overall downtown streetscape was considered in the design of this project.

Rob asked what the role of the Planning Board is with the project. Yolanda explained that the Select Board will sign the Development Agreement, but the Planning Board will have the final say.

Yolanda also mentioned that Ashland Mills was built in the 1800’s, and its redevelopment is appropriate, but thoughtful redevelopment that fits in with Ashland, with input from residents is essential.

Michael the deposit will be made into the 53G account to begin the peer review.

Yolanda indicated that the topic will be included on a future agenda.

Tricia made a motion to close the Planning Board Meeting. This motion was seconded by Joe; Kendall–aye, Krishnan-aye, Venkat-aye, Rubertone-aye, Buchanan-aye; with a vote of 5-0-0.

Consent Agenda

A. Approve the Regular Session Minutes January 6, 2021.
B. Accept the 2020 Dividends Program Funds in the amount of $8,800.00 to be used for improving and expanding the recycling initiatives.
C. Accept the Training Grant Award from the State in the amount of $15,455.96 to be used for Telecommunication (Dispatcher) Personnel.
D. Accept the donation in the amount of $250.00 from Colleen and Richard Hesser for the Police Department.
E. Notification of the Town Manager’s Appointment of Justine Grassey, Assistant Animal Control Officer.
Joe made a motion to approve the Consent Agenda as read into the record. This motion was seconded by Rob, with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Scherer-aye, and Greaves-aye; 5-0-0.

**Old New Business**

**Town Meeting / Town Election**
The members discussed the January 23rd Town Meeting and January 27th Town Election.

**Town Meeting Quorum**
Brandi explained that the Town Moderator has asked the board to reduce the quorum from the usual 25 at Town Meeting to allow the meeting to remain open to allow residents to vote. The purpose behind the reduction is to avoid the larger quorum from having to stay for the duration of the Town Meeting. The recommendation is to make the quorum five for this Town Meeting, only. The Special Town Meeting will start with presentations at 10:00 am followed by questions and discussions. The voting portion will follow, which is expected to take an hour and half and is anticipated to end by 2:00 pm.

Brandi made a motion to reduce the quorum to five for the January 23rd Town Meeting, only. This motion was seconded by Steve, with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Scherer-aye, and Greaves-aye; 5-0-0.

**Ratify Vote – Bonds/Notes**
Michael explained that because this item was not on the agenda, the board needs vote to ratify the vote taken on January 6, 2021 with regards to the Town’s Bonds and Notes.

Steve read into record that the attached votes taken on January 6, 2021, approving the sale of (i) the $11,130,000 General Obligation Municipal Purpose Loan of 2021 Bonds of the Town dated January 21, 2021 (the “Bonds”) and (ii) the $3,999,000 1.00 percent General Obligation Bond Anticipation Note of the Town dated January 21, 2021, and payable January 21, 2022 (the “Notes”), and approving the terms and details of the Bonds and Notes, are hereby ratified, approved and confirmed. This motion was seconded by Brandi, with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Scherer-aye, and Greaves-aye; 5-0-0.

Steve motion to extend the Board meeting beyond 10:00 pm. This was seconded by Joe, with a vote of 5-0-0.

**Robert Hill Way**
Michael explained that the developer will be starting the construction on the booster pump for Robert Hill Way and in the meantime the occupancy permits will be released slowly, so the water system is not negatively impacted prior to the installation of the booster pump.

**Eversource**
Concerning the correspondence with Eversource regarding outstanding issues, Michael explained that this is no longer needed and asked to have item d. Correspondence with Eversource Regarding Outstanding Issues and e. Intermunicipal Agreement for Nursing Services removed from the agenda.

**Priority Project Update**

**Rail Transit District**
Michael reported that there is no update at this time.

**Downtown**
Michael reported that work with GOCO continues, concerning the construction and the funding schedules. He stated that he will ask Bill Paley from BSC to attend the next Select Board meeting and provide a presentation on the project.
Public Safety Building
Steve explained that yesterday he had a discussion with Paul Kendall about the Mindess Building Project and the Public Safety Building Project. He explained that after speaking to many of the members he is requesting that both the Select Board and School Committee sign a joint resolution supporting both building projects.

Joe made a motion to accept the joint resolution statement as written. This motion was seconded by Brandi, with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Scherer-aye, and Greaves-aye; 5-0-0.

Warren District and Valentine Estate
Michael explained that the Warren Barn bids came higher than expected. The lowest bid was $808,000.

The Hall House agreement was finalized with FSU, and work is underway on the Purchase and Sale that will be presented to the board for approval.

Town Manager Report

COVID Update
Michael reported that first responders and senior housing residents have been vaccinated. The next phase will include residents that are 75 years and older. He understood that the state will set up mass vaccination sites.

Update on Vaccination
The next phases in the process are being worked out and the hope is to get vaccines locally in addition to state run mass vaccine clinics.

FY22 Budget Update
Michael commented that there is nothing new to report except that the Finance Committee will be televising its budget hearing on February 2nd.

Board Reports

Brandi Kinsman
Brandi quoted Martin Luther King and she thanked everyone that has worked so hard on bring the Public Safety Building Committee and the Mindess Building Committee projects forward.

Joe Magnani
Joe on behalf of the Affordable Housing Trust attended webinar which was informative, and they have a few more upcoming.

Joe thanked Brandi for all she has done working on the Special Town Meeting.

Joe thanked everyone for all their efforts on the Public Safety Building Committee and he reminded all that a public forum will take place tomorrow night.

Joe extended his condolences to the families of James Hanna and Joseph Norton and said that they will both missed greatly.

Steve Mitchell
Steve thanked Yolanda for her opening comments and hoped everyone had a chance to see the swearing in ceremony. He thought the performances were great.

Steve participated in the Senior Coffee Hour and one of the items discussed was the Ashland Emergency Fund and the resources they have.
Steve thanked first responders, teacher, administrators, and town staff.

**Rob Scherer**
Rob said one thing that strikes him about the incoming administration believe in government, in the system, and will ensure that things are done properly.

Rob reported that the Upper Charles Trail Committee has a great meeting, and the project is moving along.

Rob asked for information from Brian Winner regarding the briefing. Michael explained we will have to see what is filed and create a response.

Rob mentioned that the Governor vetoed the Climate Bill, but his understanding is that the House and Senate will vote on it again.

Rob explained that he is going to run for re-election, as there are items that he would like to see to the end.

**Yolanda Greaves**
Yolanda extended her condolences to Jim Hanna and Joe Norton’s families.

Yolanda said she will be attending the MMA events over the next couple of days.

She hoped that she sees residents at Town Meeting and at the ballot. She reminded everyone that many people have been working on these projects for a long time and timing was not great, but we need to move the projects forward.

**Adjournment**
Joe made a motion to adjourn at 10:40 pm. This motion was seconded by Brandi with a vote of Kinsman-aye, Magnani-aye, Mitchell-aye, Scherer-aye, and Greaves-aye; 5-0-0.

*This agenda is subject to change and includes those items reasonably anticipated by the Chair to be discussed at the meeting. Not all agenda items may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.*
Pursuant to the terms established by Order of the Governor of Massachusetts, on or about March 19, 2020, by and through the Commonwealth of Massachusetts, Department of Public Health ("DPH"), the Massachusetts Health Officers Association, Incorporated ("MHOA"), a Massachusetts nonprofit corporation and 501(c)(3) public charity located at 181 School Street, Winchendon, Massachusetts 01475, has been selected as one of the Local Health Crisis Response affiliates to disperse state funds in order to assist Cities and Towns ("City/Town") in their efforts to combat the spread and effect of COVID-19.

Under its terms, MHOA will disburse an initial payment of $6,928.00 to the Town of Ashland for its use by the Board of Health in responding to the COVID-19 outbreak. This will be done via check as soon as possible after the execution of this Agreement and pending the receipt of funds to MHOA from DPH. In accordance with the Order of the Governor of Massachusetts, it is anticipated that further emergency funds may be distributed by the Commonwealth through MHOA to Cities/Towns in the future. Additional disbursement(s) to the Town of Ashland, if any, shall be governed by this agreement.

The City/Town shall use this funding to cover compensation and other expenditures already incurred in its response to COVID-19, and/or for anticipated compensation and other expenditures in response to COVID-19, for the following purposes, as determined by DPH.

- Surveillance and case identification (including, but not limited to, public health epidemiological investigation activities such as contact follow-up);
- Monitoring of travelers;
- Data management;
- Isolation and quarantine (including, but not limited to, housing; wrap-around services; security; environmental control, clean-up and waste management; and behavioral health services);
- Surge staffing;
- Risk communications support; and
- Public health coordination with healthcare systems.
The City/Town is wholly responsible for applying funds received and documenting the use of said funds for the above described purposes as determined by DPH and keeping accurate and detailed records as to how the funding is deployed. The City/Town is solely responsible for reporting the use of said funds to any authorized party seeking such information. The City/Town indemnifies and holds MHOA harmless from any obligations the City/Town undertakes in connection with funding hereunder, and any breach of said obligations. MHOA can at any time seek information regarding the use of said funding from the City/Town, which will be provided as soon as reasonably practicable. MHOA is not responsible for the accuracy or completeness of any records produced by City/Town that it obtains. If the City/Town engages in conduct jeopardizing MHOA's legal or tax-exempt status, MHOA retains the right to withhold, withdraw, or demand immediate return or repayment of the funds as DPH or the Commonwealth may direct.

This letter constitutes the entire agreement between MHOA and the Town of Ashland and may be executed in multiple counterparts. Any and all amendments to these terms shall only be effective upon the written agreement of MHOA and the City/Town.

This Agreement is hereby signed by the Executive Director of MHOA, duly authorized, and a binding authority of the City/Town and effective as of the date last written below.

\[Signature\]
Binding Authority
City/Town of

\[Signature\]
Dawn Carmen Sibor
Executive Director
MHOA, Duly Authorized

Date: 3/25/2020

Date:
Fwd: Changes to Mindess School Building Committee
1 message

Thu, Jan 28, 2021 at 3:51 PM

Yolanda Greaves <yolanda.greaves@gmail.com>
Reply-To: yolandagreaves@gmail.com
To: Michael Herbert <mherbert@ashlandmass.com>, Susan Robie <srobie@ashlandmass.com>

Hi Michael and Susan,

Please add this change of members for the Mindess Committee to the agenda. Let's put it as part of the consent agenda.

Thanks,

Yolanda

--------- Forwarded message ---------
From: Paul Kendall <paulkendall@ashland.k12.ma.us>
Date: Tue, Jan 19, 2021 at 4:34 PM
Subject: Changes to Mindess School Building Committee
To: Yolanda Greaves <yolandagreaves@gmail.com>
Cc: Michael Herbert <mherbert@ashlandmass.com>

Hello,

At the next meeting you are able to get this on the agenda, could you please make the following modifications to the Mindess School Building Committee:

- Add Jon Murray, Director of Facilities as a voting member
  - Mr. Murray is the Director of Facilities for the Ashland Public Schools and a resident of Ashland. Mr. Murray was appointed to this position in December 2020 after having served as the Direct Supervisor for the Ashland Public Schools custodial staff since 2019 under former Director Joe Richardson. Mr. Murray has over 25 years experience in facility security, operational planning and management of budgets and personnel. Mr. Murray has a Bachelor's degree from Northeastern University.
- Remove Ron Mortensen from the Mindess School Building Committee (was interim Director of Facilities)

Thanks...

--Paul
Pond Street (Route 126) – Roadway Reconstruction Project
Date: 1/28/21

The Massachusetts Department of Transportation (MassDOT) is getting closer and closer to breaking ground on Pond Street. This is going to be quite a project that we expect to take at least two years to complete. Please note, Eversource Gas has been working on replacing the gas main on Pond Street for the last year or so. So if you combine the road construction job with the gas job, we are looking at a minimum of 3 years from start to finish. My guess is closer to 4 years.

It will be worth it! New sidewalks, traffic lights, bike lanes and other features will certainly revive this section of town tremendously.

But in the meantime, it will be challenging at times to the property owners along this stretch of roadway. We will do the best we can to send out updates on a weekly basis.

**Property Line:** More often than not, residents and commercial property owners are not aware that the property line is not the edge of the street (road pavement). The Roadway Width also known as the Street Layout is on most occasions wider than the street width. The Roadway Width varies from street to street.

Generally, if you see a fire hydrant or a telephone pole, it is located on either State or Town property most likely. Mailboxes are actually planted in State or Town property generally. Many times property owners install irrigation lines close to the sidewalk or road thinking the line is in private property but that is not always the case.

Today, the Pre-Construction site walk with the Contractor, the Design Engineer, MassDOT, and Town personnel occurred. The primary reason for the site walk was for Ashland’s Conservation Agent (Maeghan Dos Anjos) to review the contractor’s Order of Conditions which included things like wetland delineations, placement of the wetland protection devices, permits, schedule, etc.

**Schedule:** It is unclear at this time what the schedule is. Various issues discussed during the Pre-Construction site walk will need to be addressed. I do expect to see some activity out there very soon. Wetland protection devices will installed as well as other environmental type things will occur. Following that, we will see trees and vegetation being removed within the project limits. And we will see work start on the installation of retaining walls. As soon as the State provides us with a schedule, we will post it. The Contractor’s rep mentioned there were many commercial signs that may need to be moved.

**Plans:** The final plans will be posted on the town website. Webpage - TBA

**Questions:** Please email your question to me (Doug Small) and Beth Reynold. We will try to answer your questions. If we cannot, we will pass them along to the appropriate person whether it be the State, the Contractor or the Design Engineer.

Doug Small – dsmall@ashlandmass.com
Beth Reynolds – breynolds@ashlandmass.com

**Further Information:**

Project Cost: $19,667,628
Town Share: $1,255,000
Owner: State (MassDOT)
Area Construction Engineer (State): Scott Kallin
Resident Engineer (State): Dominique Dies
Contractor: Northern Construction Services, LLC. (Palmer, MA)
Project Manager: Jeffrey Herz, PE
Project Limits: Framingham townline to the Holliston townline
Project Completion Date: April 15, 2024
Project Items (scope of work):

- Full Depth Reconstruction
- Roundabout
- Traffic Signals furbish, install, and upgrades
- Realign Algonquin to Pond
- 250 Drainage Structures
- R&R Culverts
- Granite Curb Work
- ADA Compliant Wheel Chair Ramps
- Tree Plantings
- Signs and Pavement Markings
- 5 Foot Bike Lane
- Sidewalks
- Retaining walls
- Street Lights
- Utility Work
- and more.