

Select Board Meeting Minutes

Meeting Date: 4/4/2023

Members in Attendance: Arthur Doyle, Chair; Michael Zullas, Vice Chair; Richard G. Wells, Jr., Secretary; Erin Bradley, Member; Roxanne Musto, Member; Nicholas Milano, Town Administrator and Lynne DeNapoli, Executive Administrative Assistant to the Select Board (Zoom/Webinar)

Guest: Attorney Kevin Freytag, office of Town Counsel

Meeting Location: Hybrid from the Community Room at the Council on Aging

Time Meeting Called to Order: 7:00PM

Time Meeting Called to Order: 9:36PM

Time Executive Session called to Order: 9:22PM

Time Executive Session adjourned: 9:36PM

1. **Call to Order**
2. **Pledge of Allegiance**

Chair Doyle called the Select Board meeting to order at 6:30PM. He introduced the Members of the Board and Staff and led the Pledge of Allegiance.

3. **Public Comment**

Lara Simonde, owner of Infinite Beauty Lounge located at 75 Adams Street, Suite F

Ms. Simonde shared her concerns regarding a decision made by the Sign Review Committee. She requested that the Select Board review her request to appeal the Committee's decision regarding her business sign.

Mr. Wells requested that the Select Board take agenda item #8 out of order and address while Ms. Simonde is in attendance. Chair Doyle and Members were in agreement.

(8)

Discussion/Approval - Appeal of a Decision of the Sign Review Committee: Infinite Beauty Lounge located at 75 Adams Street, Suite F

The Select Board Members reviewed the comments made by the Sign Review Committee. The Committee approved a sign, but not one that was illuminated. The Committee kept in line with previous recommendations that they made for other applicants. Ms. Simondi shared examples of other local businesses that have illuminated signs. Following the discussion, the Select Board Members requested that this matter be deferred so they could review the materials and make their own recommendation.

4. **Discussion/Approval - 2023 Annual Town Election Warrant**

Mr. Wells moved to approve the 2023 Annual Town Election Warrant. The motion was seconded by Ms. Musto. The Board voted unanimously to approve.

5. Discussion/Approval - 2023 Annual Town Meeting Warrant and Warrant Articles

Mr. Wells moved to approve the 2023 Annual Town Meeting Warrant. The motion was seconded by Ms. Musto. The Board voted unanimously to approve.

6. Discussion – Letter from Attorney Luke Legere re: Conservation Land at Blue Hills Parkway and Gile Road

Attorney Kevin Freytag from the Office of Town Counsel reviewed the letter from Attorney Luke Legere, Counsel for Home Inc. regarding concerns about conservation land at Blue Hills Parkway and Gile Road. Attorney Freytag offered his comments.

7. Discussion - 440 Granite Ave Project Update

Attorney Marion McEttrick, Counsel for Oranmore Enterprises presented the Select Board Members with an overview of the proposed design changes to the mixed-use development project for 440 Granite Ave. These new changes address concerns raised by residents and board members. The project would be built on a corner lot that combines three parcels near the intersection of Mechanic Street.

Highlights of the new proposal include:

- Reducing the number of condominium units from 26 to 24;
- Increasing the first-floor commercial space to contain 3,983 square feet instead of 1,500;
- Dropping an innovative automatic parking stacker in favor of a traditional parking configuration, resulting in 40 parking spaces.
- There would be changes in the exterior design and color and layout changes, using new red brick on the front with brick accents to gray siding on other sides of the building.

The proposal is scheduled for site plan approval by the Planning Board on April 13th followed by review of the Board of Appeals on April 19th.

The Select Board Members were receptive of the new changes.

8. Discussion/Approval - Appeal of a Decision of the Sign Review Committee: Infinite Beauty Lounge located at 75 Adams Street, Suite F

The Select Board discussed this matter earlier on the agenda.

9. Discussion/Update - Milton Animal Shelter site selection

Mr. Milano, the Town Administrator provided an update on the status of the project.

Attorney Marion McEttrick, Counsel for the Milton Animal League joined the discussion to notify the Select Board members that an anonymous donor would like to offer \$2.5 million in a

matching grant for the Animal Sheer project. The donor has requested that the new shelter be built on Governor Stoughton property.

The Members discussed the proposal and suggested that they continue their conversation during the upcoming meeting of the Governor Stoughton Trustees scheduled for April 11th.

10. Discussion/Approval - Contract with MAPC to develop mixed-use overlay zoning for East Milton Square

Mr. Wells moved to approve the Contract with MAPC to develop mixed-use overlay zoning for East Milton Square. The motion was seconded by Ms. Musto. The Board voted unanimously to approve the contract.

11. Discussion/Approval - Contract with Clean Energy Solutions, Inc. for a Microgrid Feasibility Analysis

Mr. Wells moved to approve the Contract Clean Energy Solutions, Inc. for a Microgrid Feasibility Analysis. The motion was seconded by Ms. Musto. The Board voted unanimously to approve the contract.

Chair Doyle extended his appreciation to Josh Eckart Lee, Assistant Director of Planning and Community Development and Meera Patel, Environmental Coordinator for their hard work and support.

12. Discussion/Approval- Recommendation of the Municipal Broadband Committee- Contract with Comm Tract Corp for I-NET Design Services

Mr. Zullas provided an update from the Municipal Broadband Committee. He noted that Comm Tract is also interested in the construction phase and would like to be eligible to participate in the RFP. Upon the advice of Town Counsel, the design and construction were separated. Mr. Milano confirmed with the Attorney General's office that Comm Tract could participate in the construction RFP.

Mr. Wells moved to accept the recommendation of the Municipal Broadband Committee to approve a Contract with Comm Tract Corp for I-NET Design Services. The motion was seconded by Ms. Musto. The Board voted unanimously to approve the contract.

13. Discussion/Approval - Select Board Finance Committee Report
a. ARPA funding for Milton Public Schools

Mr. Zullas and Ms. Bradley presented the Members with an update on an ARPA funding request from the Milton Public Schools to support various positions in seven categories that were necessitated as a result of the COVID pandemic.

Mr. Zullas moved to approve the recommendation of the SB Finance Committee to appropriate \$645,000 in town allocated ARPA funding for positions within the Milton Public Schools. The

motion was seconded by Mr. Wells. The Board voted unanimously to approve the ARPA appropriation.

Mr. Milano noted that there is currently \$145,000 available ARPA funds. The Town has applied for reimbursement money from FEMA for COVID vaccination clinics. If FEMA approves, \$250,000 could be added back to the ARPA account. All ARPA funds must be expended by December 2026.

14. Discussion/Approval - FY24 Engagement Letter with Murphy Hesse Toomey Lehane

Attorney Kevin Freytag from the Office of Town Counsel joined the Select Board Members and Mr. Milano to review the legal service proposal with Murphy Hesse Toomey and Lehane for FY 2024 and answer any questions.

Following the discussion, Mr. Wells moved to approve the FY24 Engagement Letter with Murphy Hesse Toomey Lehane. The motion was seconded by Ms. Musto. The Board voted unanimously to approve the FY 2024 engagement letter.

15. Discussion/Approval -Town Administrator’s Strategic Planning Group

Chairman Doyle provided an update on the plans to implement the Town Administrator’s Strategic Planning Group. The Select Board had previously discussed this matter during their Fall Retreat.

Mr. Wells moved to approve the Town Administrator’s Strategic Planning Group. Mr. Doyle added a friendly amendment: a working group of up to five members to formulate and report out to the Select Board within six months a strategic planning framework for the Town of Milton. Mr. Wells accepted the amendment. The motion was seconded by Mr. Zullas. The Board voted unanimously to approve the Town Administrator’s Strategic Planning Group.

16. Discussion/Approval - Committee Appointments and Re-Appointments:

a. Re-appointments to the Board of Registrars

Mr. Zullas moved to re-appoint the following individuals to the Board of Registrars: Frances Manning Westhaver for a three-year term to expire on April 4, 2026, Mary Sennott Burke for a two-year term to expire on April 4, 2025 and Jean Peterson to the Board of Registrars for a one -year term to expire on April 4, 2024. The motion was seconded by Mr. Wells. The Board voted unanimously to approve the re-appointments to the Board of Registrars.

b. Reappointments to the Shade Tree Advisory Committee

Mr. Wells moved to re-appoint the following individuals to the Shade Tree Advisory Committee for a term to expire on June 30, 2024: Laura Beebe, Nancy Chisholm, Maura Doherty, Carol Stocker, Fred Taylor. The motion was seconded by Ms. Musto. The Board voted unanimously to approve the re-appointment to the Shade Tree Advisory Committee.

17. Discussion/Approval - Consent Agenda:

- a. One-Day Liquor License Applications-Milton Academy -Alumni Reunion Weekend**
 - i. Leadership and Loyalty Reception-Friday, June 16, 2023 - 5PM-6PM**
 - ii. Alumni Dinner-Friday, June 16, 2023 6PM-9PM**
 - iii. All Class Party-Friday, June 16, 2023 6PM-9PM**
 - iv. 25th Reunion Dinner-Friday, June 16, 2023 6PM-9PM**
 - v. Alumni Dinner, Saturday, June 17, 2023 6PM-9PM**
 - vi. 55+ Reunion Classes Dinner- Saturday, June 17, 2023 6PM-9PM**
 - vii. 50th Class Party, Saturday, June 17, 2023 6PM-9PM**
 - viii. 25th Reunion - Saturday, June 17, 2023 6PM-9PM**

- b. One Day Liquor License Application -Forbes House Museum – Candidate Meet and Greet: George Ashur - April 11, 2023 from 6:30PM-9:30PM**

- c. Request of the First Congregational Church (495 Canton Ave., Milton, MA 02186) to reserve the Town Green and Baron Hugo Gazebo for their Strawberry Festival on Saturday, June 10, 2023 from 10AM-2PM**

- d. Request of the Parks and Recreation Department to reserve Manning Park in East Milton Square for a summer concert on June 9, 2023 from 6PM-9PM**

Chair Doyle moved to approve the consent agenda as it appears on the Select Board meeting notice. The motion was seconded by Mr. Zullas. The Board voted unanimously all in favor to approve the consent agenda.

18. Discussion/Approval-Meeting Minutes-March 7, 2023

Mr. Wells moved to approve the meeting minutes dated March 7, 2023. The motion was seconded by Ms. Musto. The Board voted unanimously to approve the meeting minutes.

19. Town Administrator’s Report

Mr. Milano thanked Ms. Meera Patel, Milton’s Environmental Coordinator for her hard work and dedication. Ms. Patel will be leaving municipal service on April 21st to pursue new a new endeavor in India. We wish her great success!

The Milton Coalition will be hosting a meeting on April 27th at 6:30PM BID-Milton to provide a an update on their assessment of patterns of Milton school students.

The Milton Coalition will be hosting a vigil “Light the Way” on Sunday, April 30th at 6:30PM on the Town Green/Baron Hugo Gazebo to remember lives lost to overdose and substance abuse disorder.

Mr. Milano attended the public meeting hosted by the Department of Recreation and Conservation on March 30th to discuss the Neponset Pedestrian Bridge at Osceola Street.

Mr. Milano also attended the Municipal Managers Meeting where local leaders discussed the importance of cyber security.

Mr. Milano also shared a reminder: The last day to register to vote in the upcoming Annual Town election is Friday, April 14, 2023. Residents wishing to vote by mail must submit their requests in writing to the Town Clerk by April 18th.

20. Chair’s Report

Chair Doyle provided an update from Senator Walter Timilty’s office. MassDOT will be scheduling a public hearing to discuss the design of ADA retrofits at various locations in Milton: Squantum St. at California Ave., Granite Ave at Hope Ave, Granite Ave. at Thistle Ave and Granite Ave at Portland Circle.

21. Public Comment Response

No comments

22. Future meeting dates:

The Select Board will meet on Tuesday, April 11, 2023 (Quarterly Meeting of the Governor Stoughton Trustees and Select Board), Tuesday, April 18, 2023, Wednesday, April 26, 2023 and Monday, May 1, 2023

23. Executive Session - Pursuant to M.G.L. c. 30A, § 21(a)(3) - To discuss strategy with respect to litigation against the Massachusetts Bay Transit Authority regarding the condition of the stairs located at the MBTA station located at Adams Street, Milton, MA

At: 9:13PM, Chair Doyle moved to enter into Executive Session to discuss litigation strategy against the Massachusetts Bay Transit Authority (MBTA) related to the condition of the stairs at the MBTA station located at Adams Street, Milton, MA based on my belief that discussion of this matter in open session may have a detrimental effect on the litigating position of the Select Board. The Select Board will not return to Open Session. The motion was seconded by Ms. Musto/ The Board voted by roll call to enter Executive Session.

ZULLAS: YES
WELLS: YES

BRADLEY: YES
MUSTO: YES
DOYLE: YES

- 24. Executive Session- Pursuant to M.G.L. c. 30A, § 21(a)(3) – To discuss strategy with respect to collective bargaining**
- a. Milton Clerical Unit of the Southeastern Public Employees Association**
 - b. Milton Professional Management Association**
 - c. Milton Public Employee Association**
 - d. Milton Firefighters, Local 1116**
 - e. Milton Police Association**
 - f. Milton Superior Officers**

Chair Doyle moved to enter into Executive Session to discuss strategy with respect to collective bargaining units: Milton Library Association, Milton Clerical Unit of the Southeastern Public Employees Association; Milton Professional Management Association, Milton Public Employee Association; Milton Firefighters, Local 1116, Milton Police Association and Milton Superior Officers based on my belief that discussion of this matter in open session may have a detrimental effect on the negotiating position of the Select Board. The Select Board will not return to Open Session. The motion was seconded by Mr. Wells. The Board voted by roll call to enter Executive Session.

ZULLAS: YES
WELLS: YES
BRADLEY: YES
MUSTO: YES
DOYLE: YES

- 25. Executive Session - Pursuant to M.G.L. c. 30A, § 21(a)(6) -To consider the purchase, exchange, lease or value of real property of the Kidder Branch Library located at 101 Blue Hills Parkway**

Chair Doyle moved to enter into Executive Session to consider the purchase, exchange, lease or value of real property located at 101 Blue Hills Parkway (Kidder Branch Library) based on my belief that discussion of this matter in open session may have a detrimental effect on the negotiating position of the Select Board. The Select Board will not return to Open Session. The motion was seconded by Mr. Wells. The Board voted by roll call to enter Executive Session.

ZULLAS: YES
WELLS: YES
BRADLEY: YES
MUSTO: YES
DOYLE: YES

26. Discussion/Approval - Purchase and Sales Agreement with Discovery Schoolhouse, Inc. For the purchase of the Kidder Branch Library located at 101 Blue Hills Parkway

This matter has been deferred to a future meeting.

27. Adjourn

At 9:43 PM, Mr. Wells moved to adjourn. The motion was seconded by Ms. Bradley. The Board voted unanimously by roll call to adjourn.

ZULLAS: YES

WELLS: YES

BRADLEY: YES

MUSTO: YES

DOYLE: YES

Respectfully submitted by Lynne DeNapoli, Executive Administrative Assistant to the Select Board.

Documents

Annual Town Election Warrant

Annual Town Meeting Warrant

Letter from Attorney Luke Legere re: Conservation Land at Blue Hills Parkway and Gile Road
440 Granite Ave. Project Proposal

Correspondence from the Sign Review Committee- Infinite Beauty Lounge, 75 Adams Street, Suite F

Contract with MAPC to develop mixed-use overlay zoning for East Milton Square

Contract with Clean Energy Solutions, Inc. for a Microgrid Feasibility Analysis

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