

SELECTBOARD MINUTES
DECEMBER 4, 2017

Meeting opened at 6:00pm.

Present: David DiNicola, Chair; Judith Hoag; Albert Sirard
Duane Pease, Town Administrator

Warrants reviewed and signed; payroll: \$10,653.84; Expenses: \$27,559.08
and \$2,581.52.

Erica Johnson of Pioneer Valley Planning Commission met with the Board to review the Community Development Block Grant application. She is submitting the grant for the towns of Middlefield, Chester, Russell and Huntington. There is a new format for the grant but the goals all remain the same. There are priorities and priority projects for each town. The Master Plan and Youth Recreation Facility for Middlefield have been removed and the demolition of the former General Store and adjacent house are now the number one priority for the town (see attached). The Senior Center, upgrading the DPW, expanding the library are still included as well as improvements to the Transfer Station, public safety complex and road improvements. The grant seeks to protect and promote the rural characteristics of the area, promote small and cottage businesses and provide social services to the towns. There was discussion as to how the grant is allotted to each town and Erica explained that there are varied ways to allot the dollars and it is most important that she show that the prior monies awarded were spent in accordance with the grant requests.

Erica continued and said it is important to stress that the removal of the two buildings was necessary for the health and safety of the town and that would be a strong application on the grant for these monies. If the grant only covered a portion of the demo or was denied it may be possible for PVPC to use program funds for the remainder to remove these buildings. When asked when the funds would be available, Erica said the grant is usually awarded in July but the funds may not be available until later in the year. She again stresses the importance of using any information that strengthens the health and safety issue. She was informed that neither building has a well or would pass a Title 5 septic installation. Dave informed Erica that both buildings had been inspected for lead and asbestos contamination and the reports were available and would be given to her. The estimated costs for demo and

disposition of the materials were under \$100,000. In her previous visits for the grant meetings the focus was on restoration of the buildings and not demo. Rehabilitation was not covered under the CDBG but now demo would be.

Erica said she would email the revised application to the Board for signatures. The Board thanked her for her hard work and invited her to stay for the public meeting the Town Center Committee was to present to the Town.

Minutes were approved on motion by Judy, Dave 2nd; vote 3-0.

Selectboard meeting was then moved to the auditorium for a presentation by the Town Center Committee (TCC) on their recommendations on what to do with the former General Store and adjacent house. TCC members present were: Jay Swift, Chair; Carol Wagg-Swift; Mitch Feldmesser; Maureen Sullivan and Dale Hoag. Jay presented a Power Point showing the work the committee had done over the past number of years. This was the same presentation he made to the Selectboard at a prior meeting. He gave a history of the committee, the various options that were investigated and that in the end their decision was that the buildings should be demolished and the land turned into a park until a future use is decided upon by the Town. During the committee's tenure, they investigated grants available (there were none) for rehab, dealt with DEP on the issues of contamination and waiving of DEP's \$250,000 lien. A great number of hours and dedication was put into this venture on behalf of the Town.

Erica did stay for the presentation and found the information very helpful and she will use it in the grant application for Middlefield.

Board resumed their meeting at 7:50 in S/B office.

There was discussion regarding the possible installation of a cardboard compactor at the Transfer Station and the associated costs. Purchase or rental may be possible. Kathleen Casey of HRMC will be invited to a future S/B meeting to discuss this possibility. This compactor would reduce the number of hauls for the paper container.

Joe Kearns advised there is a MARS meeting at Gateway on 12/7 at 6:30pm and a Small Town Summit meeting on 1/11.

Dave questioned the \$120,000 transfer to the Stabilization Fund that was voted on at the Town Meeting in 2016. Town Treasurer still has not provided him with an answer. He suggested an audit may be necessary and he has left a message for Tom Scanlon. Scanlon did the last audit for the Town.

Transfer station briefly discussed as Saturday coverage has not been consistent as Olivia texted at the last minute to say she could not be there last week. Wayne is currently doing Sunday and until he is laid off from Sears, he can't do Saturdays. Also, Al will take charge in the possible installation of lighting to allow week day operation of the transfer station, this would free up one of the weekend dates and perhaps make coverage easier as it would not tie up an entire weekend for the attendant.

Dave motioned to adjourn, July 2nd; vote 3-0 and meeting adjourned at 8:40pm.

Minutes respectively submitted by:

Duane Pease
Town Administrator

Minutes accepted with/without changes by:
David DiNicola, Chair

Judith Hoag

Albert Sirard