

**MINUTES OF BOARD OF SELECTMEN MEETING
MONDAY, APRIL 24, 2017**

Chairman Mauceri called the meeting to order at 8:04 p.m. in Room 14 at the Town Hall in the presence of members Mr. Prisco, Mr. Yull, Mrs. Manupelli, Mr. O'Leary, and Town Administrator, Michael Gilleberto.

CALL TO ORDER OPEN SESSION

Chairman Mauceri called to order the open session at 8:04 p.m.

The Chairman States: "In accordance with the Open Meeting Law, the Board states for the record that this meeting is being recorded by NORCAM and may be recorded by other local media."

The members recited the Pledge of Allegiance.

Mr. O'Leary announced he is pleased to see Chairman Mauceri back and enjoying a speedy recovery.

SIGN MAY TOWN ELECTION WARRANT

Constable John Firriello was in attendance.

MR. CHAIRMAN, I MOVE TO SIGN THE MAY 2, 2017 TOWN ELECTION WARRANT.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

8:07 – Mr. Prisco leaves the room.

**THOMSON CLUB INC., D/B/A TCC GRILL AND THOMSON CLUB PRO SHOP –
EXTENSION OF SEASONAL LICENSES**

Attorney Timothy Houten, representing Thomson Club, Inc. addressed the Board.

8:10 Mr. Prisco returns.

Mr. O'Leary stated he was opposed to granting this license originally because he feels it impacts Mr. Yebba's business across the street. Mr. Prisco voiced his concern about their inconsistency with managers.

MR. CHAIRMAN, I MOVE TO EXTEND THE SEASONAL CLUB LICENSES FOR THOMSON CLUB, INC. D/B/A TCC GRILL, 2 MID IRON DRIVE, AND PRO SHOP, 2A MID IRON DRIVE FROM OCTOBER 31, 2017 TO NOVEMBER 30, 2017.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

PUBLIC COMMENT

Rich Wallner, 57 Lakeside Boulevard addressed the Board regarding opportunities for the Town using the money from the sale of 104 Lowell Road. (See Attached). His plans involved making North Reading a more "Senior friendly" town. Mr. Yull thanked Mr. Wallner for talking about part

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of the community that needs to be heard. Mr. O'Leary stated that everyone is on the same page as Mr. Wallner regarding strategic planning. Mr. Prisco stated that the Town Hall / Fire Station feasibility study is to get things going.

**DISCUSS JUNE TOWN MEETING WARRANT – VOTE WARRANT ARTICLE
RECOMMENDATIONS**

ARTICLE 1 – FY2017 BUDGET AMENDMENT

MR. CHAIRMAN, I MOVE TO RECOMMEND AT TOWN MEETING ARTICLE 1 - FY 2017 BUDGET AMENDMENT.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 2 – FUND FY2017 SNOW AND ICE DEFICIT

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 2 – FUND FY2017 SNOW AND ICE DEFICIT.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

Article 3 will be discussed after the budget presentation to allow for the Board to see the numbers.

Article 26, Fund Town Hall / Fire Station Feasibility Study, was discussed. Mr. Prisco stated that asking for funding for this study goes with the commitment to the fire department to make decisions regarding a new building and addressing public safety concerns regarding calls from the west side of town. He further stated that Town Hall is moving walls and closets to accommodate employees and this study is an opportunity to make progress on these issues. Mr. Gilleberto stated that funding for this study would come from Free Cash. Mrs. Manupelli stated that everyone is on the same page to identify a location and work towards a solution. She further stated that the parcel of land Town Hall is located on should be considered since the Town owns so much surrounding land. Mr. Prisco stated that the data from the study would have to come in before a location can be determined.

Mr. O'Leary stated there is no need to rush the study. He recommended waiting until October Town Meeting to request the funding. He further stated that although the study is important he would like to see the Board concentrate on putting their efforts on the matters presently before the Board. He also stated that people are concerned with how quickly the Board is moving their initiatives forward. Chairman Mauceri stated he has no problem delaying this request until October Town Meeting however does not want this to go beyond October. Mr. Prisco responded that it is not his intention to put aside another project, he just wants to find out the requirements to start to move forward. Mrs. Manupelli stated that the Board should move forward with this at the June Town Meeting and people would like the Board to move forward with planning concepts. Mr. O'Leary stated waiting until October would give the Board more time to get a clearer plan, have public meetings, have more discussions, and allow for more time to generate support.

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MR. CHAIRMAN, I MOVE REMOVE ARTICLE 26, FUND TOWN HALL / FIRE STATION FEASIBILITY STUDY FROM THE JUNE TOWN MEETING WARRANT AND INCLUDE IT IN THE OCTOBER TOWN MEETING WARRANT.

MOTION BY: MR. O'LEARY
SECONDED BY: MR. YULL
VOTED: 3-2 (MRS. MANUPELLI AND MR. PRISCO OPPOSED)

Ms. O'Rourke gave an updated budget power point presentation.

Discussion was had regarding Verizon removing the copper lines used for public safety communication and replacing them at a cost of \$25,200 to the Town. Mr. O'Leary asked that the Town Administrator check with legal counsel about the short notice from Verizon and the fact that the Town's public safety could be affected. He would like Representative Jones contacted to see how other towns are handling Verizon's short notice and to file special legislation to put a halt to the removal of the lines to allow for communities to have a chance to address it.

Mr. Prisco inquired about an adjustment in the DPW budget regarding the Acting DPW Supervisor. He further stated that the Acting Supervisor position has been going on too long and should be resolved. Mr. Gilleberto suggested it was a matter best suited for a collective bargaining discussion.

**ARTICLE 3 – FY2017 APPROPRIATE FUNDS TO CAPITAL IMPROVEMENT
STABILIZATION FUND**

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 3 – FY2017 APPROPRIATE FUNDS TO CAPITAL IMPROVEMENT STABILIZATION FUND.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 8 – SELECT TOWN OFFICERS

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 8 – SELECT TOWN OFFICERS.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

**ARTICLE 9 – HEAR AND ACT ON REPORTS OF TOWN OFFICERS AND
COMMITTEES**

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 9 – HEAR AND ACT ON REPORTS OF TOWN OFFICERS AND COMMITTEES.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

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ARTICLE 10 - AUTHORIZE DIRECTOR OF PUBLIC WORKS TO ACCEPT EASEMENTS

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 10 – AUTHORIZE DIRECTOR OF PUBLIC WORKS TO ACCEPT EASEMENTS.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

**ARTICLE 11 - AUTHORIZE TREASURER TO ENTER INTO COMPENSATING
BALANCE AGREEMENTS**

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 11 – AUTHORIZE TREASURER TO ENTER INTO COMPENSATING BALANCE AGREEMENTS.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 12 - AUTHORIZE CHAPTER 90 HIGHWAY CONSTRUCTION.

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 12 – AUTHORIZE CHAPTER 90 HIGHWAY CONSTRUCTION.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 14 – FUND CONSTRUCTION OF PUMP STATION

ARTICLE 15 – FUND NORTH READING WATER SYSTEM IMPROVEMENTS

ARTICLE 16 – FUND READING WATER SYSTEM IMPROVEMENTS

It was the consensus of the Board to combine these three articles into one article and show where the funding is coming from. These articles will be addressed at the May 8th BoS meeting.

**ARTICLE 21 – APPROPRIATION OF BAN PREMIUMS TO REDUCE MIDDLE/HIGH
SCHOOL PROJECT BORROWING COSTS.**

MR CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 21 - APPROPRIATION OF BAN PREMIUMS TO REDUCE MIDDLE/HIGH SCHOOL PROJECT BORROWING COSTS.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 22 – FUND RETIREMENT OBLIGATIONS

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 22 – FUND RETIREMENT OBLIGATIONS.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

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ARTICLE 24 – TRANSFER FUNDS TO OTHER POST EMPLOYMENT BENEFITS TRUST FUND

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 24 – TRANSFER FUNDS TO THE OTHER POST EMPLOYMENT BENEFITS TRUST FUND.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

Rita Mullin, 29 Abbott Road addressed the Board. She requested a list be provided at every Town Meeting regarding upcoming items that will be discussed by the Selectmen.

ARTICLE 27 – FUND MASTER PLAN

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 27– FUND MASTER PLAN.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 28 - CONSERVATION REVOLVING FUND – RE-AUTHORIZE

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 28 – CONSERVATION REVOLVING FUND - REAUTHORIZE.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 29 - DAMON TAVERN REVOLVING ACCOUNT – RE-AUTHORIZE

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 29 – DAMON TAVERN REVOLVING ACCOUNT - REAUTHORIZE.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 30 - RAIN BARREL REVOLVING ACCOUNT – RE-AUTHORIZE

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 30 – RAIN BARREL REVOLVING ACCOUNT - REAUTHORIZE.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

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ARTICLE 31 - RECYCLING PROMOTION REVOLVING FUND – RE-AUTHORIZE

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 31 – RECYCLING PROMOTION REVOLVING FUND - REAUTHORIZE.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 32 - DEPARTMENT OF ELDER AFFAIRS REVOLVING FUND – RE-AUTHORIZE

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 32 – DEPARTMENT OF ELDER AFFAIRS REVOLVING FUND - REAUTHORIZE.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 33 - EMERGENCY MANAGEMENT “ALL HAZARDS” REVOLVING FUND – RE-AUTHORIZE

MR. CHAIRMAN, I MOVE TO (RECOMMEND ARTICLE 3 – EMERGENCY MANAGEMENT “ALL HAZARDS” REVOLVING FUND - REAUTHORIZE.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 34 - YOUTH SERVICES REVOLVING FUND

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 34 – YOUTH SERVICES REVOLVING FUND - REAUTHORIZE.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 35 - LIBRARY ACTIVITY ROOM REVOLVING ACCOUNT – RE-AUTHORIZE

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 35 – LIBRARY ACTIVITY ROOM REVOLVING FUND - REAUTHORIZE.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

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ARTICLE 36 - BOARD OF HEALTH REVOLVING ACCOUNT – RE-AUTHORIZE

MR. CHAIRMAN, I MOVE TO RECOMMEND ARTICLE 36 – BOARD OF HEALTH REVOLVING ACCOUNT – REAUTHORIZE.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 39 – AMEND CODE – ZONING BY-LAWS – ARTICLE XXVI – MAIN STREET MIXED USE OVERLAY

MR. CHAIRMAN, I MOVE TO RECOMMEND AT TOWN MEETING ARTICLE 39 – AMEND CODE – ZONING BY-LAWS – ARTICLE XXVI – MAIN STREET MIXED USE OVERLAY.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

ARTICLE 40– AUTHORIZE NAMING OF DISTANCE LEARNING LAB AT NORTH READING MIDDLE/HIGH SCHOOL

Mr. Gilleberto informed the Board that the naming of the DLL was approved by the School Committee but missed the deadline to be placed on the warrant. The Board needs to vote to accept putting it on the Warrant.

MR. CHAIRMAN, I MOVE TO INCLUDE ARTICLE 40 IN THE ANNUAL JUNE TOWN MEETING WARRANT.

MOTION BY: MR. O’LEARY
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

MR. CHAIRMAN, I MOVE TO RECOMMEND AT TOWN MEETING ARTICLE 40– AUTHORIZE NAMING OF DISTANCE LEARNING LAB AT NORTH READING MIDDLE/HIGH SCHOOL.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

BOARD OF REGISTRARS

Town Clerk, Barbara Stats addressed the Board regarding the Board of Registrars appointments.

REAPPOINTMENT

Mr. O’Leary, Liaison to the Board of Registrars, recommends Ms. Jenney and appreciates her serving.

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MR. CHAIRMAN, I MOVE TO RECOMMEND THE FOLLOWING INDIVIDUAL FOR REAPPOINTMENT TO THE BOARD OF REGISTRARS FOR A TERM TO EXPIRE APRIL 1, 2020:

JOYCE JENNEY, 103 ELM STREET

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

APPOINTMENT

Mr. O'Leary recommends Ms. Mastro and thanks Ms. McGillicuddy for stepping up.

MR. CHAIRMAN, I MOVE TO PLACE IN NOMINATION THE FOLLOWING NAMES FOR APPOINTMENT AS MEMBER OF THE BOARD OF REGISTRARS TO FILL AN UNEXPIRED TERM THROUGH APRIL 1, 2018: (1 VACANCY)

GLORIA MASTRO, 9 TRAVELLED WAY
CAROLE MCGILLICUDDY, 16 MARBLEHEAD STREET

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. O'LEARY

MRS. MANUPELLI: MRS. MASTRO
MR. YULL: MRS. MASTRO
MR. PRISCO: MRS. MASTRO
MR. O'LEARY: MRS. MASTRO
MR. MAUCERI: MRS. MASTRO

VOTE: MRS. MASTRO – 5
MRS. MCGILLICUDDY – 0

MARTINS POND RECLAMATION STUDY COMMITTEE

Mr. Prisco, Liaison to the Martins Pond Reclamation Study Committee, recommends Mr. Soucie.

MR. CHAIRMAN, I MOVE TO RECOMMEND THE FOLLOWING INDIVIDUAL FOR REAPPOINTMENT TO THE MARTINS POND RECLAMATION STUDY COMMITTEE FOR A TERM TO EXPIRE DECEMBER 31, 2019:

LAWRENCE SOUCIE, 4 ALLSTON ROAD

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

REVIEW STATUS OF MWRA WATER PROJECT

Mr. Gilleberto and Water Superintendent Mark Clark updated the Board on water topics. There is progress in securing a location for a pump station and permitting activities are going on now and will be submitted to the Water Resource Commission and the Department of Environmental Protection by

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late Spring. Andover has been informed that the Town continues going down the path with the MWRA. Mrs. Manupelli stated she would like the Board to continue their affiliation with Andover BoS for redundancy purposes. Mr. Prisco stated that the Town connecting with Andover for water in cases of emergency is off the table if the Town goes with the MWRA. Mr. O'Leary stated the burden is on Andover to see what they can offer and the timelines associated with it.

DISCUSS REGIONAL TRANSPORTATION OPTIONS

Mr. Gilleberto informed the Board he met with Representative Jones and there may be resources available to the Town from Merrimack Valley Regional Transit Authority. Mr. Yull and Mr. Prisco will participate in a meeting on May 1st, at the Town Hall to determine the needs for para transit.

Chairman Mauceri informed the Board that the Reorganization Meeting will be held on Thursday, May 4th at 7:00.

MINUTES

MR. CHAIRMAN, I MOVE TO APPROVE THE **MARCH 13, 2017** REGULAR SESSION MINUTES AS WRITTEN.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 5-0 (UNANIMOUS)

MR. CHAIRMAN, I MOVE TO APPROVE THE **MARCH 20, 2017** REGULAR SESSION MINUTES AS WRITTEN.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 4-1 (MRS. MANUPELLI ABSTAINED)

MR. CHAIRMAN, I MOVE TO APPROVE THE **APRIL 3, 2017** REGULAR SESSION MINUTES AS WRITTEN.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 4-1 (CHAIRMAN MAUCERI ABSTAINED)

MR. CHAIRMAN, I MOVE TO APPROVE THE **APRIL 3, 2017** EXECUTIVE SESSION MINUTES AS WRITTEN.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. YULL
VOTED: 4-1 (CHAIRMAN MAUCERI ABSTAINED)

REVIEW TOWN ADMINISTRATOR'S EVALUATION

Chairman Mauceri informed the Board that he and Mr. O'Leary gave Mr. Gilleberto his review today. Mr. O'Leary stated his performance in the last 3 years has been extraordinary. Mr. Yull thanked Mr. Mauceri for putting the review together. Mrs. Manupelli stated Mr. Gilleberto is the

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Town's serendipity and he deserves all 5's in his review. Mr. Prisco stated that Mr. Gilleberto is credited with changing the status of the town and helping to change the future direction of the Town.

Mr. Gilleberto stated he appreciates the positive feedback and considers it an honor working for the Town. He further stated his valuation is an indication of the hard work of the Town Employees. He thanked his wife, 2 boys and his Mom and Dad.

VOTE TO APPROVE TOWN ADMINISTRATOR EMPLOYMENT AGREEMENT

MR. CHAIRMAN, I MOVE TO RATIFY AND SIGN THE MEMORANDUM OF AGREEMENT BETWEEN THE TOWN OF NORTH READING AND THE TOWN ADMINISTRATOR, MICHAEL GILLEBERTO FOR THE PERIOD OF JULY 1, 2017 THROUGH JUNE 30, 2020.

MOTION BY: MR. O'LEARY
SECONDED BY: MR. PRISCO
VOTED: 5-0 (UNANIMOUS)

RATIFY MEMORANDUM OF AGREEMENT – NORTH READING LIBRARY STAFF

MR. CHAIRMAN, I MOVE TO RATIFY AND SIGN THE MEMORANDUM OF AGREEMENT BETWEEN THE TOWN OF NORTH READING AND THE NORTH READING LIBRARY STAFF FOR THE PERIOD OF JULY 1, 2015 THROUGH JUNE 30, 2018.

MOTION BY: MRS. MANUPELLI
SECONDED BY: MR. O'LEARY
VOTED: 5-0 (UNANIMOUS)

TOWN ADMINISTRATOR'S REPORT

No written report

Topics Discussed:

- 4 bidders attended a walk through for the athletic facilities restroom facility;
- Will be seeking a reduction in the restroom fixtures at a meeting on Wednesday, thanks Representative Jones for his assistance in this effort;
- Proposals for the project are due May 4th and will have more information for the May 8th BoS meeting;
- Street Sweeping is starting.

OLD NEW BUSINESS

Mr. O'Leary:

- Encourages residents to vote on Tuesday;
- Wishes Mr. Yull luck in his reelection to the Board.

Mr. Prisco:

- There were no bids for 102 Lowell Road. The EDC recommends holding off on any more action on 102 Lowell Road for another year to allow for development of 104 Lowell Road to start, this may help pique the interest of commercial developers. Mr. Prisco supports the recommendation of the EDC.

Mrs. Manupelli:

- Welcomes Chairman Mauceri back.

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Mr. Yull:

- Encourages residents to vote on May 2nd;
- Expressed what a privilege it is to work with everyone on the Board;
- Stated that it is good to have differences because it creates good ideas;
- Commented on each individual Board member.
- Stated that he didn't want things to end on a bad note and commented on his opponent.

Mr. Mauceri:

- Thanks Mr. Yull for his last 3 years on the Board and wishes him luck in the election. He invites him to attend the May 8th BoS meeting in the event he is not reelected;
- Thanks the Board members for getting the Town Administrator contract done.

ADJOURN

MR. CHAIRMAN, I MR. YULL MOVE TO ADJOURN.

| | | |
|-----------|----------------|-----|
| SECONDED: | MR. O'LEARY | |
| VOTED: | MR. PRISCO | AYE |
| | MR. YULL | AYE |
| | MR. O'LEARY | AYE |
| | MRS. MANUPELLI | AYE |
| | MR. MAUCERI | AYE |

VOTE: 5-0 (UNANIMOUS)

ADJOURN: 11:33 p.m.

DATE

KATHRYN MANUPELLI, CLERK