

TOWN OF TRURO  
BOARD OF SELECTMEN  
MEETING OF WEDNESDAY, MARCH 9, 2005

The Truro Board of Selectmen met for their weekly session on Wednesday, March 9, 2005 at 6:00 p.m. at the Truro Town Hall, 24 Town Hall Road, Truro. In attendance were: Chairman Alfred Gaechter, Vice-Chairman Christopher R. Lucy, Clerk Gary Palmer, Lloyd F. Rose, Paul J. Asher-Best, Town Administrator Pamela Nolan, Assistant Town Administrator John J. Sanguinet, Administrative Secretary Julie DuPree, Steve Roderick, Norm Edinberg, Charles Smith, Martha Nagy, and David Joy of the Cape Codder.

Mr. Gaechter convened the meeting at 6:00 p.m.

**Minutes: Mr. Palmer moved to approve the minutes of March 9, 2005 as presented. Mr. Asher-Best seconded it. Vote: 3-0-1, with Mr. Rose abstaining due to his absence.**

**Mr. Palmer moved to approve the minutes of the Executive Session of March 9, 2005 and to hold them in abeyance. Mr. Asher-Best seconded it. Vote: 3-0-1, with Mr. Rose abstaining due to his absence.**

**Public Comment:** There was none.

**Curb Cut request:** Mr. Sanguinet reported that Chief Thomas has no problem with safety issues and this curb cut. **Mr. Palmer moved to approve the curb cut for the extension off Perry's Road. Mr. Gaechter seconded it. With the arrival of Mr. Lucy, the vote was 5-0, unanimous.**

**Town Administrator's Report:**

- Reported that the 2005 Pamet Harbor rules and regulations have been approved by the State.
- Chief Thomas has had the bike route revised, and now he has no problem with the granting of the request from the American Lung Association for permission to pass through Truro during their Autumn Escape Bike Trek this September. **Mr. Palmer moved to approve this request. Mr. Gaechter seconded it. Vote: 5-0, unanimous.**
- ConsCom has given permission for the County Dredge to bury the dredge pipe with conditions. Ms. Nolan had a message from Mr. Melvin of Fisheries/Wildlife late today in which he expressed concerns with the protection of the Piping Plovers. She will call him tomorrow to find out what these concerns are. Mr. Gaechter said that members of the Beach Commission had visited the proposed site with Mr. Morris, and they have no problem with it. **He recommended that the Board approve the request subject to any further interventions from the State. Mr. Palmer so moved. Mr. Asher-Best seconded it. Vote: 5-0, unanimous.**
- Chief Thomas feels he must disclose his affiliation with two police organizations in order to be in compliance with MGL. He has provided two draft letters for the Board to sign signifying that he made this disclosure. **Mr. Palmer moved to support Chief Thomas's membership in these two police organizations. Mr. Asher-Best seconded it. Vote: 5-0, unanimous.**

**North Truro revitalization plan:** Mr. Edinberg and Mr. Gaechter are members of a citizen's

group that is involved in obtaining a plan to revitalize North Truro Center. A similar plan was obtained about eight years ago through a grant, but it never came to fruition. Mr. Smith, a consultant with Urban Design Studio was also involved in the last plan. He explained how he came to be involved in this venture, and that grant money up to \$50k is available from the Department of Housing and Community Development for planning and designing projects such as this, and consulting groups can be hired if they are on a Chapter 418 pre-approved list, which he and Mr. Jones of the Jones Payne Group both are. He said they will establish a framework for the village, have a workshop to define what they would like to see there, and put together a plan with uses and how they should be configured--even the order in which they should appear. For example, the new NT Post Office would be the first piece. Then they would need to talk the property owners into doing what they want to see done, so the further plans can be implemented. The new Post Office does make for a limited timetable. He added that if the Town did not take steps for desirable changes, the market place will do so.

Mr. Edinberg said that this plan will include not just Highland Road to the highway bridge, but include Rte. 6A all the way to Standish Road. Mr. Gaechter noted that Mr. Sanguinet was of the opinion that this project would have to go out to bid per MGL. Mr. Smith said that it did not have to be bid if the consultants were on the pre-approved list he mentioned earlier. Mr. Asher-Best questioned how they would get the property owners to do what they wanted. Mr. Smith said that their packaged deals will bring them in more income, with a higher use of their properties. Mr. Edinberg said that they plan to change the zoning so that more uses will be permitted, such as adding second stories for housing over businesses. Besides changing the zoning, some of the things they envision doing are narrowing of the street, adding walkways, and reducing lot size. The property owners who have been approached about this plan have been enthusiastic. Mr. Lucy asked about the timeframe for the zoning changes. Mr. Smith said this would not be part of their plan, but it would probably take another year, so the town would have time to craft its own. The plan will be consistent with the LCP. The Board discussed whether they should create a new ad hoc committee to work on this. Mr. Gaechter noted that the BOS would wait for Mr. Sanguinet to search State procurement law before taking any action on this. He asked Mr. Edinberg to work up a draft charge for this ad hoc committee.

**Review of Town Meeting Articles:** Ms. Nolan reviewed the proposed articles for ATM and STM. Discussion centered on the citizen petitioned article to raise the salary of the BOS from \$2k to \$3k. Mr. Lucy said the talk around town is that the BOS are working well and so they deserve more. They were surprised at how little the BOS get. The Board agreed they would offer no recommendation on this article. They discussed whether the customary article asking for authorization to set the salary of the BOS would be needed if this other was in the Warrant. Ms. Nolan must find out how to legally do this. There was also confusion on whether two land bank articles were needed. It was explained that one was for the annual appropriation, and the other was to ask for money for a specific land purchase. The Board asked Ms. Nolan to put the Library Trustees and the Director on an agenda to discuss their personnel articles. The Board of Assessors will also come in to discuss their personnel article. The Board discussed whether STM had to be held before ATM, and the best order for the articles. Financial articles must come first. Mr. Gaechter suggested that the LCP article be moved up to the zoning articles. They

discussed the deadline to get the Warrant to the printers. Ms. Nolan will have a draft Warrant for the BOS next week. Mr. Asher-Best asked that the BOS look at any local options that may have come through. Mr. Sanguinet will check with DOR.

**Available Funds:** Ms. Brazil gave the Board an overview of available funds. She explained that she doesn't have the free cash figure yet; the balance sheet will go to DOR tomorrow so she should have the free cash certification soon. She explained that the balance of the three unrestricted funds will go up as the seasons of the golf course, the beach office and Pamet Harbor get underway. She asked for guidance from the Board as to which CIP items they wanted to include in the budget. The fire pumper and DPW tractor have already been removed. The Board asked Ms. Nolan to give them her recommendation next week. All the items except the two items for the Harbor have been in the CIP.

Steve Roderick asked the BOS to consider his proposal to change the pay structure of the Harbor Master position from a seasonal one. He has taken on some of the administrative duties the former Town Administrator did and so his hours have increased. He reflected this in his budget request, but didn't know if there would need to be a Warrant article on this. After further discussion of this issue, Mr. Gaechter told Mr. Roderick that this issue could not be resolved tonight, and he directed Ms. Nolan to meet with Mr. Roderick to discuss his proposal together and then give her recommendation to the BOS.

**Town Administrator's report, continued:**

- Mr. Roderick was able to get a second extension for dredging, and the dredging of the harbor is now completed.
- Provided a copy of a policy on charitable giving that the Golf Manager provided to her; his counsel told him that it is illegal.
- Provided for the Board's information a letter received from the Small Concessioner Effort regarding support of a Four Part Bill that would amend the 1998 Concessions Act to raise the preferential right threshold to \$6 million. They are asking for a contribution to support their efforts.
- The CC Tech school assessment has dropped \$36k from last year.

**Selectmen/Liaison Reports:**

**Palmer:** -Reported that the CC Steering Committee will be giving a presentation at the Senior dinner this Sunday which will include four alternatives, one of which will be to put a hold on the whole project and review the plans.

**Asher-Best:** -Informed the Board that he attended a School Council meeting and was very impressed with the quality of education, especially in technology, that the children are provided.

-Requested that an anniversary card be obtained to congratulate Len and Judy Howard on their sixtieth wedding anniversary. Ms. Nolan will purchase one for the Board to sign.

-Suggested that a community garden might be a good use for a piece of town-owned land.

**Lucy:** -Asked for an update on the gym padding. Mr. Sanguinet told him that it has been

ordered and will be installed during the April vacation while the students are not present.

**Gaechter:** -The maps of all town-owned parcels have been provided to the Housing Authority so that they can bring their recommendations to the BOS.

-He will be taking part in negotiations with property owners in Boston this Sunday.

-Asked the Town Administrator to get a further opinion from Town Counsel on the Town's options for the use of the very small parcel of property abutting Mr. Sateriale and Mr. Roderick's property on the corner of Rte. 6A and Highland Road. He wants to know if the town can lease it or transfer ownership of it to them.

**Next week's agenda:** Review of Warrant articles and the budget, the LCPC, goals and objectives review. Mr. Lucy asked that in two weeks the Board enter into Executive Session to review the contracts with the Police Chief and Lt.

With no further business, Mr. Asher-Best moved to adjourn. Mr. Gaechter seconded it. Vote: 5-0, unanimous. The meeting was adjourned at 8:00 p.m.

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Alfred Gaechter, Chairman

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Christopher R. Lucy, Vice-Chairman

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Gary Palmer, Clerk

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Lloyd F. Rose

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Paul Asher-Best

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