

Select Board Meeting Minutes

November 9, 2022, Meeting

Via GoToMeeting Platform

Select Board Members Present: Kristen Reed-Chair, Robert Weinstein-Vice Chair, John Dundas-Clerk, Susan Areson-Member, Stephanie Rein-Member

Select Board Members Absent:

Others Present: Darrin Tangeman-Town Manager, Kelly Clark-Assistant Town Manager, Nick Norman-Co-Chair of Open Space Committee, Jarrod Cabral-DPW Director, Kevin Grunwald-Housing Authority Chair, Attorney Katherine Klein-KP Law, Jon Nahas-Principal Assessor, Katherine Winkler (Applicant for 6 Holsbery Road), Olivia Ketchum (Representative for 12 North Pamet Road)

Chair Reed called the meeting to order at 4:00 pm.

PUBLIC COMMENT

There were no public comments.

PUBLIC HEARINGS

None

INTRODUCTION TO NEW EMPLOYEES

None

BOARD/COMMITTEE/COMMISSION APPOINTMENTS

- A. Alice Gong-Truro Cultural Council
- B. Scott Donnelly-Pamet Harbor Commission

Chair Reed led the interview of Ms. Gong with the Members.

Member Rein made a motion to appoint Alice Gong to the Truro Cultural Council for a 3-year term expiring June 30th, 2025.

Member Dundas seconded the motion.

Roll Call Vote:

Member Dundas – Aye

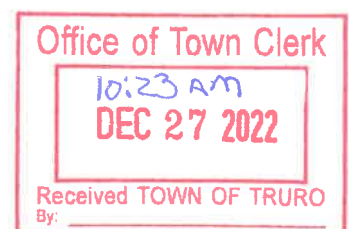
Vice Chair Weinstein – Aye

Member Areson - Aye

Member Rein - Aye

Chair Reed - Aye

So voted, 5-0-0, motion carries.



Chair Reed congratulated Ms. Gong on her appointment and Ms. Gong thanked the Members.

Chair Reed then led the interview of Mr. Donnelly with the Members.

Vice Chair Weinstein made a motion to appoint Scott Donnelly to the Pamet Harbor Commission for a 3-year term expiring June 30th, 2025.

Member Areson seconded the motion.

Roll Call Vote:

Member Dundas – Aye

Vice Chair Weinstein – Aye

Member Areson - Aye

Member Rein - Aye

Chair Reed - Aye

So voted, 5-0-0, motion carries.

Chair Reed congratulated Mr. Donnelly on his appointment and Mr. Donnelly thanked the Members.

STAFF/COMMITTEE UPDATES

Open Space and Recreation Plan Update – Nick Norman (Presenter), Co-Chair of Open Space Committee

Chair Reed recognized Co-Chair Norman who announced that there was an opening on the Open Space Committee before presenting the 2023 Open Space and Recreation Plan (OSRP) update. Co-Chair Norman noted that it is essential for Truro to have a current plan to be eligible for certain Massachusetts grants. The 2015 OSRP expired in October 2021 and Jeff Thibodeau, of Helios Land Design, is an outside consultant assisting with the OSRP. The OSRP Survey's responses are due on November 30th, 2022, and public meeting input opportunities, as well as key milestones, were provided.

Next steps include Survey Tabulation, Text Preparation, Table of Contents, Plan Preparation and Approval Milestones, and Milestones and Goals.

Town Manager Tangeman, Members, and Co-Chair Norman briefly commented on the process and certain components of the OSRP with a focus on more affordable housing and recreational opportunities utilizing open space in Truro.

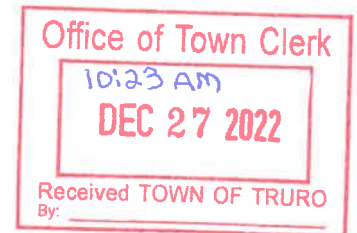
TABLED ITEMS

None

SELECT BOARD ACTION

A. Discussion and Possible Approval of Curb Cut Applications (6 Holsbery Road and 10 North Pamet Road)-Presenter: Jarrod Cabral, DPW Director

Chair Reed recognized DPW Director Cabral who stated that the Applicant of 6 Holsbery Road had begun construction without submitting a Curb Cut application so the Building Permit was denied. Since that time, the Applicant has submitted a new Curb Cut application, so DPW Director Cabral recommended



that the new application be approved. DPW Director Cabral noted that the Applicant, Katherine Winkler, was present. Ms. Winkler noted that they are trying to update the old house and was willing to abandon the current curb cut once the construction was completed. DPW Director Cabral agreed to this.

Chair Reed recognized Member Rein who announced that she would recuse herself as a Member voting on this application as she resides on Holsbery Road; however, as a resident, Member Rein stated that she supported the new application.

Vice Chair Weinstein made a motion to approve the application on 6 Holsbery Road for a curb cut, and upon completion of construction, abandon the current curb cut.

Member Dundas seconded the motion.

Roll Call Vote:

Vice Chair Weinstein - Aye

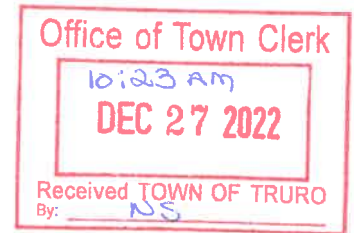
Member Dundas - Aye

Member Areson - Aye

Member Rein - Abstained

Chair Reed - Aye

So voted, 4-0-1, motion carries.



Chair Reed congratulated Ms. Winkler upon the approval with conditions and Ms. Winkler thanked the Members.

Chair Reed recognized DPW Director Cabral who said that the Applicant of 10 North Pamet Road had originally requested for two curb cuts. DPW Director Cabral was contacted earlier today by the Applicant who wanted to rescind the requests for two curb cuts. DPW Director Cabral said that he recommended approval for the curb cut application in the highlighted segment in the Members' packet. DPW Director noted that the Applicant's representative, Olivia Ketchum, was present to answer any questions. Ms. Ketchum confirmed with DPW Director Cabral that the new curb cut application was for 12 North Pamet Road and not 10 North Pamet Road. Ms. Ketchum stated that she was satisfied with that confirmation. Member Rein asked DPW Director Cabral if 10 North Pamet Road and 12 North Pamet Road were owned by the same property owner (Tim McNulty) and DPW Director Cabral confirmed that he was.

Vice Chair Weinstein expressed concerns that a curb cut plan was not detailed enough and that the grade may destroy the hillside. Vice Chair Weinstein said that he was reluctant to vote in favor of this application until an engineer stamps the plan. Ms. Ketchum replied that she was a new project manager but had asked the engineer who has submitted numerous plans to Truro for more detailed information.

Chair Reed explained to Ms. Ketchum that the requested information will need to be received and that the Members look forward to moving forward on this matter very soon. Chair Reed asked Town Manager Tangeman to communicate with Ms. Ketchum as to what information was required. Ms. Ketchum thanked Chair Reed and departed the meeting.

B. Approval of Joining Provincetown in an Expanded Analysis of Future Water Demand-Presenter: Darrin Tangeman, Town Manager

Chair Reed recognized Town Manager Tangeman who provided an overview of the recent joint meeting between Provincetown and Truro regarding water capacity. Town Manager Tangeman stated that it is a

necessity for the Town be a part of the analysis and the estimated cost for the expanded analysis for Truro is \$20,000.

Town Manager Tangeman and Members discussed the following: the National Seashore's participation on the expanded analysis (as well pay for part of it) as the National Seashore had nearly four million visitors annually; what the \$20,000 request would cover; Truro must protect its water resources; and the impact of Cloverleaf and the Walsh property regarding the additional daily water consumption.

Vice Chair Weinstein made a motion to join Provincetown in an expanded analysis of future water demand and to support the Town Manager's request for a reserve fund transfer in the amount of \$20,000 to cover this purpose.

Member Dundas seconded the motion.

Roll Call Vote:

Vice Chair Weinstein - Aye

Member Dundas - Aye

Member Areson - Aye

Member Rein - Aye

Chair Reed - Aye

So voted, 5-0-0, motion carries.

Chair Reed congratulated Town Manager Tangeman and noted that he could move this request forward to the Finance Committee.

C. Review and Authorize Truro Housing Authority's Community Preservation Act Application-Presenter:
Kevin Grunwald, Housing Authority Chair

Chair Reed recognized Chair Grunwald who reviewed the Community Preservation Act application as well as an application for \$50,000 to hire a housing consultant. Chair Grunwald noted that this may be the genesis for the Town to create a housing coordinator as it will require expertise and it will be beneficial to the Town due to increased activity. Chair Grunwald and Members discussed the reasons why there was a \$20,000 increase over last year to hire a housing consultant. Chair Grunwald noted that the increase was necessary to hire the right housing consultant for that individual's expertise, experience, remediation of work with other consultants, and community outreach efforts.

Member Areson made a motion to authorize the Truro Housing Authority to submit two applications to the CPC for funding of the Truro Affordable Housing Trust Fund and for the Town's housing consultant in the FY2023 funding route.

Member Dundas seconded the motion.

Roll Call Vote:

Vice Chair Weinstein - Aye

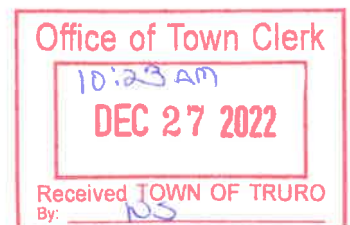
Member Dundas - Aye

Member Areson - Aye

Member Rein - Aye

Chair Reed - Aye

So voted, 5-0-0, motion carries.



Chair Reed thanked Chair Grunwald and Chair Grunwald thanked the Members. Before his departure, Chair Grunwald stated that he had recently attended an exciting meeting with a new collaborative

organization, Housing to Protect Cape Cod, with 400 other interested individuals. Chair Grunwald requested that the organization's information be distributed to Members and Chair Reed commented that the information had been forwarded to Town Manager Tangeman and Assistant Town Manager Clark for distribution to the Members.

D. Vote to Execute the Order of Taking for the Permanent Easement and Temporary Easement at Old County Road-Presenter: Attorney Katherine Klein, KP Law and Darrin Tangeman, Town Manager

Chair Reed recognized Town Manager Tangeman who stated that this was an administrative action involving the Town of Wellfleet and the National Seashore. Attorney Klein reminded the Members that this was the one private property in Truro impacted by this action. Attorney Klein added that the property owner has signed a waiver permitting this project to move forward as well as waived any claim to seek compensation. Members had no questions.

Member Dundas made a motion to execute the order of taking for the permanent easement and temporary easement for the premises pertaining to 125A Old County Road with the authority of the vote taken under Article 30 on April 30th, 2022, at the Annual Town Meeting.

Vice Chair Weinstein seconded the motion.

Roll Call Vote:

Vice Chair Weinstein - Aye

Member Dundas - Aye

Member Areson - Aye

Member Rein - Aye

Chair Reed - Aye

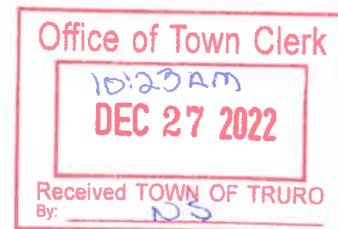
So voted, 5-0-0, motion carries.

E. Discussion on Potential Land Swap Related to Affected National Seashore Property by Herring River Restoration Project-Presenter: Attorney Katherine Klein, KP Law; Darrin Tangeman, Town Manager; Jon Nahas, Principal Assessor

Chair Reed introduced Town Manager Tangeman who said that this was a similar situation and had Principal Assessor Nahas conduct analysis. Town Manager Tangeman stated that this was necessary to give the Town the ability to negotiate with the National Seashore as there are several issues raised by the National Seashore which need to be validated regarding two other parcels. Assistant Town Manager Clark confirmed with Attorney Klein that Truro will have to enter an intermunicipal agreement with Wellfleet to mitigate the issue of .2 acres on Old County Road. Member Areson asked for clarification from Attorney Klein to ensure that Truro would mitigate the .2 acres and not Wellfleet. Attorney Klein replied in the affirmative.

Town Manager Tangeman then read a prepared motion for the Members to adopt and vote upon:

"The motion would be to commit Truro to mitigate the .2 acres of National Seashore land on Old County Road affected the Herring River Restoration Project by conducting land exchange negotiations with the National Seashore. Authorize the Town Manager to conduct such negotiations on behalf of the Town of Truro to notify the Town of Wellfleet and the friends of Herring River of the proposed land swap so that the intermunicipal agreement may be completed."



**Member Areson moved the motion as read above by Town Manager Tangeman.
Vice Chair Weinstein seconded the motion.**

Roll Call Vote:

Vice Chair Weinstein - Aye

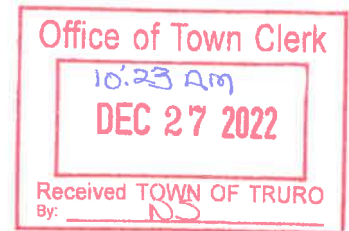
Member Dundas - Aye

Member Areson - Aye

Member Rein - Aye

Chair Reed - Aye

So voted, 5-0-0, motion carries.



F. Budget Discussion for Multi-Member Bodies-Presenter: Darrin Tangeman, Town Manager

Chair Reed recognized Town Manager Tangeman who led the discussion on this topic as there are 35 committees in Truro so there is a need for a policy that establishes a defined process for all to follow. There is currently no such established policy. Town Manager Tangeman expressed concern that some committees are directly submitting budget requests directly to the Budget Task Force and bypassing the staff liaisons (who are also fiscal agents) during the budget process. Town Manager Tangeman and Members discussed the budget process among committees, department heads, Town staff, Budget Task Force, and the Select Board. Chair Reed suggested the addition of an application to accompany budget requests and Members, as well as Town Manager Tangeman, discussed this suggestion briefly weighing the pros and cons of an application.

G. Discussion and Possible Adoption of Civility Pledge-Presenter: Sue Areson, Select Board

Chair Reed recognized Member Areson who provided background regarding the Civility Pledge and responded to several comments. Member Areson wishes to see a change to end the division that exists in Town and then read the proposed Civility Pledge. The Civility Pledge would be read by the respective Chair of each elected or appointed board/committee at the start of each meeting. Chair Reed and Members discussed opinions regarding the Civility Pledge specifically on the topics of the need for such a pledge, protected speech, civility, tone, demeanor, and cooperation.

Member Areson noted that she is authoring a Code of Conduct Policy and that the Civility Pledge could be included in that. Member Areson said that she has worked on these items as Members had added them to the Select Board's goals and objectives. Chair Reed commented that there have been situations of hate speech at meetings and to equip chairs with a policy regarding incivility and protocols would be a balance to the Civility Pledge. Members expressed support for Member Areson's efforts and to continue her work on the Code of Conduct Policy and the Civility Pledge.

CONSENT AGENDA

Chair Reed led the discussion with Members regarding the Consent Agenda and specifically brought forward the Select Board Minutes from 5/17/22, Regular Meeting Minutes with submitted revisions by Member Areson and Member Dundas. Member Areson stated that she had written her suggested revision and that Member Dundas had agreed to her revision, but she would let Member Dundas make his own comments. After Member Areson read her suggested revision, Member Dundas stated that he agreed with Member Areson's comments and that he was supportive of her suggested revision. Member Dundas stated that he wished that Member Areson's suggested revision be included in the minutes. Chair Reed confirmed this with Member Dundas.

Chair Reed noted that the minutes, as submitted, were accurate and she would abstain from voting on any suggested revisions. Member Rein and Vice Chair Weinstein commented that the minutes should remain as submitted. Vice Chair Weinstein also added that he felt that the suggested revision appeared to be mean spirited and unnecessary.

Chair Reed recognized Member Areson who stated that a split vote on leadership for a board that a reason for the split vote should be reflected in the minutes. Member Areson added that she knew the suggested revision to the minutes would not pass but she would like her memorandum with the suggested revision to be included in the record for tonight's meeting. Chair Reed noted that she is concerned about precedence as this would be the first time during her time on the Select Board that minutes be changed due to a vote on leadership.

Chair Reed recognized Member Dundas who said that he will not stand by, abide, watch, or observe things to allow things which are counter to the Select Board's oath and obligation especially when in session. Member Dundas added that the Select Board must set the highest standard and that the "azimuth check" has been accomplished. Member Dundas wished that this revision would be included in the minutes, and he encouraged Members to vote in favor of the revision as suggested by Member Areson.

Chair Reed recognized Member Areson who suggested a slight grammatical change to the 9/27/22 minutes regarding the attendance at the Local Comprehensive Plan Committee meeting.

A. Review/Approve and Authorize Signature:

1. Special One Day Entertainment Licenses-Truro Vineyards (11/25/22, 11/26/22 and 12/11/22)

B. Review and Approve Appointment Renewals: None

C. Declaration of DPW John Deere Excavator as Surplus

D. Review and Approve Select Board Minutes: 5/17/22, Regular Meeting Minutes; 9/27/22, Regular Meeting Minutes

Member Areson made a motion to approve the Meeting Minutes of 5/17/22 with the suggested revision included in her memorandum to the Select Board.

Member Dundas seconded the motion along with his comments included in the transcript.

Roll Call Vote:

Vice Chair Weinstein - Nay

Member Dundas – Aye

Member Areson - Aye

Member Rein - Nay

Chair Reed - Abstained

So voted, 2-2-1, motion does not carry.

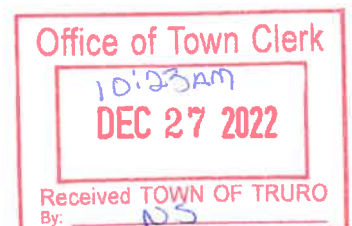
Member Dundas made a motion to accept the Consent Agenda as printed in the packet minus the suggested changes from Member Areson and Member Dundas for the Meeting Minutes of 5/17/22 and the amended grammatical error for the Meeting Minutes of 9/27/22.

Vice Chair Weinstein seconded the motion.

Roll Call Vote:

Vice Chair Weinstein - Aye

Member Dundas – Aye



Member Areson - Aye

Member Rein - Aye

Chair Reed - Aye

So voted, 5-0-0, motion carries.

SELECT BOARD REPORTS/COMMENTS

Vice Chair Weinstein said that he had no comments.

Member Dundas thanked the Clerk's office, volunteers, law enforcement, and Town staff for the smooth election yesterday. Member Dundas also updated Members on a meeting last week with the Chair of the Planning Board and a representative from the Zoning Board.

Member Areson stated that the Local Comprehensive Plan Committee will come up with a draft Vision Statement and Growth Policy Statement which will be available for review in mid-to-late January 2023.

Member Rein thanked Town staff and volunteers for a successful fun and safe Halloween event.

Chair Reed said that she will be working behind the scenes with the Truro Housing Authority, and the current housing consultant working on a Housing Playbook. Chair Reed hoped that there would be interest in working on the Housing Playbook and that a meeting will be scheduled in the future to discuss the Housing Production Plan.

TOWN MANAGER REPORT

Town Manager Tangeman announced that there would be another Select Board meeting next week.

NEXT MEETING AGENDA

Town Manager Tangeman provided an overview of the agenda for the next regular meeting on Tuesday, November 17th, 2022, followed by an Executive Session.

Member Dundas made a motion to adjourn at 7:00 pm.

Vice Chair Weinstein seconded the motion.

Roll Call Vote:

Vice Chair Weinstein - Aye

Member Dundas - Aye

Member Areson - Aye

Member Rein - Aye

Chair Reed - Aye

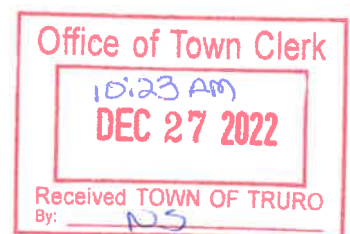
So voted, 5-0-0, motion carries.

Respectfully submitted,



Alexander O. Powers

Board/Committee/Commission Support Staff





Darrin K. Tangeman Under the Authority of the Truro Select Board

Public Records Material Attachments

Legal Notice

Application to Serve with Chair's Comments (Alice Gong)

Application to Serve with Chair's Comments (Scott Donnelly)

2023 Open Space and Recreation Plan Update

Curb Cut Application and Supporting Documents for 6 Holsbery Road

Curb Cut Application and Supporting Documents for 12 North Pamet Road

CPC Application-Housing Consultant

CPC Application-Affordable Housing Trust Fund

Article 30, Annual Town Meeting 2022

Order of Taking

Waiver for 125A Old County Road (signed by property owner)

Plan Referenced in Order of Taking

Draft Civility Pledge

Applications for Weekday Entertainment License Approved by Chief of Police

Policy #67

