

## Select Board Meeting Minutes

September 26, 2023, Meeting (Hybrid)

Via Zoom Platform

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

Select Board Members Absent:

Others Present: Darrin Tangeman-Town Manager (joined virtually); Kelly Clark-Assistant Town Manager; DPW Director Jarrod Cabral; Health and Conservation Agent Emily Beebe; Town Planner/Land Use Counsel Barbara Carboni; Anne Greenbaum (Truro Voter); Kevin Kuechler (Truro Voter); Anthony Garrett (Truro Property Owner); Michael Richard (Discipline Leader of Facilities Group at Weston & Sampson); Jeff Alberti (COO of Weston & Sampson and President of Weston & Sampson Engineers); Chris Lucy (Truro Voter); Director of Community Services Damion Clements; Chris Clark (Truro Voter)

Chair Reed called the meeting to order at 5:00 pm and read the information for the public to access the meeting on Channel 8 and participate. Chair Reed introduced the Members and Town staff present.

### **PUBLIC COMMENT**

Prior to recognizing any individual for public comment, Chair Reed read aloud the refresher from KP Law regarding public comment.

Chair Reed recognized the following individual who commented on various topics not on the agenda in accordance with the Open Meeting Law: DPW Director Cabral

### **PUBLIC HEARINGS**

None

### **INTRODUCTION TO NEW EMPLOYEES**

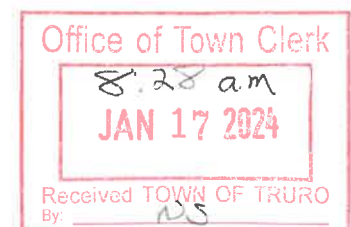
None

### **BOARD/COMMITTEE/COMMISSION APPOINTMENTS**

None

### **STAFF/COMMITTEE UPDATES**

None



## **TABLED ITEMS**

None

## **SELECT BOARD ACTION**

A. Discussion and Vote to Recommend Special Town Meeting Articles and Any Further Discussion/Votes on Special Town Meeting Warrant

Presenter: Darrin Tangeman, Town Manager

Chair Reed led the discussion on the articles with the Members.

### **Article 6: Establish Ad Hoc Walsh Property Advisory Committee**

Chair Reed provided background information and then recognized Member Rein and Ms. Greenbaum respectively for comments and suggestions. Members and Ms. Greenbaum discussed and commented on the following highlighted topics: 2-way communication; community engagement and input to the Town administration; concerns about the anticipated additional burden upon Town staff; and concerns about specific language regarding developers.

Chair Reed invited members of the public to comment and there were none.

**Chair Reed made a motion to recommend and to establish the Ad Hoc Walsh Property Advisory Committee without the red language submitted by Anne Greenbaum.**

**Member Rein seconded the motion.**

**Roll Call Vote:**

**Vice Chair Areson - Aye**

**Member Dundas - Aye**

**Member Weinstein - Aye**

**Member Rein - Aye**

**Chair Reed – Aye**

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

### **Article 8: Senior Pass Program (Select Board Version)**

Chair Reed provided background information and Members discussed the following highlighted topics: the use of the word “establish” and preference for the replacement word “research”.

Chair Reed invited members of the public to comment and there were none.

**Chair Reed made a motion to recommend the Senior Pass Nonbinding Resolution with Vice Chair Areson’s suggested change.**

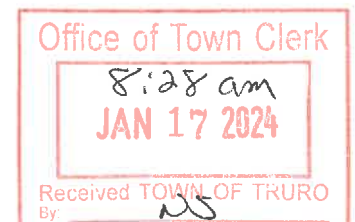
**Member Weinstein seconded the motion.**

**Roll Call Vote:**

**Vice Chair Areson - Aye**

**Member Dundas - Aye**

**Member Weinstein - Aye**



**Member Rein - Aye**  
**Chair Reed – Aye**  
**So voted, 5-0-0.**

After the vote, Assistant Town Manager Clark reconfirmed the language agreed upon by the Members with Chair Reed.

**Article 9: Amend General Bylaws to Add Stormwater Management by Drainage, Erosion and Sediment Control**

Chair Reed recognized Health and Conservation Agent Beebe who discussed and commented on the following highlighted topics with the Members: suggested change and agreed upon the language to specify the penalty of “\$300/per violation/per day”; and the question of whether this suggested language change should be sent to Town Counsel for a legal review prior to Town Meeting.

Chair Reed asked Town Planner/Land Use Counsel Carboni to opine on that question and Town Planner/Land Use Counsel Carboni stated that question should be referred to KP Law as it is Town Counsel. Town Manager Tangeman provided additional comments.

Chair Reed invited members of the public to comment and there were none.

**Chair Reed made a motion to recommend Article 9 to Amend General Bylaws to Add Stormwater Management by Drainage, Erosion and Sediment Control as printed with the amended changes.**  
**Member Weinstein seconded the motion.**

**Roll Call Vote:**

**Vice Chair Areson - Aye**  
**Member Dundas - Aye**  
**Member Weinstein - Aye**  
**Member Rein - Aye**  
**Chair Reed – Aye**  
**So voted, 5-0-0.**

After the vote, Chair Reed recognized Health and Conservation Agent Beebe who announced that a public discussion on the Stormwater Bylaw and stormwater management has been scheduled for Wednesday, October 11, 2023, at 5 pm, at the Truro library.

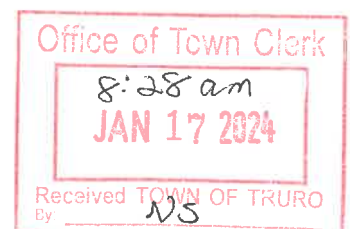
**Article 13: Article to Continue Community Involvement in the Walsh Design and Development Process – Petitioned Article**

Chair Reed announced that this was a petitioned article submitted by Ms. Greenbaum. There was no discussion or public comment.

**Chair Reed made a motion to recommend Article 13: Article to Continue Community Involvement in the Walsh Design and Development Process – Petitioned Article**  
**Vice Chair Areson seconded the motion.**

**Roll Call Vote:**

**Vice Chair Areson - Nay**



**Member Dundas - Nay**  
**Member Weinstein - Nay**  
**Member Rein - Nay**  
**Chair Reed – Nay**  
**So voted, 0-5-0.**

**Article 14: DPW Campus Design and Development Project for Town Hall Hill – Petitioned Article**

Chair Reed recognized Mr. Keuchler and Mr. Garrett (joined virtually) and then announced that DPW Director Cabral, Mr. Richard and Mr. Alberti had joined the discussion.

Chair Reed announced that the explanation for this article will not be included in the Warrant as the signatories didn't sign the explanation.

Chair Reed also announced that any member of the public who wanted to comment on this topic to identify themselves, state whether they were a Truro voter, state if they were an abutter to Town Hall Hill, and state their qualifications and credentials.

Chair Reed recognized DPW Director Cabral who noted that the DPW Study Group's presentation was not included in tonight's packet.

Mr. Keuchler and Mr. Garrett introduced themselves and DPW Director Cabral stated several points of order to provide clarity and accurate information. Vice Chair Areson noted that the repeated interruptions by DPW Director Cabral was disruptive to the presentation and asked that DPW Director Cabral's comments be provided at the end of the presentation. Chair Reed polled the Members regarding this process and most Members agreed with Vice Chair Areson's comments. Chair Reed recognized Mr. Garrett who replied to DPW Director Cabral's comments.

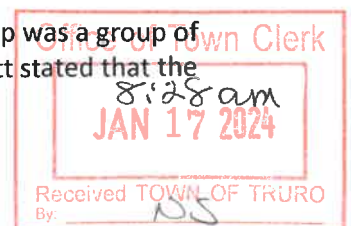
Mr. Garrett provided background information and then presented the volunteer DPW Study Group's proposed article and presentation.

After Mr. Garrett's presentation, Mr. Keuchler presented his educational and professional background, qualifications and expertise. Mr. Keuchler then presented his presentation to the Members.

After the presentation, Chair Reed recognized DPW Director Cabral who commented on the volunteer DPW Study Group's presentation prior to Chair Reed recognizing Mr. Alberti. Chair Reed asked Mr. Alberti to amend his presentation and review of the DPW Study Group's article so the Select Board is well-informed and can vote on this petitioned article.

Mr. Alberti stated that he reviewed the DPW Study Group's study through the lens of a team from Weston & Sampson doing the same study focusing on deficiencies which would affect cost. Mr. Alberti noted that he did not believe the DPW Study Group's position that the DPW facility could be done at half the cost that Weston & Sampson has proposed. Mr. Alberti concluded that the DPW Study Group did offer viable components to consider when the design is advanced at the Town's selected site (340/344 Route 6 site).

After Mr. Alberti's presentation, Mr. Garrett reiterated that that the DPW Study Group was a group of volunteers and were in no way seeking to contract any aspect of the work. Mr. Garrett stated that the



DPW Study Group's position has been that it was important to offer a site-specific design and the group has offered an alternative location that is more cost effective. Mr. Garrett also noted that he vehemently disagreed with the assertion that the DPW Study Group's plans are for a facility of 23,000 square feet rather than 32,000 square feet and that he has the AutoCAD designed plans to prove it. After Mr. Garrett's comments, Chair Reed recognized Mr. Kuechler who commented on Weston & Sampson's Feasibility Study (dated February 2020) in which the Zone 1 slides (page 21 and page 23) are different sizes and are in different locations.

Mr. Alberti responded that Weston & Sampson utilized the data that was provided to them, and he could not comment on the conceptual plan to which Mr. Kuechler referred.

Members commented and discussed with the representatives from Weston & Sampson and the DPW Study Group the following highlighted topics: focus on motor pool safety and whether the same location of the fuel depot would meet current regulatory requirements; whether the DPW Study Group considered any safety issues regarding the fuel depot in relation to the proximity to the residences nearby; safe maneuverability of larger vehicles at the facility; the location of the salt shed; the lack of previous community participation in this DPW facility process of the volunteer DPW Study Group members (with the exception of Mr. Kuechler who has served Truro in the past and continues to remain engaged in the community) since the need for a new DPW facility arose five years ago; the lack of a Professional Engineer and a Massachusetts licensed surveyor on the DPW Study Group which reduced the credibility of the DPW Study Group's analysis and study; the need to obtain a 2/3 vote on the site at the Special Town Meeting and whether that vote will pass (if not, the Select Board will bring it back, as well as other potential sites, for the spring Town Meeting); the catch basin cost in the DPW Study Group's budget; concerns about the unknown costs prior to the Special Town Meeting; the suggestion to remove the last sentence in the Select Board comment in the warrant (Chair Reed informally polled the Members and three were in favor of leaving the last sentence in and two were opposed).

Chair Reed recognized the following members of the public who commented on this topic: Mr. Lucy, Community Services Director Clements, Mr. Richard, and DPW Director Cabral.

Chair Reed thanked all who participated in this discussion prior to the vote on the article.

**Chair Reed made a motion to recommend Article 14: DPW Campus Design and Development Project for Town Hall Hill – Petitioned Article as printed.**

**Member Weinstein seconded the motion.**

**Roll Call Vote:**

**Vice Chair Areson - Nay**

**Member Dundas - Nay**

**Member Weinstein - Nay**

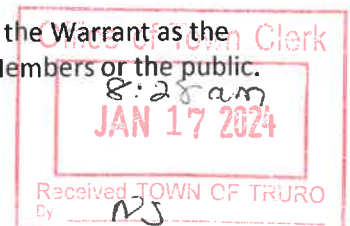
**Member Rein - Nay**

**Chair Reed – Nay**

**So voted, 0-5-0.**

**Article 15: Senior Pass Program – Petitioned Article**

Chair Reed announced that the explanation for this article will not be included on the Warrant as the signatories did not sign the explanation. No other comments were made by the Members or the public.



**Chair Reed made a motion to recommend Article 15: Senior Pass Program – Petitioned Article as printed.**

**Member Weinstein seconded the motion.**

**Roll Call Vote:**

**Vice Chair Areson - Nay**

**Member Dundas - Nay**

**Member Weinstein - Nay**

**Member Rein - Nay**

**Chair Reed – Nay**

**So voted, 0-5-0.**

**B. Vote to Approve, Sign and Post the October 21, 2023, Special Town Meeting Warrant**

**Presenter: Darrin Tangeman, Town Manager**

Town Manager Tangeman provided the administrative requirement to post it effective October 6, 2023, with input from Assistant Town Manager Clark.

**Chair Reed made a motion to approve and electronically sign the 2023 Special Town Meeting Warrant posting and to post the Warrant on October 6, 2023, in accordance with the Town Charter.**

**Member Dundas seconded the motion.**

**Roll Call Vote:**

**Vice Chair Areson - Aye**

**Member Dundas - Aye**

**Member Weinstein - Aye**

**Member Rein - Aye**

**Chair Reed – Aye**

**So voted, 5-0-0.**

**C. Discussion and Assignment of Movers of Special Town Meeting Articles.**

**Presenter: Darrin Tangeman, Town Manager**

Chair Reed led the discussion and noted that it is customary for the Planning Board chair to present all of the Planning Board articles so she would like her name replaced with Anne Greenbaum's name.

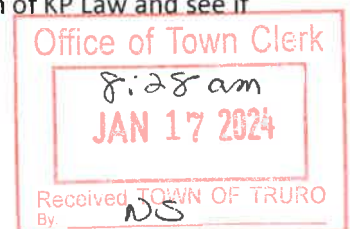
Assistant Town Manager Clark clarified that Chair Reed's assignment as mover should remain and Chair Reed agreed.

Chair Reed asked the Members if they accepted their assigned articles and there were no objections.

Chair Reed then led the discussion on the articles' order on the Warrant with the Members. Members commented and discussed the following topics: whether financial articles go first on the Warrant for a Special Town Meeting; constituents' request that the Walsh Property articles moved forward to allow young families to participate early in the Special Town Meeting.

During the discussion, Member Weinstein objected to the phrase of Article 2's title "DPW Change of Use of 340 Route 6" and suggested the replacement phrase of "DPW Authorization to Use of 340 Route 6".

Assistant Town Manager Clark will refer this suggested title change to Katie Klein of KP Law and see if she would be amenable to the change.





Chair Reed recognized Mr. Clark who commented on this topic.

After a discussion among the Members, Members agreed to the new order of the articles suggested by Member Rein (listed below) without objection:

*Article 1 Borrowing Authorization for Truro Central School HVAC and Roof Repairs*

*Article 2 DPW Change in Use of 340 Route 6*

*Article 3 Borrowing Authorization for the Engineering and Construction of Public Works Facility*

*Article 4 Borrowing Authorization for the Engineering of Public Works Facility*

*Article 5 Adoption of Walsh Property Community Planning Committee Recommendations*

*Article 6 Establish Ad Hoc Walsh Property Advisory Committee*

*Article 7 Adoption of Local Comprehensive Plan*

*Article 8 through Article 15 remain unchanged.*

**Chair Reed made a motion to assign the movers of articles for the 2023 Special Town Meeting and the order suggested by Member Rein and the Board supported, as well as having Town Counsel review the language change of Article 2 as Member Weinstein suggested.**

**Member Rein seconded the motion.**

**Roll Call Vote:**

**Vice Chair Areson - Aye**

**Member Dundas - Aye**

**Member Weinstein - Aye**

**Member Rein - Aye**

**Chair Reed – Aye**

**So voted, 5-0-0.**

### **CONSENT AGENDA**

A. Review/Approve and Authorize Signature: NONE

B. Review and Approve Appointment Renewals: NONE

C. Review and Approve Select Board Minutes: Select Board Regular Meeting Minutes 6.13.2023

During the discussion of the Consent Agenda, Vice Chair Areson suggested a change in the language on page 8, item E that referenced “same evening” and the change would be “same meeting session”. Vice Chair Areson noted that she had already emailed Town staff regarding this suggested change.

**Chair Reed made a motion to approve the Consent Agenda as printed in the packet with Vice Chair Areson’s suggested changes.**

**Member Dundas seconded the motion.**

**Roll Call Vote:**

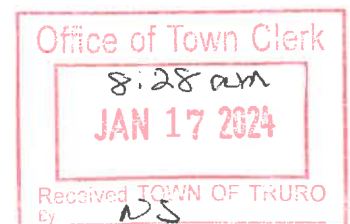
**Vice Chair Areson - Aye**

**Member Dundas - Aye**

**Member Weinstein - Aye**

**Member Rein - Aye**

**Chair Reed – Aye**



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

**SELECT BOARD REPORTS/COMMENTS**

Member Rein encouraged all to read the Local Comprehensive Plan.

Member Weinstein noted the passing of John Bloom who passed away this past week and he acknowledged Mr. Bloom's contributions to the community. Member Weinstein offered his condolences to Mr. Bloom's family.

Member Dundas announced that the Truro Historical Society and Association will host a remembrance for Susan Howe, on Sunday, October 1, 2023, from 4-6 pm, at the Highland Museum.

Vice Chair Areson apologized for her inability to attend the Pre-Town Meeting as she will be traveling.

Chair Reed reserved her comments for the next meeting's agenda.

**TOWN MANAGER REPORT**

Town Manager Tangeman had no comments this evening and reviewed the agenda for the meeting on October 10, 2023, with input from Chair Reed.

Chair Reed announced that the Healey-Driscoll Administration is seeking feedback from all 351 Massachusetts towns and cities on what they need for their communities. Members are encouraged to submit what Truro needs to Assistant Town Manager Clark as soon as possible. Those items will be reviewed and voted upon at the Select Board's October 10, 2023, meeting. The items will then be included in a letter signed by Chair Reed and sent to the Healey-Driscoll Administration.

Chair Reed will also work on a Public Comment Policy.

**Member Dundas made a motion to adjourn at 8:29 pm.**

**Member Rein seconded the motion.**

**Roll Call Vote:**

**Vice Chair Areson - Aye**

**Member Dundas - Aye**

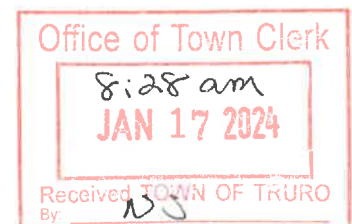
**Member Weinstein - Aye**

**Member Rein - Aye**

**Chair Reed – Aye**

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

Respectfully submitted,

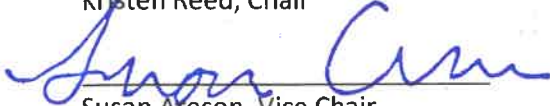




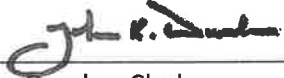
Alexander O. Powers  
Board/Committee/Commission Support Staff



Kristen Reed, Chair



Susan Areson, Vice Chair



John Dundas, Clerk



Stephanie Rein, Member



Robert Weinstein, Member

**Public Records Material Attachments**

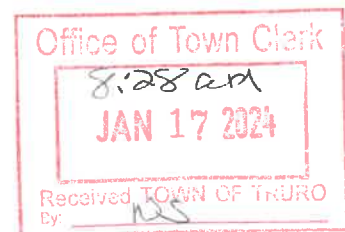
Legal Notice

Draft Special Town Meeting Warrant as of September 23, 2023

Petitioner's Comments on Select Board Article 6: Establish Ad Hoc Walsh Property Advisory Committee

Posting of the 2023 Special Town Meeting Warrant

Movers for Town Meeting Articles



Handwritten text, likely a signature or name, possibly reading "John C. Smith" or similar, written in cursive script.