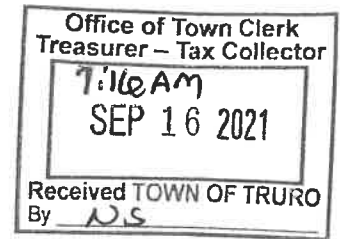


**Truro Select Board
Tuesday, March 23, 2021
Remote Meeting**



Select Board Members Attending: Robert Weinstein, Chair; Kristen Reed Vice-Chair, Susan Areson Clerk, Jan Worthington, and Stephanie Rein

Attending: Town Manager Darrin Tangeman; Assistant Town Manager Kelly Clark; Helen MacNeil-Ashton, Mary Abt, Nancy Kete, Robert Mason, Zachary Ment, and Harlen Howard

TRURO SELECT BOARD

Select Board Chair Robert Weinstein opened the Select Board Meeting at 5:00PM. He introduced the Board and guests to the meeting.

Public Comment

Select Board Clerk Areson spoke of the Provincetown Independent article from the week prior quoting the Truro Select Board Chair criticizing the Truro Planning Board. The journalist didn't reflect that this was not the opinion of the entire Board. Clerk Areson wished to find a way to work more cooperatively with the Planning Board referenced in the article. Select Board Member Worthington agreed and spoke of concerns criticizing elected officials as it impacts the constituents.

Helen-MacNeil Ashton, Truro Resident, stated that there has been some progress with the Truro Historical Commission about establishing a Natives People's Committee. There will be a meeting the first week in April with the Commission to try and move this forward.

Public Hearings-None

Board Committee Commission Appointments

Interview and Appoint Nancy Kete to the Climate Action Committee

Nancy Kete addressed the Board with interest in serving on the Climate Action Committee and her past work with climate and energy related organizations.

Select Board Vice-Chair Reed moved to appoint Nancy Kete to the Climate Action Committee for a three-year term expiring June 30, 2022. Clerk Areson seconded the motion. Roll Call Vote: Stephanie Rein-Aye; Jan Worthington-Aye; Susan Areson-Aye; Kristen Reed-Aye; and Robert Weinstein-Aye. Motion Passes 5-0-0.

Staff Committee Updates

Board/Committee Report: Cemetery Commission and Cable and Internet Advisory Committee
Chairs Robert Mason, Chair of the Cemetery Commission reported that he is the only active member of the Cemetery Commission. He has been the Commissioner for 24 years. He reported enthusiasm for the person who took out nomination papers to serve on the Commission. Truro has seven cemeteries and 5668 burials, with better than 90% of burials being cremations. He reported on their record keeping standards. There were 16 burials in 2020 and 10 lots were sold.

The Commission has not had a formal meeting since 2020. He explained that in order for his name to be added to the Ballot he has to acquire 20 signatures to which he would like a waiver after 24 years of serving. He said that his tours of the Cemeteries have been very popular and added that he will work with the next Commission member. The Chair thanked Mr. Mason and acknowledged his years of service to the town and continued years of service at his age. Vice-Chair Reed additionally thanked the Chair requesting a future Agenda item to assist in recruiting members for the Cemetery Commission.

Mary Abt, Cable Internet Advisory Committee Chair

Chair of the Cable and Internet Advisory Committee Mary Abt noted that the Committee has been on hiatus for a year. She explained the history of her involvement and why people join this Committee. The Committee was not involved in the negotiations of the Comcast contract. She said that she could call a meeting to get the Advisory Board to exist in a new manner. Vice-Chair Reed asked to be invited when there is a meeting scheduled as she would like to encourage people to join. Clerk Areson asked about the number of vacancies remaining. Chair Abt said she has three members with only one vacancy. Clerk Areson felt that the charge needs to be revised. Select Board Member Rein commented on her time on the Committee and agreed that the Charge needs to be revisited. Chair Abt spoke of former members and their extraordinary efforts in discovering who is not served with Comcast cable in Truro.

Tabled Items-None

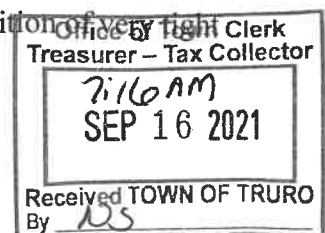
Select Board Action Items

Presentation from Cannabis Manufacturing Applicant and Appointment and Vote to Authorize Host Community Agreement Negotiating Team

Select Board Rein asked to recuse herself as she has a community agreement with the Town as a private citizen. Town Manager Tangeman explained the process with guidance that he be appointed to the negotiating team along with a Select Board Member to help develop a host community agreement. Harlen presented their proposal as business owners of The Hatchery. It is owned and operated by two locally owned and operated cannabis establishments (Piping Plover-Zachary Ment and Salty Farmers-Harlen Howard and Jonah Turner).

The location is 1 Noons Heights in Truro. The owner has agreed to lease 960 square feet of commercial space for the purpose of Marijuana cultivation and product manufacturing. Zoning allows for such of use of the property, with special permits with 1 permit being allowed for both a cultivator and manufacturer. The facility is not within 500 feet from each lot line of the subject lot of any public or private school (100.6 Zoning Bylaw).

Mr. Howard spoke of the timeline from the start of the host community agreement to the operations commencing. There will be a comprehensive security plan in place approved by the Truro Police department. Mr. Howard mentioned the measures that will be taken including hiring Truro residents. They project on having their first full year of operations by FY2024. Select Board Member Worthington asked for clarification on the location of the premises. It was explained that it will the same footprint of the existing building, with the addition of a very tight Clerk



security. Select Board Vice-Chair Reed suggested that they explain to the Board their experience in having host community agreements in other towns.

Mr. Howard and Mr. Ment agreed that there is a standardization of the required documentation and tremendous guidance from the State. Select Board Clerk Areson asked about the manufacturing equipment and the HVAC system and timeline of the community outreach. Mr. Ment explained the process for scheduling the community outreach meeting. Select Board Member Areson asked if there was a way to get input from the community prior to the host community agreement.

Vice-Chair Reed responded that the difference with this request, having sat on the prior host community agreement with a cultivation request, is that they are looking to operate in a commercial district as an isolated business not open to the public and is very different then cultivation as it relates to impact on the neighborhood. Select Board Member Worthington felt that one should engage the community before something should be sprung on them.

Mr. Ment proposed that they could negotiate a host agreement and have the execution of it contingent on the community outreach meeting. He further spoke to the process and guidelines that give opportunities for public input.

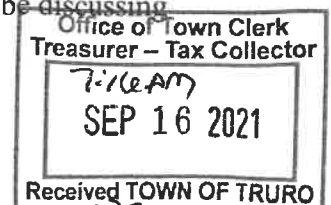
Mr. Harlen reported that the noise will be at a minimum, with the kitchen and a small room for making and packaging product. Vice-Chair Reed asked about their transportation plan for their product. It was reported that they will be using their own vehicle, but they are unable to share their plan publicly. The vehicle will be unmarked with two agents at all times with very strict tracking RFID protocols. The remaining safety protocols are set by the State with security cameras and perimeter alarms using electronic key fobs. Mr. Ment stated that he has 30 cameras continuously recording at his Wellfleet establishment.

Vice-Chair Reed asked about the cultivation component of their business and voiced interest in being a part of the negotiation team for the host agreement. There is one craft cultivator allowed in Truro and they would like to make their own specialized products. The applicants explained to the Chair how they came up with the name The Hatchery. The Chair spoke to issues that might arise with the name. They appreciated the feedback. Town Manager Tangeman spoke to the sequence of events, Attorney Silverstein will advise the Board on security and other issues that they had questions on.

Select Board Clerk Areson made a motion to appoint Select Board Vice-Chair Reed and Town Manager Tangeman to the negotiating team for the Host Community Agreement with Harlen Howard, Jonah Turner and Zachary Ment doing business as The Hatchery. Roll Call Vote: Jan Worthington-Aye; Stephanie Rein-Aye; Susan Areson-Aye; Kristen Reed-Aye; and Robert Weinstein-Aye. Motion Passes: 5-0-0.

Review and Vote on Town Meeting Articles

The Chair asked to postpone the discussion on Articles that needed input from the Finance Committee or Town Counsel. Town Manager Tangeman anticipated that there would be feedback by the Charter Review Committee soon. The Finance Committee will be discussing



the Articles at a future meeting. Assistant Town Manager Clark gave a rundown of the timeline of the Articles prior to their next meeting in April. Town Manager Tangeman would like to bring forward five Articles: 7, 8, 14, 18, and 19 he wished to discuss this evening. Articles 7 and 8 are customary Articles and he gave explanation of these customary financial articles. He requested that the Board consider them tonight.

Clerk Areson moved to recommend Article 7 on the Council on Aging Revolving Fund, Seconded by Vice-Chair Reed. Roll Call Vote: Stephanie Rein-Aye; Jan Worthington-Aye; Susan Areson-Aye; Kristen Reed-Aye; and Robert Weinstein-Aye. Motion Passes: 5-0-0.

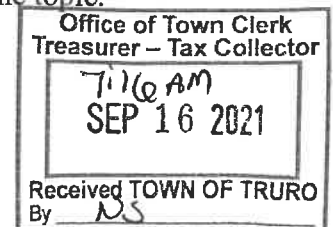
Clerk Areson moved to recommend Article 8 Authorization to Expend funds in Anticipation of reimbursement for State Highway Assistant, Seconded by Stephanie Rein. Roll Call Vote: Stephanie Rein-Aye; Jan Worthington-Aye; Susan Areson-Aye; Kristen Reed-Aye; and Robert Weinstein-Aye. Motion Passes: 5-0-0.

Article 14 was next before them for review (Amend General Bylaws, Chapter 3 Municipal Single-Use Plastic Bottle Ban). Vice-Chair Reed noted that it also includes a commercial ban and stated she would recuse herself from the discussion. Clerk Areson felt that it would be best to approach this change to the town in stages. She felt that coming on the heels of an already hard year for businesses would not be a good idea. Town Manager Tangeman noted that they had options to remove the commercial component. Select Board Member Worthington agreed with the commercial ban removal at this time. Select Board Member Rein agreed to amending the article. The Chair felt that they should have input from the businesses. The Petitioner, Amy Wolff explained the intentions of the municipal single use plastic bottle ban.

There was a brief discussion on the language of the Article. Town Manager Tangeman stated that he is looking for specific language from the Select Board. There was a discussion on large events. Ms. Wolff spoke of the collaboration with other towns. Clerk Areson asked for clarification on where this proposal leaves the Select Board. It was agreed to have this item back on the Agenda for April 13th. The Chair brought up some events on Town property that had single use plastic bottles.

Article #35 was considered a duplicate Article. Article #18 allows for the raise of the room occupancy tax to 6%. The second Article #19 established an affordable housing fund and dedicate a percentage of it. This would provide a level of funding that could be allocated to the Affordable Housing Stabilization fund. Select Board Member Worthington asked where the numbers come from 4% to 6%. Vice-Chair Reed reiterated that the Finance Committee has not weighed in on this Article yet. It was explained to Clerk Areson that as a Stabilization Fund it would have to go to Town Meeting for appropriation. The Chair asked to defer these two articles to April 13th.

Town Manager Tangeman explained that in order to allocate 25% or more in Article 19 to the Affordable Housing Stabilization Fund, the room occupancy tax would need to be raised from 4% so that there was not a budget shortfall. It was noted that Provincetown has 6% already. Select Board Vice-Chair felt that the Finance Committee should weigh in on the topic.



Discussion of Multi-member Bodies Recruitment and Handbook

The Chair spoke of some edits for the document. Vice-Chair Reed explained that it is a working document and explained the workings of the document. Select Board Member Rein appreciated the work and efforts done on the document. Clerk Areson noted that she will add text regarding remote meetings. Chair Weinstein noted changes to page 6, 10, 16, and page 20. He thanked his colleagues for their work in this document.

Chair Weinstein said he would entertain a motion to accept the handbook with minor editorial changes. So moved Select Board Member Worthington. Select Board Member Rein seconded the motion. Roll Call Vote: Stephanie Rein-Aye; Jan Worthington-Aye; Susan Areson-Aye; Kristen Reed-Aye; and Robert Weinstein-Aye. Motion Passes: 5-0-0.

Select Board Member Areson spoke to the revised *Application to Serve*. The sub committee felt some of the questions were pertinent. Select Board Member Worthington asked about when someone applies to serve on the Select Board. Select Board Vice-Chair Reed felt that the current application needed to be upgraded to include information for online use.

Select Board Clerk Areson moved to approve the revised Application to Serve which will appear online and be available for print for anyone seeking to serve on an appointed Town Board or Committee. Select Board Vice-Chair Reed seconded the motion. Roll Call Vote: Stephanie Rein-Aye; Jan Worthington-Aye; Susan Areson-Aye; Kristen Reed-Aye; and Robert Weinstein-Aye. Motion Passes: 5-0-0.

Review and Approve Addition of Indigenous Land Acknowledgement at the Start of Town

Town Manager Tangeman spoke to the recommendations from Town Counsel. There was a change by Counsel regarding historic lands being ceded versus unceded lands. The Town Moderator spoke of concerns with the length of the meeting and the fact that it is also outdoors. She asked for more time to think about this request due to the request from others to read statements. Select Board Member Areson thought that someone from the Town was supposed to read the acknowledgment. Ellen Anthony agreed and felt it would be a more powerful statement coming from the Board. Amy Wolff encouraged the reading of the acknowledgment. Select Board Member Rein spoke of her support of the acknowledgment. Vice-Chair Reed asked to have the conversation on the next Select Board meeting Agenda. The Chair agreed, thanked the Moderator, and Town Counsel.

Meeting Proclamation for Women's History Month

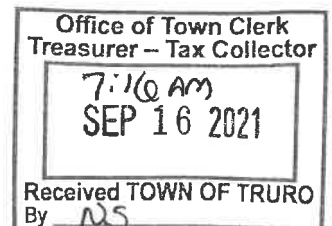
Select Board Member Rein read the Women's History Month Proclamation into record. *The Chair asked for a motion to declare March Women's History month. Select Board Vice-Chair Reed so moved. Select Board Member Areson seconded the motion. Roll Call Vote: Stephanie Rein-Aye; Jan Worthington-Aye; Susan Areson-Aye; Kristen Reed-Aye; and Robert Weinstein-Aye. Motion Passes: 5-0-0.*

7. CONSENT AGENDA

A. Review/Approve and Authorize Signature:

1. *Curb Cut Applications: 60 Truro Center Road and 405 Shore Road*

B. Review and Approve Housing Rehab Loan Subordination Requests



- C. Review and Approve Herring River Project Consent to File Permit Application
- D. Review and Approve 2021 Seasonal Business Licenses: Common Victualer License for Captain's Choice and Whitman House Restaurant; Common Victualer and Transient Vendor Licenses for Jams Too; and Hawker Peddler License Dave Lewis Ice Cream.
- E. Review and Approve 2021 Seasonal Alcohol Licensees: Avenue D, Beach Point Health and Swim Club, Blackfish Restaurant, Captain's Choice, Days Market and Deli, Fuller's Package, Highland Links Golf Course, Jams Too, Payomet Performing Arts Center, Salty Market, Terra Luna Restaurant, Top Mast Café, and Whitman House Restaurant
- F. Review and Approve ABCC 2021 Seasonal Alcohol Renewal Certificate
- G. Review and Approve Application to Serve-Christopher Clark, Shellfish Advisory Committee-Alternate to Full Member.
- H. Review and Approve Select Board Minutes: February 9, 2021

Vice-Chair Reed recused herself from voting on items for renewals of licenses. Chair Weinstein asked if three sections of Old County Road needed to be elevated. DPW Director Jarrod Cabral explained the project areas. The Select Board Chair asked about the grade conditions and cited concerns with the impact of climate change on the area in question. DPW Director Cabral responded that the 100-year storm record events mark is provided. He mentioned the culvert repairs which will not have to be addressed again for 30 years because they will be based on modeling.

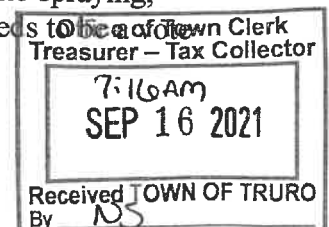
Select Board Member Rein had a correction in the June 9 minutes, page 7, changing "stall to staff". Select Board member Rein also asked about the ability for Avenue D to use the deck area. She went over the seating count versus the occupancy and asked for clarity. Town Manager Tangeman responded that he would get that information back to the Board. The Chair asked the Board if they wished to table the approval. Select Board member Worthington felt that would be wise.

Chair Weinstein asked that the Consent Agenda be approved with the removal of the approval of the alcohol license for Avenue D until clarification on the occupancy with a recusal by Vice-Chair Reed on the business license renewals (7E). So moved by Select Board Clerk Areson. Seconded by Select Board Member Worthington. Roll Call Vote: Stephanie Rein-Aye; Jan Worthington-Aye; Susan Areson-Aye; Kristen Reed-Aye; and Robert Weinstein-Aye. Motion Passes: 5-0-0.

Select Board Reports or Comments

Select Board Member Worthington spoke on her discussion the night prior with the Provincetown Select Board members. Beau Gribbin was appointed as Truro's Representative to the Provincetown Pier Corp. She reported that the Select Board in Provincetown will possibly place a moratorium in raising fees.

Select Board member Rein reported that there is a municipal opt-out for mosquito spraying, through the Division of Local Services Mass Department of Revenue. There needs to be a



by the Board as well as an alternative management plan. Select Board member Rein asked that it be placed on a future agenda. Select Board Clerk Areson reported on the Cloverleaf Oversight Committee Meeting. Select Board Vice-Chair Reed heard from a constituent who asked the Board to draft a letter for the Barnstable County Commissioners to endorse an APCC campaign for 0% financing for septic upgrades and requested it be a future Agenda item. Select Board Chair spoke of the Article published in the Independent newspaper and attested to not speaking on behalf of the Board, he closed stating that going forward he would refrain from speaking freely with the press.

Town Manager Report

Town Manager Tangeman, commented on wanting to address the American Rescue Plan Act for the Town in which the town would only receive \$198,100 dollars. Truro being primarily second homeowners influences this low number compared to what the County will be receiving. A letter to the County requesting additional funds can be a future Agenda item to address the Covid impact to the Truro Community. A Doodle poll will be emailed for the upcoming Work Session for the discussion of Board, Committee, Commission consolidation and Meeting Length policy.

Select Board Clerk Areson discussed an idea for something that could go in the handbook on remote meetings, she also wished to make prior recommendations for meeting lengths.

Next Meeting Agenda

Town Manager Tangeman listed the next meeting Agenda items: Transfer of Aquaculture development, interview and appointment of Amy Rolnick, Lynne Williamson to the Truro Cultural Council and interview for representation on the Barnstable Assembly of Delegates, Town Meeting updates, Climate Action Committee report, vote on more Town meeting Articles, discussion on the School committee report for the daycare discussion, review and approval of a one day entertainment license for Prom at Truro Vineyards. The Board briefly discussed whether this would proceed as a Consent Agenda item depending on how much information is provided to the Board for the event. Select Board member Rein asked that the letter for the Mosquito control be addressed. There was a brief discussion on moving forward with inviting the Planning Board. Vice-Chair Reed asked to have the APCC letter discussed at the next meeting if possible.

Adjournment

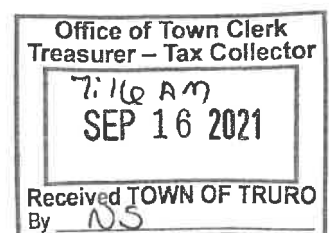
Select Board Chair Weinstein asked for a Motion to Adjourn. Select Board Vice-Chair Reed so moved. Select Board Member Worthington Seconded the Motion. Kristen Reed-Aye; Susan Areson-Aye; Jan Worthington-Aye; Stephanie Rein-Aye; Robert Weinstein-Aye. Roll Call Vote, Motion Passes, 5-0-0.

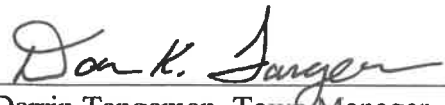
The meeting was adjourned at 7:56pm.

Respectfully submitted,



Nicole Tudor, Executive Assistant





Darrin Tangeman, Town Manager

Under the Authority of the Truro Select Board

Public Records material of 03/23/2021

1. Application to Serve Nancy Kete
2. Hatchery Presentation
3. 2021 ATM Warrant
4. Handbook-Truro Boards, Committees and Commissions
5. Online Application to Serve
6. Proclamation – Women’s History Month
7. Curb Cut- 60 Truro Center Rd
8. Curb Cut-405 Shore Rd
9. Mortgage Subordination
10. Herring River Consent for Permitting
11. Business Applications: Captain’s Choice, Jams Too, Whitman House
Restaurant, Lewis Brother’s Ice Cream
12. ABCC Applications
13. Chief of Police Review
14. Seasonal Alcohol Licenses
15. Seasonal ABCC Certificate of Renewal
16. Application to Serve- Chris Clark
17. Draft 02/09/2021 Minutes

