



Wednesday, September 4, 2019
Select Board Minutes
Town Hall Meeting Room 203 – 6:00 PM

Pursuant to notice duly filed with the Town Clerk, a meeting of the Select Board was held at 6:00 p.m. in the in Room 203, Town Hall, 100 Middle Street, Town of Hadley.

Present were: Christian Stanley, Chair; David J. Fill, II., Clerk; Molly Keegan, Member; John Waskiewicz, Member; Joyce Chunglo, Member

Also present were: David Nixon, Town Administrator; Jennifer Sanders James, Licensing Coordinator; Martha Boisvert, Resident; Kaye Sherwood, Visitor; Bruce Bourgeois, Visitor; Linda Sanderson, Town Treasurer, Amy Fyden, Fin Com; Alexei Levine, Fin Com; Valerie Hood, Fin Com; Jane Nevinsmith, COA

1. Call to Order

1.1 Call to order

Meeting was called to order by Christian Stanley, Chair at 6:30 pm.

2. Tri-Board

2.1 Tri-Board Discussion

2.2 Town Treasurer and David Eisenthal - BAN 6:30

Linda Sanderson states that there are things that are due we are paying off 500,000. We decided because of this we didn't go out for the full 1.5 million because the library is behind schedule. We can decide later if we want to go back out later. This ban is for roughly \$877,445 for a full year.

David Eisenthal states that we received 9 bids the lowest is for 1.747% from Oppenheimer & Co. which is in an investment bank.

Molly Keegan states that we are at 1.75% instead of the projected 5%.

Christian Stanley asks if a project has extra money because their cost our lower is there a way to move money from that project to another project that's budget is tighter.

David Eisenthal states hypothetically we haven't used all of the authorization for borrowing, it could be that general laws allow BAN proceeds to another that is similar projects for example to major building projects that are debt excluded. DOR would need to approve additional appropriations.

Further general discussion.

2.3 Special Town Meeting



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Christian Stanley states that we do not have a number for Free Cash for FY19 yet but the estimate would be about \$650,000.

David Nixon states that this estimate seems correct and we should have the certification by the DOR for the next meeting.

Christian Stanley states that we need to look at capital planning.

Amy Fyden asks why the Town Hall pillars are on the warrant.

David Nixon states that it is to nudge along to complete the project.

David Fill asks about using the ATM 2014 Russell/ NHVH for the current request for Russell School.

Amy Fyden says it was for a plan – the CPA will be discussing on September 9th.

Christian Stanley states that we want extra money in COA and Inspections budgets for unseen transitions (personnel).

David Fill asks if Meghan's Way is ready to become a town road.

Chris Okafor states that it was not last time it was checked.

David Fill asks do we want to keep it on the warrant.

Chris Okafor states that he will re-inspect the road tomorrow.

Motion to remove Article 3.

Motion: Fill

Second: Keegan

Vote: 5-0-0

2.4 Financial Plans and Projections

David Nixon shares the 5 year projection the first 2 years you are in good shape and years 3-5 are not in good shape. There are high cost and low revenues and this allows you to get a sense of a balance budget.

3. Consent Agenda

3.1 Consent Agenda

Warrants	WP 1958S; AP2009S-3;AP2009S-2;AP2009S; WP1958; AP1935 Reissue-2; AP2010V
Sewer Impact Fee Agreement	Village Laundromat

Motion to approve the Consent Agenda.

Motion: Chunglo

Second: Keegan

David Fill ask to remove the Sewer Impact Agreement and that we add if the tenant fails to pay then landlord will pay the sewer impact agreement.

Vote: 5-0-0

David Nixon agrees to add the language.



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Motion to approve the sewer impact agreement with landlord.

Motion: Keegan

Second: Fill

Vote: 4-1-0

4. Public Comments: 6:30 - 6:45 pm

4.1 Public Comments

Martha Boisvert states the Select Board for mowing Zatyarka Park- we spent so much money there and we would like routing maintenance mowing.

Jane Nevinsmith offers kudos to the DPW for their painting.

Alan Weinberg offers kudos to the DPW for the cemetery.

5. Town Administrator Report

5.1 Town Administrator Report

David Nixon offers his town administrator report.

David Fill asks for permission to work with neighboring towns on sewer and water issues such as drinking water. The Select Board agrees to allow David Fill work with neighboring towns.

6. Appointments

6.1 Public Hearing - Change of Officers/Directors - Whole Foods at 7:15

Whole Foods Market Group has submitted a Change of Officers/Directors application for their Off Premise Wine and Malt License. The Select Board as the Local Licensing Authority is asked to approve their Change of Officers.

Motion to approve the Change of Officers for the Whole Foods.

Motion: Keegan

Second: Fill

Vote: 5-0-0

6.2 Public Hearing- Change of Manager - 110 Grill at 7:20

110 Grill has submitted a Change of manager request for their On- Premise license. The new manager is Joseph Malinowski. The application for the amendment has been reviewed and is complete. The Select Board is asked to approve the amendment of the license.

Motion to approve the Change of Manager for 110 Grill.

Motion: Keegan

Second: Fill

Vote: 5-0-0

7. New Business

7.1 SWOT Analyses



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Christian Stanley handle a couple departments a week- group Town Hall, then Public Safety/School, the DPW/Library/ COA.

8. Old Business

8.1 North Hadley Village Hall -- Review of Proposals

Peter Heronemous states that he can't go forward with his proposal without the ballfield. David Fill says that the ballfield is not included – and ask Peter Heronemous again if he is interested.

Peter Heronemous states he is not interested without the ball field.

Marth Boisvert states that she loves NHVH but it will never be useful to the town again would be heartbreaking to sell it is better to just knock it down.

Peter Hironimus would leave it open space but would be used for parking for 12 -14 times a year.

David Nixon states that there are 5 options

- Send it back to town meeting for Article 97.
- Reject all bids and rebid
- Reject bids and demolish
- Renegotiate with the highest bidder
- Renovate Building

Further general discussion.

Motion to reject all bids and work with Town Counsel and the Planning Board.

Motion: Fill Second: Keegan

Vote: 5-0-0

Motion to close the warrant.

Motion: Chunglo Second: Keegan

Vote:5-0-0

8.2 Moody Bridge Road FLAP Grant Repurposing

Chris Okafor, DPW Director, will discuss a revision to the scope of work for the paving supplied under the Federal Lands Accessibility Program (FLAP) for Moody Bridge Road.

Gates: We are requesting permission to install two 14' x 4' red metal livestock gates on Moody Bridge Road in the vicinity of the two places DPW places cement barriers. We will also attach the "road closed" sign to the gate. We will purchase and install the gate at our expense. They will



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be removed at our expense when they are deemed they are no longer needed or the Town tells us to remove them. There will be a lock and the Town will have the combination. The gate will allow us access for land management purposes as well as facilitate access for emergency personnel. It will also decrease the likelihood of the area being used as a dumping ground. The cement barriers that are immediately on either side of the culvert that failed are not an issue. With the approval, we would try to install this week.

Road Grant: As we discussed, I followed up with Transportation and based on our conversation today, they seem amenable to exploring the potential for moving forward on the rehabilitation of Moody Bridge Road from our driveway to the west toward Bay Road. For now, this would be in lieu of the current project which has been stalled due to the failure of the culvert. If the Select Board is supportive, please let me know and we will coordinate with Transportation to set up a conference call or a meeting to discuss the details ASAP with whoever you designate.

Chris Okafor states that the Wildlife Refuge is asking for paving with a FLAP grant they would also like to put in a gate as well.

John Waskiewicz states that we should put a pipe in.

Motion to approve the FLAP grant and to put in a gate as long as DPW, and Public Safety has a key to get through as needed.

Motion: Fill

Second: Keegan

Vote: 4-0-1

9. Other

Library update: David Nixon states that the library is concerned about invoices for sidewalk and water work.

Joann Konieczny asks for the process because they didn't receive change order, we didn't receive a change order so what is the process since it did not come into the building committee or trustees.

David Nixon needs time to investigate.

Christian Stanley asks for OPM input.

Karl Ferguson offers an explanation that Dan Soucie met with Chris Okafor and has email information.

David Fill asks the OPM to please improve communication between the DPW and other town departments.

Molly Keegan asks that if anyone who wants update should email Jennifer and she will get you on the list.



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Fire Substation update: Christian Stanley states that there will be a change order for radiant heat. Joyce Chunglo states that is not ready yet.

COA update: Christian Stanley states that the framing is going ahead. There is also a change order to remove a septic system that they found underground that was unexpected.

Motion to approve the change order to remove the septic system.

Motion: Fill Second: Keegan
Vote: 5-0-0

Christian Stanley wishes Suzanne Travisano well and the we will miss her. The COA also needs to hire another driver. They are asking that we hire Ken Keegan.

Motion to hire Ken Keegan as a backup driver for the COA.

Motion: Chunglo Second: Fill
Vote: 5-0-0

10. Announcements

David Fill states that the Girls Scouts are holding a Tea Party at Escalon on September 18th. The Fireman's Barbeque is on September 22nd at the Young Men's Club.

11. Executive Session

11.1 Executive Session Contract Negotiations -- Town Administrator

Motion to enter into executive session per provisions of MGL Ch. 30A Section 21(a)(3) to discuss contract negotiations with the Town Administrator, DPW Union and the DPW Director if an open meeting may have a detrimental effect on the Town of Hadley and not to reconvene in open session.

Motion: Keegan Second: Chunglo
Vote: 5-0-0

Christian Stanley states as Chair of the Hadley Select Board, I state that the Board has moved and seconded to enter into executive session, and that I state that discussing the matter in open session will have an adverse effect on the Town of Hadley.

Roll Call Vote: Waskiewicz: Aye; Fill: Aye; Keegan: Aye; Stanley: Aye; Chunglo: Aye

11.2 Executive Session -- Collective Bargaining -- DPW

The Select Board will enter into executive session as per the provision of MGL Chapter 30A, Section 21(a)(3) "To discuss strategy with respect to collective bargaining ... if an open meeting



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may have a detrimental effect on the bargaining ... position of the public body and the chair so declares..." -- DPW.

11.3 Executive Session Contract Negotiations -- DPW Director

The Select Board will enter into Executive Session as per the provisions of MGL Chapter 30A, Section 21 (a)(2): "To conduct ... contract negotiations with nonunion personnel..." -- DPW Director

12. Adjournment

12.1 Adjournment

Meeting was adjourned to executive session at 8:29 pm.

Respectfully submitted,

Jennifer Sanders James

APPROVED