



Tuesday, September 13, 2022

Hanson Select Board

Select Board's meeting room, Town Hall

Open Session

Members Present: Laura FitzGerald-Kemmett, Ann Rein, James Hickey, Joseph Weeks, Edwin Heal

Members Absent: Lisa Green, Town Administrator

Others Present: Kevin Donovan, Interim Town Administrator; Kerry Glass, Building Inspector; Lynn McDowell, Executive Assistant

I CALL TO ORDER

Ms. FitzGerald-Kemmett called the meeting to order and led the Pledge of Allegiance.

II PUBLIC ANNOUNCEMENTS AND UPCOMING MEETINGS

Ms. Rein read the public announcements and upcoming meetings.

III NEW BUSINESS

1. Request – Boy Scout Troop 68 to use Town Hall Green on October 15/16 for a pumpkin sale and November 26/27 for a wreath sale.

MOTION by Mr. Weeks, seconded by Mr. Heal, to allow Boy Scout Troop 68 to use Town Hall Green on October 15/16 for a pumpkin sale and November 26/27 for a wreath sale. ***Voted 5 - 0***

2. Building Inspector – Enforcement Orders

- a. 61 Ransom Road
- b. 45 Acorn Road
- c. 16 Liberty Street

Mr. Glass gave brief overviews of each property.

61 Ransom Road has a shed on the front of the property being used as a school by the owners' daughter. It was temporarily approved during Covid, with the caveat it would be moved to the back of the property. The daughter will not relocate the building. Mr. Glass has physically gone to the property to speak with the owners and forwarded follow-up correspondence. Each time the owners has refused to comply.

MOTION by Ms. FitzGerald-Kemmett, seconded by Mr. Weeks, to allow Mr. Glass to work with Town's legal counsel to remove the shed. **Voted 5 - 0**

45 Acorn Road is actually confirmed by Mr. Glass, through license plate verification, to be 14 Acorn Road. Owner was initially served in 2003 for all debris, from cleanup jobs he does, on the front lawn. Mr. Glass has physically gone to the property to speak with the owners and forwarded follow-up correspondence. The owner has stated he will clean the area but no attempts to date. Mr. Weeks read the bylaw that states the owner can be fined up to \$20 per day. Mr. Glass also noted that as this has been a long standing issue, the property owner has passed and the son is now the owner of the property

MOTION by Mr. Weeks, seconded by Mr. Heal, to allow Mr. Glass to work with Town's legal counsel to determine the fine to be imposed upon the property, with a suggested deadline of seven days from the next correspondence. **Voted 5 - 0**

MOTION by Mr. Weeks, seconded by Mr. Heal, for an October 1, 2022 date to impose fines until the property is cleaned and cleared to the Building Inspector's approval. **Voted 5 - 0**

16 Liberty Street initially requested permission, and was permitted, to park cars on the property. Currently there are seven cars as well as other large commercial vehicles on the property. Mr. Glass has previously reached out to the owner and was assured all vehicles would be removed. To date they are still there. Neighbors have complained as well. The property is also located close to a resource area. With waste materials on the property, the same bylaw for 14 Acorn should be applied here.

MOTION by Mr. Weeks, seconded by Mr. Heal, to allow Mr. Glass to work with Town's legal counsel to determine the fine to be imposed upon the property, with a suggested deadline of seven days from the next correspondence. **Voted 5 - 0**

MOTION by Mr. Weeks, seconded by Mr. Heal, for an October 1, 2022 date to impose fines until the property is cleaned and cleared to the Building Inspector's approval. **Voted 5 - 0**

3. Update from **Impress, LLC** regarding growth facility and potential delivery

Ezra Parzybok and Shanel Lindsay, consultants with Impress shared their background and presented what Impress would provide for the Town. They focused primarily on their development of regulations for growing, the company's delivery option, and then briefly discussed projected financials for the Town. Their hiring schedule would give Town of Hanson citizens preference.

The Board thanked them for the detailed presentation. They have questions, similar to what the Town attendees will have in October, and expect Impress to be in attendance.

Mr. Hickey had questions related to retail sales vs estimated income. He understands there will be several startup/year one expenses, he would like a review of the numbers and confirmation of validity.

Mr. Weeks had questions related to operation regulation requirements as the Town will be concerned where sales are going. He also requested they forward marketing materials to Town Hall to be added to the Town's website. Impress stated they will forward the updated presentation and numbers to Kevin.

4. Request – Town Administrator Lisa Green to borrow against her vacation days in accordance with Employment agreement.

Ms. Green is on medical leave, projected for a mid-October return. As the Board ended unlimited sick time, the current option for her is to borrow against future vacation time. This stipulation is included in her contract, with board approval. If she does not return, she would need to reimburse the Town.

Mr. Hickey suggests approving for two weeks, then review at next meeting. If at that time, Ms. Green does not have a confirmed return date, the Board will further discuss.

MOTION by Mr. Weeks, seconded by Mr. Heal, to allow Ms. Green to borrow ten days against vacation and revisit the discussion during the September 27 meeting, **Voted 5 - 0**

IV

OLD BUSINESS

1. Warrant Special Town meeting – Discussion and possible Votes on Articles
Joint meetings with the Finance Committee, Capital Planning Committee and
Wage and Personnel

Financial Committee is meeting tonight. The Board will not receive
recommendations tonight; they will be discussed on at the September 27 meeting.

Capital Planning called to order at 8:00pm by Mr. Milisi
Members: Frank Milisi, Curt Taveras, Joseph Weeks, Patricia Wheeler.
Meeting adjourned at 9:57pm. Motion

Wage and Personnel called to order at 8:19pm by Mr. Weeks
Members:
Meeting adjourned at 8:21pm. Motion

ARTICLES for SPECIAL TOWM MEETING:

Article 1 – Unpaid bills

MOTION to place by Mr. Weeks, seconded by Mr. Heal ***Voted 5-0***

MOTION to recommend by Mr. Weeks, seconded by Mr. Heal ***Voted 5-0***

Article 2 – Wage and personnel

MOTION to place by Mr. Weeks, seconded by Mr. Heal ***Voted 5-0***

MOTION to recommend by Mr. Weeks, seconded by Mr. Heal ***Voted 5-0***

Article 3 – Supplement to line items

MOTION to place by Mr. Heal, seconded by Mr. Weeks ***Voted 5-0***

MOTION to place by Mr. Heal, seconded by Mr. Weeks ***Voted 5-0***

A handout will be provided at the Town meeting

Article 4 – Amend Article 6 from May 2022

MOTION to place by Mr. Heal, seconded by Mr. Weeks ***Voted 5-0***

MOTION to place by Mr. Heal, seconded by Mr. Weeks ***Voted 5-0***

Article 5 – Amend Article 7 from May 2022

MOTION to place by Mr. Heal, seconded by Mr. Hickey ***Voted 5-0***

MOTION to place by Mr. Heal, seconded by Mr. Hickey ***Voted 5-0***

Article 6 – Capital equipment project

MOTION to place by Mr. Heal, seconded by Mr. Hickey ***Voted 5-0***

MOTION to place by Mr. Heal, seconded by Mr. Hickey ***Voted 5-0***

Article 7 – Roadway and Drainage infrastructure study

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

Article 8 – Building demolition

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

Article 9 – Land use regulations zoning bylaw

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

Article 10 – Conservation fund

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

Article 11 – Conservation Commission

MOTION to place by Ms. Rein, seconded by Mr. Weeks **Voted 5-0**

MOTION to recommend by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

Article 12 – Conservation Agent

MOTION to place by Ms. Rein, seconded by Mr. Hickey **Voted 5-0**

MOTION to defer to Town Meeting recommend by Mr. Weeks,
seconded by Mr. Heal **Voted 5-0**

Article 13 – Select Board

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

Article 14 – Town wide fuel account

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

Article 15 – Town wide Stormwater Management

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

Article 16 – Town wide retention

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

MOTION to place by Mr. Heal, seconded by Mr. Weeks **Voted 5-0**

Article 17 – Rename Recreation

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

Article 18 – Zone bylaws to gender neutral

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 4-0, 1 abstain

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 4-0, 1 abstain

Article 19 – Capital Improvement committee size

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

Article 20 – Capital improvement lifespan

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

Article 21 – Town meeting start time

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

Article 22 – Installing street signs

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

Article 23 – Timing is not right for October; the Board will reexamine in May 2023

MOTION to remove from Warrant by Ms. Rein, seconded by Mr. Weeks

Voted 5-0

ADDITIONAL ARTICLES:

Article 23 – Stabilization fund – Regional

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

Article 24 – Stabilization fund - School

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

Article 25 – Stabilization fund – OP-ED

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

MOTION to place by Mr. Heal, seconded by Mr. Weeks

Voted 5-0

For detailed discussions on each article, please view the meeting here:

<https://www.youtube.com/watch?v=OFRDNqzjEsY>

MOTION by Mr. Weeks, seconded by Mr. Heal, to close the Town Warrant, **Voted 5 - 0**

2. Michael Means – Update and Discussion on Thomas Mill Agreement

Mr. Means noted the application had no additional details; he modeled the agreement after Camp Kiwanee, with the new rental fee being \$40, from \$25. Subletting is prohibited. Mr. Means will research if other ways to address the issue with the committee and report back.

MOTION by Mr. Weeks, seconded by Mr. Heal, to approve the rental agreement. **Voted 5 - 0**

V

ONE DAY LICENCES

- 1. Vote to approve One Day Liquor License for Camp Kiwanee, Shelbie and Richard Palmer, on September 26, 2022, between hours of 4:00pm and 9:00pm for a birthday party**
- 2. Vote to approve One Day Liquor License for Camp Kiwanee, Anastasia LaFrance, on October 7, 2022, between hours of 4:00pm and 9:00pm for a wedding**
- 3. Vote to approve One Day Liquor License for Camp Kiwanee, Coleen Pratt, on October 21, 2022, between hours of 6:00pm and 9:00pm for a party**

MOTION by Mr. Hickey, seconded by Mr. Heal to approve the one-day liquor licenses as printed on the agenda. **Voted 5 - 0**

VI.

Appointments

Whitman & Hanson Dollars for Scholars requests permission to use the former Maquan Elementary School parking lot for annual Fall Electronic Recycling Day on September 17, 2022 at 9:00am – 1:00pm.

MOTION by Mr. Weeks, seconded by Mr. Hickey, to permit Whitman & Hanson Dollars for Scholars hold its annual Fall Electronic Recycling Day. **Voted 5- 0**

The Holiday Committee would like to request the use of the Town Hall Green on Saturday, December 3, 2022 at 4:30pm – 7:30pm, with the Festival being 5:00pm - 7:00pm and fireworks commencing at 7:00pm, instead of December 10, 2022.

MOTION by Mr. Hickey, seconded by Mr. Weeks, to change the Holiday Committee to use the Town Hall Green for its annual Festival to December 3. **Voted 5- 0**

VII.

TOWN ADMINISTRATOR REPORT

- 1. Mr. Donovan has been here for one week, but has a good idea of what are the priorities.**
- 2. Mr. Donovan focused on preparing and updating the warrant for town meeting.**

3. Mr. Donovan asked Ms. McDowell to update and complete outstanding minutes for board review and approval.
4. Mr. Donovan will update the board of any ancillary issues as they arise.
5. Regarding the cell tower at Hanson Middle School, Verizon has been contact and the necessary part ordered. It should be completed within the month.

VIII. ADJOURNMENT

MOTION by Mr. Weeks, seconded by Mr. Heal, to adjourn. **Voted 5-0**

*Respectfully submitted,
Lynn McDowell*