

Approved on December 16, 2022

Select Board  
November 18, 2021

Stanley Wysocki  
Robert Czekanski  
Not Present: Jonathan Keep

Via Zoom Remote Conferencing\*

Don Lowe, Town Administrator  
Jenny Jacobsen, Town Secretary

Mr. Wysocki called the meeting to order at 7:00 p.m.

Mr. Wysocki announced that Selectman Keep would not be in attendance due to illness.

#### TAX CLASSIFICATION HEARING

**On a motion made by Czekanski and seconded by Wysocki the Select Board voted by roll call 2-0 to open a public hearing to make a determination on the factor to be used among the classes of real property, residential, open space, commercial and industrial, and of personal property for the Fiscal Year 2022 tax rate. (Czekanski-yes, Wysocki-yes)**

Assessor David Manzello was in attendance along with Board of Assessor's members Jeffrey Nichols, Charlotte Johnson-Zemko and Wendy Rogers to present information to help the Select Board determine whether to have a split tax rate. It does not generate income for the Town.

Mr. Manzello shared a presentation with the Board going through the numbers that go into determining the tax levy for the Town. The tax levy, the amount of property taxes to be raised, is determined by the budget. The proposed levy is \$24,131,878.15 which represents a 2.8% increase over last year's levy.

The residential property values are nearly 94% of our tax burden in town. Mr. Manzello noted that shifting to a split tax rate would hurt the local farmers since properties in chapter would be considered commercial and would be subject to the commercial tax rate. The Board of Assessors recommended that the Board of Selectmen adopt a residential shift factor of 1.00 with a corresponding CIP factor of 1.00, thereby maintaining the relative shares of overall tax burden borne by the residential property owners in the past years.

Mr. Wysocki opened the hearing up for public comment. There were no public comments.

**On a motion made by Czekanski and seconded by Wysocki the Select Board voted by roll call 2-0 to close the public hearing. (Czekanski-yes, Wysocki-yes)**

**On a motion made by Czekanski and seconded by Wysocki the Select Board voted by roll call 2-0 pursuant to Chapter 40, Section 56 M.G.L. as amended, the percentage of local tax levy which will be borne by each class of real and personal property, relative to setting the Fiscal Year 2022 tax rates and set the Residential factor at 1.00, with a corresponding CIP shift of 1.000, pending certification of the Town's annual tax recap by the Massachusetts Department of Revenue. (Czekanski-yes, Wysocki-yes)**

#### APPOINTMENTS

Town Planner, Valerie Oorthuys informed the Board that the Economic Development Committee voted to recommend Sean Woods, who has been attending the meetings for a few months, for appointment. Mr. Woods was in attendance and the Board thanked him for his participation.

**On a motion made by Czekanski and seconded by Wysocki the Select Board voted by roll call 2-0 to appoint Sean Woods to the Economic Development Committee. (Czekanski-yes, Wysocki-yes)**

#### BOLTON ACCESS TELEVISION

Nicky McGachey was in attendance to request on behalf of Bolton Access Television, the release of Q3 fund for operating expenses.

**On a motion made by Czekanski and seconded by Wysocki the Select Board voted by roll call 2-0 to authorize disbursement of Quarter 3 funds for Bolton Access Television in the amount \$25,598.25. (Czekanski-yes, Wysocki-yes)**

#### **SIGN REQUEST**

Rodrigo Sales appeared before the Board to request placement of a 18'X2' sign to be placed on the building located at 333 Central Street in Hudson, MA (a.k.a. 496 South Bolton Road) Map/Parcel 1.C 27.0 for Castro Auto Repair. Mr. Lowe confirmed that the sign is within the bylaws and was approved by the building inspector. Mr. Czekanski inquired about the Class II license for the business that is pending receipt of additional paperwork. Mr. Lowe explained that the license is for an ancillary purpose and not for the auto repair business and informed the Board that they could proceed with a vote.

**On a motion made by Czekanski and seconded by Wysocki the Select Board voted by roll call 2-0 to approve the sign as requested. (Czekanski-yes, Wysocki-yes)**

#### Covid -19 Update

Mr. Lowe reported that Bolton has 10 new cases of Covid-19 this week. The 7-day positivity rate for the state is 3.04%.

#### AARPA update

Mr. Lowe referenced the list of expenses he had sent to the Board in advance of the meeting that have been incurred by the Department of Public Works in the amount of \$161,213.90. The expenses have been reviewed by team of Kristen Noel, Ninotchka Rogers, Brian Boyle, Randy Heglin and Don Lowe and believe they are applicable. Mr. Lowe requested approval for the AARPA expenses as presented to be reprogrammed to the building account.

**On a motion made by Czekanski and seconded by Wysocki the Select Board voted by roll call 2-0 to authorize the funding of AARP in the amount of \$161,213.90. (Czekanski-yes, Wysocki-yes)**

Mr. Lowe informed the Board that we have no reason to believe there will be any guidance from the federal treasury on expenses prior to incurring them. The draft list of proposed projects has been sent for review by Town Counsel and our auditing firm for independent opinions on whether they are applicable. Once that list is agreed upon it will be shared with the Board and used as a roadmap. The list does not need to be finalized until the end of 2024 and spent by 2026. Mr. Lowe would support the funding of an outreach social worker. At this point it is in conceptual stages.

Mr. Czekanski and Mr. Wysocki both supported the independent AARP review and the development of an outreach worker.

#### Grant update

Bolton received a recycling dividends program grant in the amount of \$6,600.00 through the sustainable materials recovery program.

Bolon received \$25K in a Department of Housing and Community Development Massachusetts Downtown Initiatives Program Award to assist the Town in the creation of a business district assessment and market analysis.

Bolton received \$10K Massachusetts Housing Partnership 40B Technical Assistance Grant to support the Planning Department's technical review of the 40B of the 580 Main Street comprehensive permit process. Mr. Lowe announced that Kate Hogan earmarked \$400K for a new culvert as part of ongoing climate adaptation. It is in a significant spending bill to use AARPA and Fiscal 21 surplus funds. Mr. Lowe read Rep. Hogan's quote from the November 16, 2021 Bolton/Stow Independent, "The house spending package makes significant targeted investments that are directed at the communities hit hardest by this pandemic and to the services most needed to reverse the effects of the pandemic and help our residence get back on their feet..."

Mr. Lowe commented that it legitimizes our assumption that culverts qualify for AARPA.

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Mr. Lowe notified the Board that work is continuing on the leach field solar project. Mr. Lowe and Superintendent Downing signed a letter of intent with the Department of Revenue.

Mr. Lowe shared an update from the Nashua River Stewardship Council regarding the \$2,550 received for the Forbush Mill Still River Trail to hire an intern to mark the trail.

Mr. Czekanski noted that since July the Town has received grants in the amount of over 5% of our operating budget and complimented the Town Hall staff.

Mr. Lowe announced that he will be holding a Coffee with the Town Administrator on Friday November 19<sup>th</sup>, 2021 at 8:30 am at the Bolton Bean

## SELECTMEN BUSINESS

### Public Service Announcements

Ms. Jacobsen congratulated the Nashoba High School Field Hockey team who defeated the top seeded team and are heading to the state finals on Saturday. Fans are encouraged to head out and support the team.

### Accessory Apartment

Mr. Wysocki was not satisfied with the detail on the detail and precision of the submitted plan. Mr. Lowe will invite the building inspector in to discuss the standards for future submissions.

### Bill/Payroll Warrants

**On a motion made by Czekanski and seconded by Wysocki the Board voted by roll call to approve the bill/payroll warrants W22-9, W22-9A, W22-10 & W2210A. (Czekanski-yes, Wysocki-yes)**

### Minutes

**On a motion made by Czekanski and seconded by Wysocki the Board voted by roll call to approve the minutes of October 28<sup>th</sup>, 2021. (Czekanski-yes, Wysocki-yes)**

### Executive Session

**On a motion made by Czekanski and seconded by Wysocki the Board voted by roll call at 7:48 pm to move into executive session pursuant to MGL c. 30A, Section 21 (a) for purpose 2 to discuss strategy with respect to collective bargaining for the Teamster's Union, Local No. 170 and the Bolton Police Union, Local 286, IUPA, AFL-CIO as the Chair finds that an open meeting may have a detrimental effect on the Board's bargaining position and to approve executive session minutes. (Czekanski-yes, Wysocki-yes)**

The Chair announced that the Board would return to executive session for the purpose of adjournment only.

The Board returned from executive session at 8:51pm.

**On a motion made by Czekanski and seconded by Wysocki the Board of Selectmen voted by roll call 3-0 to adjourn at 8:52 pm. (Czekanski-yes, Keep-yes, Wysocki)**

Respectfully submitted by J. Jacobsen.