

**Minutes of Regular Meeting  
Select Board  
Tuesday, March 22, 2022  
Remote Online Meeting (881 6511 1709)  
Called to Order at 6:00 p.m.**

Remotely participating were Board members, Chair, Harvey Boshart, Christopher Houston, and Laurie Bent. Also present were Town Manager Leon A. Gaumond, Jr., Assistant Town Manager/Human Resources Director Lisa Yanakakis.

Mr. Boshart called the meeting to order and read the following:

*Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain provisions of the Open Meeting Law, G.L. c. 30A, §18, and the Governor's March 15, 2020 Order concerning imposition on strict limitations on the number of people that may gather in one place, meetings in the Town of Weston will be conducted via remote participation to the greatest extent possible. We will strive to provide access to such meetings via a link to call in, or other similar option. In the event we are unable to accommodate the same, despite best efforts, we will post recorded sessions of the meeting as soon as possible following the same. No in-person attendance of members of the public will be permitted, but every effort will be made to ensure that the public can adequately access the proceeding.*

**Executive Sessions pursuant to: (6) G.L. c. 30A, §21(a)(6) to consider the purchase, exchange, lease or value of real property located at 135 North Avenue and to consider approval of Executive Session minutes. A vote regarding whether to go into executive session is expected; and votes may occur during the executive session. The Board will return to open session after the executive session.**

Mr. Boshart resumed the Select Board meeting regular session at 6:30 p.m. after concluding executive session.

**Resident Comment**

Diana Chaplin, Love Lane questioned why the Town would replace the three existing water tanks in regards to emergency management. Ms. Chaplin questioned why the Town is not connecting to a second MWRA water source before replacing existing tanks. Mr. Gaumond noted that Ms. Bent wrote a rationale as to why the water tanks need to be replaced. Ms. Bent noted that the consultants that devised the Water System Master Plan recommend that the replacement of water tanks should be the highest priority. Ms. Bent noted that the Paine's Hill water tank is in danger of failing. Ms. Bent noted that redundancy is important to have, but functioning water tanks are essential.

**Housing Choice Legislation Joint Letter**

Mr. Gaumond noted that the State is accepting comments regarding the new Housing Choice legislation. Mr. Gaumond noted that a joint letter would be signed by multiple elected leaders and governmental bodies in the Town (i.e. Select Board, Planning Board, Affordable Housing Trust, and others).

Ms. Bent noted that the Town of Weston is considered a rapid transit community, under the Housing Choice legislation. Ms. Bent noted that the only transit stop is the MBTA Community Rail line at Riverside Station. Ms. Bent believes that the Town is miscategorized by the legislation. Ms. Bent stated that she supports a letter that would characterize differences between various communities including the Town. Mr. Boshart agrees with Ms. Bent's comments and supports the letter. Ms. Bent noted the importance of affordable housing, but that needs to be addressed in the specific context of the Town.

**MOTION:** Ms. Bent moved to authorize the Town Manager and other Town officials to send a letter providing comments on the Housing Choice legislation. The motion was seconded by Mr. Boshart. **Roll call vote:** Mr. Boshart, Mr. Houston, and Ms. Bent voted in the affirmative. **Approved unanimously.**

### **Weston Media Center Presentation**

Joel Angiolillo, Board Member, Nathan Suher, Executive Director

For the purposes of disclosure, Ms. Bent noted that Mr. Angiolillo is her husband.

Mr. Suher gave the Weston Media Center 2022 Report. Mr. Suher stated that the Weston Media Center increased their Board of Directors in 2021. Mr. Suher stated that Weston Media Center provided the most content they have ever produced. Mr. Suher presented a video montage of the content Weston Media Center produced in 2021.

Mr. Suher presented the Weston Media Center's new website and the launch of the new Video On-Demand interface. Mr. Suher noted that Weston Media Center's physical space in the AIC building will be utilized more in 2022 for labs and workshops.

Mr. Angiolillo stated that Weston Media Center underspent in every budget category in 2021. Mr. Angiolillo noted that Weston Media Center staff went from two and a half FTE to two FTE at the end of 2021. Mr. Angiolillo noted that the income decreased from 2021 to 2022 from Comcast and Verizon. Mr. Angiolillo presented the budget forecast from 2022 to 2025. Mr. Angiolillo noted that there will be a projected 3% increase in expenses per year, and a total income decrease of 5% per year.

Mr. Boshart asked what the reason is for the decrease of income. Mr. Angiolillo noted that residents are cord-cutting television services. Mr. Houston noted that the Town in previous years gave grants to Weston Media Center. Mr. Houston stated that Weston Media Center is a crucial part of the Town. Mr. Houston noted that a long-term solution for the Town would be to fund a segment of the operating budget.

### **Historical Commission Request for Cemetery Signs**

Phyllis Halpern, Co-Chair, Historical Commission

Mr. Gaumond stated that the Historical Commission purchased plaques and stanchions for the Farmers Cemetery and South Burial Ground. Mr. Gaumond stated that the Historical Commission requests that the plaques and stanchions be permanently installed. Ms. Halpern stated that the plaques are bronze with patina, and the stanchions are stainless steel. Ms. Halpern stated that the plaques and stanchions were purchased in 2014 and 2015, they have been awaiting installation due to the Town Center improvement project.

**MOTION:** Mr. Houston moved to concur with the request from the Historical Commission to have the Department of Public Works install signs at the Farmers Cemetery and South Burying Ground (Leadbetter Cemetery). The motion was seconded by Ms. Bent. **Roll call vote:** Mr. Boshart, Mr. Houston, and Ms. Bent voted in the affirmative. **Approved unanimously.**

### **Discuss FY23 Budget**

Mr. Gaumond gave a presentation regarding the FY23 Operating Budget. Mr. Gaumond thanked all Committees, Boards, and staff that provided input and guidance. Mr. Gaumond stated that the FY22 Approved Operating Budget was \$88,107,511 the FY23 Proposed Budget is \$90,600,900 for an increase of 2.8% from FY22 to FY23.

Mr. Gaumond stated that the actual health insurance increased by \$223,000. Mr. Gaumond stated that PAYT will stay within the budget instead of a revolving fund at this time. Mr. Gaumond stated that the Schools reduced their budget by \$402,000. Mr. Gaumond discussed the FY23 revenue projection. Mr. Gaumond noted that the State Aid – Cherry Sheet are lower in comparison to the significant increase in State revenues. Mr. Gaumond noted that municipalities are advocating for an increase in State Aid. Mr. Gaumond noted that Free Cash is slightly lower than previous fiscal years.

Mr. Gaumond noted that accelerating roadway maintenance, funding for water tank and water mains replacements are included in the FY23 Proposed Operating Budget.

Mr. Gaumond stated that he is aware of rising costs of inflation, upcoming union negotiations, a potential rebound of the Town’s local receipts, and the benefits of the American Rescue Plan Act (ARPA) funds.

Mr. Boshart asked what are the largest increases in expenses for the FY23 Operating Budget. Mr. Gaumond stated that IT department software and security updates are a significant increase. Mr. Gaumond stated that the new actuarial study is not included in the Proposed FY23 Operating Budget.

Lisa Reitano, Chair of the Finance Committee noted that the OPEB investment strategy may need to change in the future.

### **Approve Annual Town Meeting Warrant**

Mr. Houston stated that he would not like the Select Board to take positions on any warrant articles during the meeting. Mr. Houston suggested that the Select Board go through each warrant article but do not fully approve the warrant until Friday, March 25, 2022. Mr. Gaumond described the proposed warrant for review by the Select Board.

Mr. Gaumond stated that the proposed increase under Proposition two and one-half would have a total of \$2,170,800. Mr. Gaumond described available funds that would be transferred to fund a portion of the operating budget, totaling \$2,566,311.

Mr. Gaumond described the Consent Agenda items (Articles 3-23). Mr. Gaumond noted that the Town will not have the available Free Cash to fund the FY22 Operating Budget. Mr. Gaumond noted that amendments could occur later in 2022. Mr. Gaumond noted the Water Enterprise article, he stated that Loring Road would have water main replacements and improvements. Mr. Gaumond noted that Improvements would be located at Glen Road, Rolling Lane and Ash Street. Mr. Gaumond noted that Culvert Replacement (Bogle Brook at Sherburn Circle) has been proposed.

Mr. Gaumond noted that Septic Repair Program is proposed. Mr. Gaumond stated that Septic Repair Program was brought forward by a resident. Ms. Reitano stated that there may be additional administrative costs associated with this program. Bharath Venkataraman, Finance Committee member, agreed with Ms. Reitano. Mr. Houston noted that he would like to hear from the Board of Health their opinions on the article. Mr. Houston suggested that the Septic Repair Program not be placed on the Consent Agenda.

Mr. Gaumond noted that Historical Preservation, 669 Boston Post Road had a revised total of \$306,000. Mr. Boshart asked if that is a joint effort between Affordable Housing Trust and the Historical Commission. Mr. Gaumond stated that was indeed correct. Ms. Primer noted that the sellers of the property turned down an offer of purchase from the Town. Ms. Primer noted that the focus is now on getting an Historic Preservation Deed Restriction.

Mr. Gaumond described Article 27, Memorial Pool Rehabilitation, he noted that the Recreation Commission would like to have a Special Town Meeting in the fall to vote on the article. Steve Ober, Chair of the Community Preservation Committee stated that the Recreation Commission will not have bids until July or August. Mr. Ober stated that the Recreation Commission is concerned that they will not have the construction season of 2023, which is why there is interest in holding a Special Town Meeting in September 2022.

Mr. Gaumond noted that Brook School Apartments Expansion had significant community input during a recent CPC Meeting. The request was not approved by the CPC. Mr. Gaumond and Mr. Ober concurred that the Community Preservation Committee wanted to get answers regarding the concerns from the community. Mr. Houston suggested that the Elder Housing Committee respond to concerns and provide more outreach to abutters. Mr. Houston noted that community concerns should not outweigh the Elderly Housing Committee to put the article forward. There was discussion regarding what CPC Articles would be placed the Consent Agenda.

Mr. Houston asked to change the title for Intersection Improvements for Route 20 & Highland Street to reflect that the appropriation is for design fees. Mr. Houston noted that the explanation of the Intersection Improvements article should include language that doesn't explicitly state that the project would be on the Transportation Improvement Program (TIP).

Mr. Boshart noted that in the article explanation to Change the Structure of the Select Board, that there is a factual error. Mr. Boshart noted that the Select Board can indeed fulfill their duties if one Select Board member is not present. Mr. Boshart asked the Town Manager to ask the petitioner to remove the factual error.

Ms. Reitano noted that the Finance Committee opposed the Pickleball article because the Committee felt that the Pickleball Court Design Fees warrant article could go through CPA funds. Mr. Ober noted that Recreation Master Plan Steering Committee did bring forth a request to the CPC for \$50,000. Mr. Ober thought that the Recreation Master Plan Steering Committee removed the request because they needed more time to determine possible locations for the court. Mr. Houston noted that the Pickleball request would make more sense to use CPA funds and to be approved at a Special Town Meeting in the fall. Mr. Gaumond stated that he will talk to the Recreation Commission to share the sentiment of the Select Board.

Mr. Gaumond noted that for the Municipal Utility Structure Standards article, the Planning Board may have amendments to make during Town Meeting. Mr. Houston noted that the language may change depending on a future Planning Board meeting.

Mr. Gaumond noted that the Sustainable Tree Initiative has been revised by the working group. Ms. Bent presented on the revised bylaw change. Ms. Bent noted favorable results of a past tree survey regarding levels of regulation for trees. Ms. Bent noted that after taking into consideration comments from residents, the working group changed the scope of the proposed bylaw. Ms. Bent noted that the proposed bylaws allow for larger scale construction/additions to existing buildings. Ms. Bent noted changes in tree size and a different tiered replacement/fee scale. Mr. Houston noted that the term "substantial demolition" may be a concern to residents. Ms. Bent noted the concern. Mr. Boshart stated that a bylaw needs to allow for building but also not allow for clear cutting concerns of abutters. Mr. Houston noted that limiting to the setback only may be more passable at Town Meeting. Ms. Primer noted that the building envelope is excluded. Ms. Primer noted that driveways, septic systems and other items are excluded under the proposed bylaw.

**Approve Report of the Select Board for Warrant & Budget Book**

**MOTION:** Mr. Houston moved to approve the Select Board report and Budget Book and to authorize the Town Manager and Town Counsel to make non-substantive changes to comply for legal requirements. The motion was seconded by Ms. Bent. **Roll call vote:** Mr. Boshart, Mr. Houston, and Ms. Bent voted in the affirmative. **Approved unanimously.**

**Approve Debt Exclusion Question(s) for Town Election Ballot**

Mr. Gaumond recommended to the Select Board that the vote be tabled until the March 25, 2022 Select Board meeting.

**Volunteer Dinner Discussion**

Mr. Houston noted that the Volunteer Dinner typically occurs in May. Mr. Houston noted that May is a busy month and that people may be concerned with meeting due to COVID-19. Mr. Houston noted that in the Fall, the Committee meeting occurs.

**Consent Agenda**

**MOTION:** Mr. Houston moved the Consent Agenda as follows:

Approve Select Board minutes: March 8, 2022 regular session.

Accept gift of \$50.00 from M.K. Constable to the Weston Arts and Innovation Center.

Accept gift of \$50.00 from Jennifer Warner & Richard Warner to the Weston Public Library.

Amend previous vote for Weston Board of Health American Rescue Plan Act (ARPA) monies to be allocated toward expenses in addition to personnel costs.

Update Weston Service Program Policy to increase the hourly rate to match the Massachusetts minimum wage and subsequently update the participants’ earning capacity to reflect 100 hours multiplied by the current Massachusetts minimum hourly rate.

2<sup>nd</sup> by Ms. Bent.

**Roll call vote:** Mr. Boshart, Mr. Houston, and Ms. Bent voted in the affirmative. **Approved unanimously.**

**MOTION:** Mr. Houston moved to adjourn the meeting. The motion was seconded by Ms. Bent. **Roll call vote:** Mr. Boshart, Mr. Houston, and Ms. Bent voted in the affirmative. **Approved unanimously.**

**The regular meeting adjourned at 9:15 p.m.**

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Christopher E. Houston  
Clerk

*Note: A copy of all documents, explanatory material, and exhibits presented to and used by the Select Board as part of this meeting are attached to the approved minutes*