

Town of Dunstable Board of Selectmen Meeting Minutes



March 30, 2023

Dunstable Town Hall, 511 Main Street, Dunstable, MA 01827

Present were: Chairman Kieran Meehan, Selectman Ron Mikol, TA Jason Silva, Sue Fayne

Meeting called to order by Kieran Meehan for the Board of Selectmen at 5:01pm

Public Forum

There were no comments from the Public.

Approval of Meeting Minutes

Minutes were reviewed from the BOS meetings on March 16th & March 23rd. On a motion made by Selectman Mikol and seconded by Chairman Meehan, it was **VOTED** to **approve** the minutes from the meetings dated March 16, 2023 & March 23, 2023. **The vote was unanimous.**

Facility Use Request: School Committee Office Hours

The Dunstable School Committee members requested the use of Town Hall for 2 Mondays this spring in for Open Office Hours to meet with residents of Dunstable. Selectman Mikol wanted to ensure there were not any conflicts with the DTC rehearsals and Sue confirmed there was not.

On a motion made by Selectman Mikol and seconded by Chairman Meehan, it was **VOTED** to **approve** use of Town Hall – Grand Room on April 24, 2023 & May 1, 2023 by the GDRSD Dunstable School Committee members for the purpose of hosting Open Office Hours for Dunstable residents. **The vote was unanimous.**

Facility Use Request: Swallow Union

Swallow Union does an annual Teacher Appreciation Luncheon on the Town Common and would like to reserve the space for this purpose. We will make sure to inform them that there currently isn't any power at the Gazebo.

On a motion made by Selectman Mikol and seconded by Chairman Meehan, it was **VOTED** to **approve** use of the Town Common on May 12, 2023 by Swallow Union PTO for the purpose of hosting a Teacher Appreciation Luncheon, for use between the hours of 8 AM and 5 PM. **The vote was unanimous.**

Facility Use Request: Piano Recital

Kady Gelineau would like to use the Grand Room in the Town Hall for an upcoming recital for her Piano students. She's used this space in the past. Chairman Meehan mentioned there is also an event at Swallow Union on the same day but that should not impact an early morning recital.

Minutes Approved 04/05/2023

On a motion made by Selectman Mikol and seconded by Chairman Meehan, it was **VOTED** to approve use of the Grand Hall in Town Hall on June 10, 2023 by Kady Gelineau for the purpose of hosting a piano recital from 8am-10am. **The vote was unanimous.**

Facility Use Request: Journey Jinglefest

There were 2 separate Facility Use Requests submitted by Jon Hughes for the annual Journey & Jinglefest Holiday event. One request was for Town Common Space and was for use of the Town Hall inside and outside grounds.

On a motion made by Selectman Mikol and seconded by Chairman Meehan, it was VOTED to approve use of the Town Common & Town Hall Grounds on December 2, 2023 (Rain Date December 3, 2023) by the Jinglefest Committee for the purpose of hosting a Craft Fair, Visit with Santa, and Annual Theatrical Production from 2pm-8pm. **The vote was unanimous.**

NMOC Interagency agreement

The Dunstable PD is already engaged in this agreement with NEMLEC, however they would like updated signatures and paperwork with current community leaders on the interagency agreement.

On a motion by Selectman Mikol and seconded by Chairman Meehan, it was **VOTED** to approve and authorize the Chair to sign the Interagency Mutual Aid/Assistance Agreement with the Northeastern Massachusetts Law Enforcement Council (NEMLEC). **The vote was unanimous.**

Contract with Multiplex Electrical Solutions LLC: Town Bandstand Electrical Modification*

There were 2 bids submitted for the new electrical service for the Gazebo/Bandstand on the Town Common. One bid was for \$24k vs. \$5.4k. Ron would like to review the work that needs to be done and meet with Multiplex Electrical Solutions LLC to ensure they understand the scope of the work. We will place this item on the next agenda after he has had a chance to review in detail & meet with MES.

Town Administrator's Report

MUD Housing Project

Thursday Jason had a meeting with MCO and Associates and Town Counsel to begin conversations about the Land Development Agreement (LDA), Lease Agreement, and LIP Application. Town Counsel is developing a draft LDA which we're hoping to finalize by the end of next week. Once there is agreement, the LDA will be presented to the Select Board for consideration and approval. The Select Board will also need to vote to support the project, sign the LIP Application to DHCD, and submit a letter of support.

FY24 Budget

We continue to work on the FY24 Operating Budget. Currently, TA Silva has meetings scheduled with the Police, Fire, Highway, and Library Departments to review budgets, once again. We'll continue to look at

all savings and potential reductions to reduce the budget gap. I am also working to fine tune the financial forecast which is a work in progress.

ARPA Bill: Public Safety Improvements Local Earmark

We've begun working with the Executive Office of Public Safety to access the \$50,000 earmark for public safety improvements. Next step is for them to transfer funds to the Town for our use.

NMCOG Technical Assistance Grant

Next Thursday, we have a meeting scheduled with NMCOG to begin discussions on advancing both projects to site EV Charging Stations in public parking spaces and conducting a solar assessment on town owned properties, as well as, further explaining the Union Building project to determine if they are able to assist the Town.

Community Preservation Committee Funding Applications

I have worked to submit two applications to the CPC related to the Union Building Restoration and Rehabilitation and Woodward's Mill Dam Phase II Assessment. I have discussed and shared both applications with Joan Simmons and met with the Historical Commission about them. Based on feedback received, I plan to update the applications slightly and make the requisite copies for the Committee to consider.

MS4 Stormwater Permit

We had a productive meeting this week on our MS4 Permit to ensure that collectively we stay on task and meet permit requirements. As follow-up, I'm planning to work with the Town Engineer to develop a task schedule for all town departments and we plan to have another meeting next month.

Joint Grass Brook Culvert – Main Street

Following the meeting on the MS4 Stormwater Permit, we met on the needed repairs and next steps for the Joint Grass Brook Culvert. The culvert metal pipe is deteriorating with holes. Hoyle and Tanner have described it as in poor to serious condition and have evaluated alternatives for repair. Options that were evaluated include slip lining the existing pipe, replacing the metal pipe in-kind, and replacing with an aluminum box culvert. Costs associated with this work range from \$275,000 to \$325,000.

National Grid/Verizon Request for Pole Installation

We have received a petition from National Grid/Verizon to locate a new utility pole at 260 Main Street. This request will require the Select Board to hold a public hearing. Sue is working to advertise and notify abutters of the request.

PFAS at the High School

Yesterday, there was a meeting between the Towns of Pepperell, Groton, and Dunstable where two options were discussed – one option to bring water from Groton and the second option where water is brought from Pepperell via a connection between Pepperell and Dunstable. In short, the Groton solution is at a cost of approximately \$16.8 million, the Pepperell/Dunstable solution is approximately \$17.5 million. However, with Pepperell contributing to the cost, the total expense to the Towns of Dunstable and Groton is slightly over \$7 million. Earlier today, I sent you a breakdown of the work and costs associated. In sum, Pepperell broke down the project into 3 phases:

Groton Street to Kemp Street - \$10,078,737.88

Service for Groton Street and Kemp Street related to release mitigation - \$3,031,012.86

North Street/Inter Flavell Road/GDRHS Connection - \$4,019,556.02
Total - \$17,629,306.76

This work would include a 12-inch water main connection from Route 113 in Dunstable down Groton Street and North Street to Jersey Street in Pepperell. Connections will also be made to the GDRSD High School and the Kemp Street/Groton Street PFAS-impacted properties.

The Groton project would bring a water main down Chicopee Row and loop around the school to the PFAS impacted properties.

Before the PFAS issue, as you know, the Towns of Pepperell and Dunstable were in discussions related to working together on water infrastructure/management and potentially creating a water district between the two communities. These discussions were the result of Pepperell's water supply having high levels of PFAS. The cost to make the connection along Route 113 from Dunstable to Pepperell which was originally being considered was estimated at \$10,424,231.51. Thus, this is the basis for the contribution from the Town of Pepperell.

The Town of Groton Select Board has a meeting planned on Monday at 3 PM to discuss this and the identified options.

Opioid Settlement Funds

The Town is slated to receive payments from opioid defendants in connection with opioid settlements in the amount of roughly \$24,500. For more information on individual payments, you can visit the Attorney General's website here: <https://www.mass.gov/lists/municipal-abatement-payments>.

Verizon Cable Franchise Renewal License

Verizon has reached out regarding the Town's cable license and the need for negotiating a renewal. I'm in the process of scheduling a meeting with them to begin that process.

Next Steps

- Next meeting is scheduled for Wednesday at 8am to do a detailed review of the budget.
- TA Silva recommends a Special Town Meeting for the override proposal.
- Selectman Mikol would like TA Silva to work on pulling together a 2nd, "non-override" budget so that 2 can be presented during the Town Meeting, with his recommendations to balance the non-override budget. TA Silva will work to have that available for the Wednesday meeting.

On a motion by Chairman Meehan and seconded by Selectman Meehan, it was **VOTED**: to adjourn the meeting at 5:40pm. **The vote was unanimous.**