



**LANCASTER BOARD OF SELECTMEN**  
**Regular Meeting Minutes**  
**Of January 7, 2019**

**I. CALL TO ORDER**

Chairman Stanley B. Starr, Jr. called the Regular Meeting of the Board of Selectmen to Order at 6:00 P.M. in the Nashaway Meeting Room, located in the Prescott Building, 701 Main Street, Lancaster, Massachusetts. Present were Selectmen Walter F. Sendrowski, Mark A. Grasso, Jr., Town Administrator Orlando Pacheco and Executive Assistant Kathleen Rocco.

**II. PUBLIC COMMENT PERIOD**

6:00 P.M. Opportunity for public to address their concerns, make comment and offer suggestions on operations or programs, except personnel matters. Complaints or criticism directed at staff, volunteers, or other officials shall not be permitted.

Carol Jackson, Farnsworth Lane, came before the Board to handout materials as it relates to Chapter 40B. Ms. Jackson, Karen Carnali, Bull Hill Road and Sue Billings inquired about the status of the Council on Aging Director.

**III. APPROVAL OF MEETING MINUTES**

Review and take action on Regular Meeting Minutes of December 17, 2018.

*Selectman Grasso moved to approve the Regular Meeting Minutes of December 17, 2018. Selectman Sendrowski Seconded. Walter F. Sendrowski vote Aye, Mark A. Grasso, Jr. vote Aye and Stanley B. Starr, Jr. vote Aye. [3-0-0]*

**IV. SCHEDULED APPEARANCES & PUBLIC HEARINGS**

1. Town Forest Committee member Tim Castner – Discussion on Timber Harvest

Mr. Castner reported that the next phase of the timber harvesting in the Blood Town Forest has received quotes from Mr. Kevin Scherer, Licensed Forester. Mr. Castner explained that this is part of the forest management plan and noted that there are some revisions, notably not to do land behind Devonshire Land, due to noise impact on residents, as well as access issues. *(See attached quote)*

Discussion on the timber sales for the harvest will net approximately \$40,000 with \$13,000 in expenses.

**V. BOARDS, COMMITTEES AND DEPARTMENTS REPORTS - NONE**

## VI. TOWN ADMINISTRATOR REPORT

Town Administrator Orlando Pacheco will update the Board on the status of current projects pending

1. Community Compact Grant

Mr. Pacheco stated that Phoenix Communications was selected to undertake the expansion of the Town's Fiber Optic Network to other municipal facilities. This will also provide the necessary redundancy needed to implement better disaster recovery procedures. Their bid was \$145,948.00. He does anticipate some additional cost above and beyond what the Grant will cover. Once finalized, Mr. Pacheco will discuss the additional funding with the Finance Committee and expect to have completion of the project by the end of the fiscal year.

2. Goodridge Brook Estates

Town Administrator Pacheco reported that the Town received a revised submission from the developer. The new submittal is 153 units consisting of 56 homes and 96 rental units. The next public hearing is scheduled for January 17th at 7pm.

3. ADA Planning Grant

The Town did not receive the ADA Planning Grant. Mr. Pacheco noted that he will continue with the Community Assessment, which he is working on with MROC, and re-apply in FY2020.

## VII. ADMINISTRATION, BUDGET, AND POLICY

1. Bill Repayment for Energy Projects

Town Administrator Pacheco updated the Board regarding the Energy Projects. He noted that there are three (3) projects the Town will be doing. The first one is the installation of the LED lighting for the Community Center. The second one is the installation of two (2) variable frequency drives at the Police Station. The final project will be the installation of two (2) Electronically Commutated Magnetic Circulator Pumps at the Thayer Memorial Library and installation of high efficiency transformers. Mr. Pacheco noted that no net money is coming out of the Town's budget for these projects.

## VIII. APPOINTMENTS AND RESIGNATIONS

### Resignations

• Memorial Day Committee

*Selectman Sendrowski moved to reluctantly accept the resignation Henry Paszko, effective immediately. Selectman Grasso Seconded. Walter F. Sendrowski vote Aye, Mark A. Grasso, Jr. vote Aye and Stanley B. Starr, Jr. vote Aye. [3-0-0]*

## IX. LICENSES AND PERMITS

Review and take Action on Application of License

1. Common Victualler: N&K Lancaster, LLC, dba Exxon Mobile, 1424 Lunenburg Rd., Lancaster

*Selectman Sendrowski moved to approve the Common Victualler for N&K Lancaster, LLC, dba Exxon Mobile Gas Station, located at 1424 Lunenburg Road, Lancaster. Selectman Grasso Seconded. Walter F. Sendrowski vote Aye, Mark A. Grasso, Jr. vote Aye and Stanley B. Starr, Jr. vote Aye. [3-0-0]*

Review and take Action on Renewal Licenses:

1. Common Victualler: Dunkin Donuts, 1410 Lunenburg Road, Lancaster  
*Selectman Sendrowski moved to approve the Common Victualler for Dunkin Donuts located at 1410 Lunenburg Road, Lancaster. Selectman Grasso Seconded. Walter F. Sendrowski vote Aye, Mark A. Grasso, Jr. vote Aye and Stanley B. Starr, Jr. vote Aye. [3-0-0]*
2. Common Victualler: Jennifer Joan Macellari, dba Sandee's Restaurant, 162 Main Street.  
*Selectman Sendrowski moved to approve the Common Victualler for Jennifer Joan Macellari, dba Sandee's Restaurant, located at 162 Main Street, Lancaster. Selectman Grasso Seconded. Walter F. Sendrowski vote Aye, Mark A. Grasso, Jr. vote Aye and Stanley B. Starr, Jr. vote Aye. [3-0-0]*

**X. NEW BUSINESS \***

*\*This item is included to acknowledge that there may be matters not reasonable anticipated by the Chair.*

Town Administrator Pacheco reported that the Cultural Council has awarded \$5,600 in new grants. There were approximately \$17,000 grant requests. He further stated that most of the grants awarded were local.

**XI. COMMUNICAITONS**


- Town Offices will be closed on Monday, January 21, 2019 in observance of Martin Luther King Day.
- Next Board of Selectmen Meeting will be held on Tuesday, January 22, 2019, at 6:00pm in the Nashaway Room

**XII. ADJOURNMENT**

Seeing no further business, on Motion by Selectman Sendrowski, seconded by Selectman Grasso, it was unanimously voted the Board of Selectmen adjourned at 6:35 P.M.

Respectfully submitted

Kathleen Rocco  
Executive Assistant

  
Walter F. Sendrowski, Clerk  
Approved and accepted: 2-4-19



**KEVIN SCHERER**  
Licensed Forester  
44 Fiske Hill Road  
Sturbridge, MA 01566

(774) 285-3304

Kscherer27@aol.com



December 31, 2018

Lancaster Town Forest Committee  
Tim Castner  
695 Main Street  
Lancaster, MA 01523

Mr. Castner,

As requested the following is a revised proposal for the next phase of timber harvesting as described in the forest management plan. The revised proposal eliminates harvesting in stands 18 and 20 as was decided by the Town Forest Committee. This proposal also takes into account the current market value for the various timber products. I also made the sawtimber volumes more conservative based off of the results from the first timber sale and my desire to not over estimate the value. It is important to note that there are many factors that affect the value of a timber sale that are extremely difficult to predict. These factors include, but are not limited to, fluctuations in a volatile forest products market, unforeseen tree defect, timber harvester availability and demand, and estimated versus actual trees marked. Please use the below estimates for planning purposes only and understand the figures will be adjusted after the timber has been marked and tabulated.

The other major factor that needs to be considered is the access road improvements for Harvest 1. The estimates below do not consider road improvements. The considerations, based off of our conversations, include the extension of the road 1200-feet to a third landing near Old County Road and whether or not a top layer of finer material will be added to the entire road from Brockelman to improve walking conditions. Extending the road to a third landing would reduce costs for future forest management operations and improve access for emergency vehicles or other recreational activities for many years. The alternative would be to not make the road extension and simply use the second landing that is already established from the first harvest, which would increase the revenue from this proposed timber sale. I think the best course of action would be to formulate bid documents with line items for the two road repair options. That would allow for the committee to weigh there options with hard numbers.

Harvest 1 (see attached map)

Forest Stands	Acreage	Sawtimber Volume	Pulpwood Volume (tons)	Cordwood Volume (cords)	Estimated Revenue	Estimated Forestry Expenses	Profit
6	30	70	250	80	\$11,300	----	----
11	38	64	100	130	\$12,115	----	----
12	18	60	40	125	\$10,250	----	----
<b>Total</b>	<b>86</b>	<b>190</b>	<b>400</b>	<b>330</b>	<b>\$33,665</b>	<b>\$8,400</b>	<b>\$25,265</b>

Harvest 2 (see attached map)

Forest Stands	Acreage	Sawtimber Volume	Pulpwood Volume (tons)	Cordwood Volume (cords)	Estimated Revenue	Estimated Forestry Expenses	Profit
6	19.3	50	230	70	\$8,200	----	----
10	30	50	60	180	\$12,550	----	----
<b>Total</b>	<b>49.3</b>	<b>100</b>	<b>290</b>	<b>250</b>	<b>\$20,750</b>	<b>\$5,400</b>	<b>\$15,350</b>

# Forest Stand & Boundary Map

Property of  
TOWN OF LANCASTER  
695 Main Street, Suite 1  
Lancaster, MA

Arthur W. Blood Town Forest  
East Lot

TOWN FOREST  
WEST LOT

HARVEST 2

HARVEST 1

