



LANCASTER BOARD OF SELECTMEN

Regular Meeting Minutes

Of April 1, 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.

Walter O'Clair of Clinton, came before the Board of Selectmen with his concern of the "roadkill" along Route 70 and Route 110. As a Lancaster school bus driver for the Nashoba Regional School District, Mr. O'Clair stated the children are seeing dead animals daily during their bus rides to and from schools. He has asked the Board of Selectmen and the Town Administrator to find a solution regarding the removal of the dead animals along the roads.

III. APPROVAL OF MEETING MINUTES

Review and take action on Regular Meeting Minutes of March 18, 2019

Selectman Grasso moved to approve the Regular Meeting Minutes of March 18, 2019. 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

6:10 P.M. Public Hearing – Keith P. Kopley, dba Hillside Cellars, for a change in Category & Alteration of application of Licensed Premises for Farmers Series Pouring Permit (Wine & Beer)

Selectman Sendrowski read the following into the Minutes:

Notice is hereby given that a Public Hearing will be held on Monday evening, April 1, 2019, at 6:10 P.M., in the Nashaway Meeting Room, Prescott Building, 701 Main Street, Lancaster, MA on application of Keith P. Kopley, d/b/a Hillside Cellars, for a Change of Category & Alteration of Licensed Premises for Farmers Series Pouring Permit (Wine & Beer) at 339 Seven Bridge Road, Lancaster, MA. All persons interested in and wishing to be heard on this matter are requested to

appear at the aforementioned time and place. Written comment will also be accepted up to time of said hearing. – Board of Selectmen

Selectman Grasso moved to open the public hearing at 6:15pm, Selectman Sendrowski Seconded. Walter F. Sendrowski vote Aye, Mark A. Grasso, Jr. vote Aye and Stanley B. Starr, Jr. vote Aye. [3-0-0]

Discussion:

Mr. Keith Kopley came before the Board of Selectmen with his request to have his application approved. He stated that he has gone through the process with the State and Federal government regarding his agricultural license,

Town Administrator Pacheco stated that there is concern with the Zoning and alcohol permitting. Mr. Pacheco pointed out that the Planning Director Antonellis had contacted Town Counsel Jonathan Eichman regarding the Farmer Brewery License and the laws under the agricultural use in G.L. c40A, s3. He stated that at this time there is no provision in the zoning bylaw for serving alcohol and would like more time to hammer out the process with the Building Commissioner and Planning Director.

Selectman Sendrowski would like more clarity regarding the law.

Mr. Kopley stressed that he already has a Farmer Series Pouring License for Wine and would like to add Beer to that license.

Mr. Pacheco noted that the Town of Lancaster has a Special Act regarding alcohol.

Selectman Grasso commented that he does not understand what the problem is, but concurs with Selectman Sendrowski on getting clarity on this issue.

Selectman Sendrowski moved to close the public hearing. Selectman Grasso Seconded. Walter F. Sendrowski vote Aye, Mark A. Grasso vote Aye and Stanley B. Starr, Jr. vote Aye. [3-0-0]

Selectman Sendrowski moved to continue. Selectman Grasso Seconded. Walter F. Sendrowski vote Aye, Mark A. Grasso, Jr. vote Aye and Stanley B. Starr, Jr. vote Aye. [3-0-0]

V. BOARDS, COMMITTEES AND DEPARTMENTS REPORTS - NONE

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VI. TOWN ADMINISTRATOR REPORT

1) District Local Technical Assistance

Town Administrator Pacheco reported that he would like to submit 2 requests on behalf of the Town. Priority 1) for assistance in zoning amendments related to alcohol licensing; and Priority 2) Asset and Infrastructure Management guidance to better develop a capital planning and long term financial forecasting.

2) Commission on Disability

The Commission on Disability is looking to have one “elected or appointed” Town official. Previously the Building Inspector was the appointed official.

3) ATM Updates

Town Administrator Pacheco stated that they are in the process of finalizing the warrant articles for ATM. He noted there will be a quick STM before the ATM to deal with 2 minor capital items. The Planning Board is looking at Mr. Pacheco's recommended EPR Overlay District and should be ready for Town Meeting. Further, he stated that they have 2 requests from the Veterans Agent regarding accepting the Brave Act, which provides property tax benefits to and 2 requests from the Nashoba Regional School District regarding borrowing for certain capital expenses and the creation of a stabilization fund for free kindergarten.

4) Route 117 Construction

Mr. Pacheco reported that starting April 2nd there will be work at the intersection of Langen Road and North Main Street to dig and cap the old water mains. This should take 1 day. April 8 and 9 will be the milling of road, which will most likely close 117 for those days and resurfacing on April 15 and 16. All information will be available on the website.

5) Route 117 Bridge

Town Administrator Pacheco announced that the Beta Group has finished the conceptual estimate for the bridge on 117 at Bartlett Pond. The anticipated total will be 1,015,650. He noted that the Town has received a \$500,000 grant to offset part of that cost. The work is expected to start in 2021.

VII. ADMINISTRATION, BUDGET, AND POLICY
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1. Discussion of a long term lease of the Memorial School for more than 30 years.

Town Administrator Pacheco clarified the long term lease of the Memorial School. He noted that part of the former school building is on deed restricted land and part of it is not. He further commented that there is a need to get the property surveyed and delineated to remove the ambiguity and understand the next steps, in which is a process that needs to be done before the trying to submit an article for the Annual Town Meeting.

Victoria Petracca agreed with Mr. Pacheco noting that the Housing Production Plan highlights the Memorial School as a potential site for affordable housing. Mrs. Petracca believes that should be a survey first followed by public discussions with abutters and the Town, and then submit an Article for the Special Town Meeting Warrant in the Fall.

VIII. APPOINTMENTS AND RESIGNATIONS
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1. Appointments:

Housing Authority – Cynthia Strong, term to expire May 11, 2020.

Selectman Grasso moved to appoint Cynthia Strong to the Housing Authority, term to expire May 11, 2020. Selectman Sendrowski 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

1. Application for Use of Town Green/Gazebo

- Steve Piazza/Friends of the Library Music Series to be held on 6/26; 7/3; 7/10; 7/17; 7/24; 7/31 and 9/28/2019 to held from 5:30pm – 8:00pm.

Selectman Sendrowski moved to approve the Use of Town Green/Gazebo for the Friends of Library Music Series as presented. 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. Application for Use of Town Hall Auditorium

- . Peter Murphy Players – *The Mousetrap* a play by Agatha Christie on April 26th & 27th at 7:00pm
- . The Imago School (Peter Murphy) – *You're a Good Man, Charlie Brown the Musical*, to be held on Friday, May 3rd and May 4th – 2pm & 7pm

Selectman Grasso moved to approve the Use of Town Hall Auditorium for the Peter Murphy Players and The Imago School as presented. Selectman Sendrowski 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.*

XI. COMMUNICATIONS

Town Offices will be closed on Patriot's Day – Monday, April 15, 2019.
Next Board of Selectmen's meeting will be held on Tuesday, April 16, 2019.

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 7:25 P.M.

Respectfully submitted

Kathleen Rocco
Executive Assistant

Walter Sendrowski

Walter F. Sendrowski, Clerk

Approved and accepted: 4.16.19