

**TOWN OF HAMILTON
BOARD OF SELECTMEN
DECEMBER 21, 2009**

The Board of Selectmen met at the Hamilton Town Hall at 7:00 p.m. on Monday, December 21, 2009 with David Carey, William Bowler and Jennifer Scuteri present. Fire Chief Phil Stevens and Town Administrator Candace Wheeler also present.

Discuss bids for Town Land on Chebacco Road

The Town has an acre of land for sale on Chebacco Road. An advertised request for proposal was done for the parcel. The title is not clear for the parcel so Hamilton is going to do a release deed that would release any rights or interest the Town has.

One bid was received from Tom and Betsy Spang for \$14,200. The assessed value for the property was \$19,200.

David Carey entertained a motion to sell this property for \$14,200 as described in the bid offer from the Spangs. William Bowler so moved. Jennifer Scuteri seconded the motion. VOTE: Unanimous.

Town Manager Search Committee

Consultant Tom Groux and members of the Town Manager Search Committee discussed the process to find Town Manager candidates for Hamilton as well as, the role of the new Town Manager. January 25 is the cut off date for applicants to submit resumes.

Groux thought people who are in the market to change jobs would expect this process to take between four and six months. When a Town Manager is in place that person will set the policy for the Town, as well as appoint and remove department heads. The Board of Selectmen who would still run the Town could veto decisions that are made by the Town Manager.

It was agreed that the names of candidates for Town Manager would be kept confidential until the committee recommends applicants to be interviewed. The Town Manager does not have to be a Hamilton resident.

Most of the applications received to date are from Massachusetts' residents. The municipalities of Stoughton, Abington and Arlington are also looking for new Town Managers.

Jeff Hubbard – Discuss legislative initiative

Resident Jeff Hubbard discussed with Town officials the importance of controlling the tax rate in Hamilton and the impact of unfunded mandates from the state. Discussion was on whether or not the state should suspend mandates; make paying unfunded mandates voluntary or if the Town should ignore unfunded mandates to save Hamilton money. Carey said he would contact the Suburban Coalition on the matter via email and copy Hubbard.

Common Victualler's Application – Roy Serpa d/b/a Dunkin Donuts

Carey entertained a motion to approve a common victualler's license (M.G.L. Chapter 140) for Liva Donuts, LLC dba Dunkin Donuts. Bowler so moved. Scuteri seconded the motion. VOTE: Unanimous.

Bill Gisness – EDC Plan

Discussion on need for development in Hamilton, the downtown planning charrette and possibility of revisiting density for senior housing by-law and renewing effort to create and pass planned alternative development by-law. Bill Gisness recommended a steering committee be formed to push along the process with focus on the Master Plan and charrette to increase tax revenue in Town.

Discussion was also on extending the business district to possibly include the Winthrop School parcel next to the old library and development of the landfill.

Also discussed was the parking restrictions in the downtown area that are thought to be too restrictive for developers as a result of the planning charrette. March is the closing date for any zoning articles for the Annual Town Meeting warrant.

Hatfield Road

Hamilton owns a parcel on Hatfield Road that has an assessed valuation of \$175,000. The Town will see if any of the neighbors have interest in purchasing the property. Discussion was on whether or not affordable housing should be located at the site and if Habitat for Humanity would be involved. The Housing Partnership Committee will be

asked to provide input on the topic. A request for proposal will be put out to sell the land.

Appoint Ed Seaver to Emergency Management Committee

Carey entertained a motion to appoint Ed Seaver to the Emergency Management Committee for a three-year term from December 21, 2009 until June 30, 2012. Bowler so moved. Scuteri seconded the motion. VOTE: Unanimous.

EMS Update from Chief Phil Stevens

The police and fire chiefs will report to the Board after January 8 on how two volunteer firefighters going on medical calls at night has worked for the last 30 days.

Discuss NIMCAST with Chief Phil Stevens

Carey entertained a motion to appoint Ed Seaver as NIMCAST coordinator working with Fire Chief Phil Stevens. Bowler so moved. Scuteri seconded the motion. VOTE: Unanimous.

Sign Cemetery Deeds

Carey entertained a motion to sign a cemetery deed. Bowler so moved. Scuteri seconded the motion. VOTE: Unanimous.

Update re: Hamilton can assist Wenham during Town Clerk absence

Carey entertained a motion for Hamilton to support Wenham in any way it can since Wenham's Town Clerk Frances Young is very ill. Bowler so moved. Scuteri seconded the motion. VOTE: Unanimous.

Energy Coordinator

Sue Petrolia has been hired as the Energy Coordinator for Hamilton and Wenham the position will be funded with \$10,000. She will help with recycling as well.

Discuss organic waste recycling

Language is needed from the manufacturer of organic recycling bins since the state will not pay \$15,000 for bins for Hamilton at this time. The manufacturer is interested in providing the bins if the state will pay for them at a later date.

Carey entertained a motion to go into executive session at 8:24 p.m. not to return to open session to discuss union negotiations. Bowler so moved. Scuteri seconded the motion. The roll call vote was unanimous.

Respectfully submitted by Jane Dooley, Minutes Secretary

ATTEST: _____
Clerk