

Board of Selectmen – September 20, 2010
Present: Babson, Searle, Tsagaris, Dugan, Gibbs
Also present: Larsen, Ketchen and Robinson

Meeting called to order at 7:00 pm.
Warrant approved: Number 2011-012 (\$1,842,282.52)
Citizen Speak: None
Minutes approved: None
Business:

Ms. Searle noted the schedule for Mom's Day Out the following day on Central Street.

A. Executive Director's Update

- Mr. Larsen summarized the new initiative to improve the Town's website, which is being led by Brian DuPont from the NIS Department.
- Mr. Larsen summarized the agreement negotiated with the acquirers of the Glen Grove property, which will require them to maintain the HUD (Housing and Urban Development) Section 8 contract and activate the local preference provided for in the related Comprehensive Permit. The Board voted (5-0) to authorize the Chairman, Katherine L. Babson, Jr., to execute the Agreement between the Town and GPT-Glen Grove, LLC, owner of Glen Grove, and also the Limited Waiver of Right of First Refusal, as authorized by the 2010 Annual Town Meeting.
- Mr. Larsen noted the Sustainable Wellesley Expo and Symposium scheduled for October 9, 2010.
- Mr. Larsen noted the National Take Back Initiative scheduled for September 25, 2010.

B. Senior Center – Update on Discussion with Community Cener

Linda Cohen and Gayle Thieme representing the Council on Aging and Gail Kingsley, Tolles Estate Trustee, joined the Board. Ms. Tsagaris summarized the objective, process and results of discussions with representatives of the Community Center regarding the long-term preservation of the Council on Aging's presence at the Community Center. Her presentation focused on the various options arising from the discussions, including options for either renovating the existing building or tearing down the building and constructing a new facility. The Board members and guests discussed the options and concurred that renovation of the existing facility does not make economic sense. The Board also concurred that it would not be appropriate for the Town to fund a disproportionate share of the cost of a potential project, through a long-term lease agreement or otherwise, and not then gain an equity position in the property.

Ms. Cohen read a statement from the COA Board expressing their objection to any agreement with the WCC, and their ongoing commitment to a new free-standing senior center.

Ms. Kingsley expressed her support for tearing down the existing building and constructing a new facility to function as a community center, which would be operated by the Town. This would free the existing Community Center organization to pursue a broader agenda with their endowment.

The Board agreed to further explore the teardown options resulting in Town ownership/control, as detailed in Ms. Tsagaris' presentation, and tasked Mr. Robinson (legal), Mr. Ketchen (procurement) and Mr. Larsen (financial) to analyze the related issues. The Board agreed to reconvene to review the results of this further work October 12, 2010 (since deferred to October 18, 2010).

The Board further discussed whether to continue evaluation of Community Center options in isolation, or whether to also begin comparing the Community Center options to a standalone senior center. Harriet Warshaw and Mary Bowers provided input on this issue. Following further discussion, the Board agreed to maintain the focus on the Community Center options, at least through the date of the Board's next discussion of this matter (i.e., October 18th meeting).

C. Youth Commission Update

Lesley Robertson and Maura Renzella, representing the Wellesley Youth Commission joined the Board and reviewed the WYC's mission and programs. They noted how they collaborate with other Boards, departments and other groups, and described some upcoming events.

D. "A Path in the Woods Foundation Work/Study Proposal

Gary and Donna McCabe, representing the Path in the Woods Foundation, and Maura Renzella joined the Board to review a Work/Study Proposal for Wellesley youths in Town departments, to be funded by the Foundation. The program is being proposed in collaboration with the Youth Commission and the Wellesley High School Guidance Department. Mr. McCabe described the origins of the proposal, explained the key features of the program and summarized the steps the proponents have taken to vet the program with the relevant Town officials. Mr. McCabe and Ms. Renzella responded to various questions from the Board. The Board expressed support for the program.

E. Health Department Update on QPR (Question, Persuade, Refer) Training

Mary Suresh, Health Department Director and Ms. Renzella joined the Board and reviewed two suicide prevention initiatives funded by a grant from the Fund for Wellesley. The Board expressed appreciation for the Health Department's leadership on these important initiatives.

F. Town-Wide Financial Plan

Mr. Larsen provided an update on the Town-Wide Financial Plan, as initially presented to the Advisory Committee on September 7, 2010. He noted the revenue and expense assumptions/projections for FY12, which have led to the conclusion that the FY12 budget can be balanced based on the budget guidelines implicit in the

TWFP presented at the 2010 Annual Town Meeting (2½% for Schools, 1½% for other Town departments).

Old/New Business

- Wellesley High School – N/A.
- Wellesley Middle School – Ms. Tsagaris noted that the SBC has narrowed the number of project options to three, all of which involve internal renovations, and which range in cost that from \$940,000 – \$1.4m. The School Committee and SBC will hold a joint meeting on September 27, 2010 at 7:30 to vote on the options.
- 27 Washington Street – Mr. Larsen noted the pending MORE Grant application, which is intended to seek State funds for a portion of the cost of the roadway work related to this project.
- Senior Center – N/A.
- DCR Bridge – The start of the project is imminent. The containment (erosion control) plan needs further review by the Newton Conservation Commission.
- Advisory Committee Update – N/A.
- Fuller Brook Path – Ms. Babson reported on the results of two public meetings.
- St. James Committee – Ms. Babson noted the Committee meets next on September 29 , 2010.
- Public Transportation Study – N/A.
- Regional Matters – Mr. Dugan reported on recent meetings of the Metrowest Growth Management Committee and the Norfolk County Advisory Committee.
- Sustainability – Mr. Ketchen noted the results of the first meeting of the Sustainability Committee

At 9:45 pm the Board was polled all aye to go into Executive Session to discuss the potential acquisition of the St. James property, public discussion of which might prejudice the Town's ability to consummate a successful acquisition.