



TOWN OF MILLIS

Erin T. Underhill, *Chair*
Craig W. Schultze, *Vice Chair*
Ellen Rosenfeld, *Clerk*

OFFICE OF THE SELECT BOARD

Veterans Memorial Building
900 Main Street • Millis, MA 02054
Phone: 508-376-7041

Michael J. Guzinski
Town Administrator
mguzinski@millisma.gov

Karen Bouret DeMarzo
Assistant Town Administrator
kbouret@millisma.gov

SELECT BOARD MEETING AGENDA MONDAY, NOVEMBER 14, 2022; 7:00 PM VETERANS MEMORIAL BUILDING ROOM 229

	Topic	Time	Speaker
I.	Call to Order	7:00 PM	Chair Underhill
II.	Announcements Recognition of Election Workers		
III.	Scheduled Appointments & Hearings		
22-247	Vote to Accept Gift - Tree	7:05 PM	R. Cantoreggi
22-248	Hearing: Tax Classification	7:10 PM	T. Gonsalves
22-249	Approval of Contract for Repairs to Majors Baseball Field	7:15 PM	M. Guzinski P. Berube
22-250	Hearing: Stormwater/Land Disturbance for 1178 Main Street	7:20 PM	D. Merrikin M. Recos
22-251	Discuss Town Response to Plans for 1060 Main Street	7:40 PM	Sel. Underhill
22-252	Appointment of Library Page Appointment of Seasonal DPW Workers	8:00 PM	M. Guzinski J. McKay
22-253	Approval of Joint Purchase of Salt 2022-23 Bid Results	8:05 PM	J. McKay
IV.	Open Session Items		
22-254	Board/Committee Liaison Updates		Sel. Underhill
22-255	Approval of DRAFT Minutes		Sel. Underhill
V.	Executive Session To conduct strategy sessions in preparation for negotiations with union and non-union personnel. (SEIU/Town Administrator)		

VI. Adjournment

Proposed Upcoming Meeting Schedule

Date	Time	Location
Monday, December 5, 2022	7:00 pm	Rm 229 VMB
Monday, December 19, 2022	7:00 pm	Rm 229 VMB
Wednesday, January 4, 2023	7:00 pm	Rm 229 VMB

Select Board meetings are broadcast whenever possible through Millis Community Media on Comcast channel 11 and Verizon channel 38 and Zoom

Zoom (Broadcast only)
Meeting ID: 852 638 7223
Passcode: SBMeeting

Announcements

22-247

Vote to Accept Gift

Karen Bouret DeMarzo

From: Erin T. Underhill
Sent: Thursday, October 6, 2022 2:57 PM
To: Jim McKay; Karen Bouret DeMarzo; Mike Guzinski
Subject: Re: Tree Donation

Let's do 11/14.

Get [Outlook for iOS](#)

From: Jim McKay <jmckay@millisma.gov>
Sent: Thursday, October 6, 2022 2:44:28 PM
To: Karen Bouret DeMarzo <Karen.Bouret.DeMarzo@millisma.gov>; Erin T. Underhill <etunderhill@millisma.gov>; Mike Guzinski <mguzinski@millisma.gov>
Subject: RE: Tree Donation

The only problem at the library is I believe they never removed the foundation of one of the buildings and that is why the grass doesn't grow.

Jim

James F. McKay
Director of Public Works
900 Main Street
Millis, MA 02054
508-376-5424
jmckay@millisma.gov

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From: Karen Bouret DeMarzo <Karen.Bouret.DeMarzo@millisma.gov>
Sent: Thursday, October 6, 2022 2:36 PM
To: Erin T. Underhill <etunderhill@millisma.gov>; Mike Guzinski <mguzinski@millisma.gov>
Cc: Jim McKay <jmckay@millisma.gov>
Subject: Tree Donation

Carlson Cantoreggi is this year's recipient of the Henry Davis Memorial Scholarship for education in the field of arbor culture. Along with a monetary amount, he was also gifted a shade tree which he would like to donate to the Town. The estimated value is \$1750. I spoke with Brutus about it and he suggested planting it between the Library and Niagara Hall where there is some dead grass or at Oak Grove Farm since they have lost many trees in the past couple of years.

The Board will officially need to accept this gift. Would you prefer 11/7 or 11/14? Brutus can come to speak to this briefly. His plan would be to work with Scott McPhee of Harrison/McPhee to plant the tree Thanksgiving weekend while

Carlson is home from college. Brutus suggested that they could reach out to local scout troops to invite them to see how to plant a tree properly.

Karen Bounet DeMarzo

Assistant Town Administrator
Human Resources Manager

900 Main Street
Millis, MA 02054
508.376.7041

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22-248

Tax Classification Hearing

POSTED NOTICE

TOWN OF MILLIS

NOTICE OF TAX CLASSIFICATION HEARING

The Millis Select Board has called a public hearing Monday, November 14, 2022 at 7:10 P.M. on the question of adoption of percentages of local tax levy to be borne by each class of real property – residential, open space, commercial, industrial and personal property – for Fiscal Year 2023.

The Select Board may use a minimum residential factor as determined by the Commissioner of Revenue as set forth in Massachusetts General Laws, Chapter 40, Section 56. The residential factor governs the percentage of the tax levy to be borne by the residential property owners. The law provides that commercial, industrial and personal property shall not exceed 150% of the full value percentage share of the total tax burden. The Board also has the option of determining that a uniform tax rate shall be established for all classes as has been the procedure in the past. At this hearing, the Assessor will provide all information and data relevant to making such a determination and the fiscal effect of available alternatives.

Persons wishing to express an opinion regarding this matter will be heard at the Meeting on November 14, 2022, or may submit their opinions in writing to the Select Board at the Veterans Memorial Building at any time before the conclusion of the hearing.

Posted Nov. 9, 2022
Kathleen Smith
Asst. Town Clerk



TOWN OF MILLIS

Robert Veaner-Chair
Lisa Hardin.
Diane Jurmain

OFFICE OF THE BOARD OF ASSESSORS

900 Main Street • Millis, MA 02054
Phone: 508-376-7049 (Assessor's Main Line)
Fax: 508-376-7055

Teri Gonsalves
Assessor
tgonsalves@millisma.gov

Elizabeth Rand
Department Assistant
erand@millisma.gov

Select Board:

On behalf of the Board of Assessors, the Tax Classification Hearing to be held on Monday, November 14, 2022 is for the Select Board to adopt either a single tax rate or a split tax rate. This vote is not related to approving the tax rate. Only the Department of Revenue can set and approve the tax rate.

Please see the information below which indicates how values in Town are currently allotted:

Class	Value	Percent
Residential	\$ 1,616,096,226	90.6747
Open Space	\$ -	
Commercial	\$ 107,144,736	6.0116
Industrial	\$ 20,336,800	1.1410
Personal Property	\$ 38,723,890	2.1727

Totals	\$1,782,301,652	100.00%
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The Town of Millis has always adopted a single tax rate and the Board recommends that you do the same for Fiscal/Levy Year 2023

If you agree, your vote should be:

“I make a motion that the Town approve a single tax rate for the Fiscal/Levy Year 2023”

Thank you,

Teri Gonsalves,
Assessor

cc: Michael Guzinski, Town Administrator
Carol Johnston, Finance Director

22-249

Approval of Contract/Baseball



TOWN OF MILLIS

TO: Select Board

CC: Karen Bouret DeMarzo, Assistant Town Administrator

FROM: Michael Guzinski, Town Administrator

DATE: November 10, 2022

RE: Contract for Repairs to Majors Field

Greetings,

Enclosed in your packet is a 30B Bid Sheet for the Majors Field Project. Three quotes were solicited for this project, but only one company, Drake Company, provided a quote. Their quote for this work was for \$14,817. Should the Town Meeting, scheduled for this evening, approve funding for this project, you will be requested to approve and sign an agreement at your meeting on Monday with Drake Company to complete this project prior to the end of this calendar year. I will forward the draft contract to you prior to your meeting on Monday.

Please let me know if you have any questions in regards to this important matter.

Thank you.

TOWN OF MILLIS
CHAPTER 30B COMPLIANCE FORM

1 GIVE A DESCRIPTION OF ITEM BID OR QUOTED: Repair of "Majors Field" infield & infield/outfield aprons.

2 WAS THE ITEM PURCHASED FROM STATE OR OTHER BID LIST? (IF YES, ATTACH CONTRACT AWARD)

YES _____ NO X _____

3 GIVE CONTRACT AWARD # AND BID LIST NAME: _____

4 IS THE PRODUCT EXEMPT FROM CHAPTER 30B? YES _____ NO X _____

5 IS THE PRODUCT A SOLE SOURCE PURCHASE? YES _____ NO X _____

6 LIST QUOTES/BIDS BELOW:

QUOTE/BID #1

COMPANY NAME: Drake Company

ADDRESS: 1131 Highland St, Holliston, MA 01746

TELEPHONE # 5083950000

AMOUNT QUOTED: \$ 14817 DATE: 9/8/22

DATE OF REQUOTE (IF NECESSARY) _____

MEETS PURCHASE DESCRIPTION: YES X NO _____

QUOTE/BID #2

COMPANY NAME: Madrona Brothers Landscaping

ADDRESS: 115 Beaver Street Framingham MA 01702

TELEPHONE # 5086209369

AMOUNT QUOTED: \$ declined to quote DATE: 10/25/22

DATE OF REQUOTE (IF NECESSARY) _____

MEETS PURCHASE DESCRIPTION: YES _____ NO X _____

QUOTE/BID #3

COMPANY NAME: Phil Mastroianni Corp

ADDRESS: 17 Fountain Street Waltham MA 02453

TELEPHONE # 6175278445

AMOUNT QUOTED: \$ declined to quote DATE: 10/25/22

DATE OF REQUOTE (IF NECESSARY) _____

MEETS PURCHASE DESCRIPTION: YES _____ NO X _____

COMPLETED BY: _____ <i>SIGNATURE</i>	DATE _____
DEPARTMENT: _____	
APPROVED BY: _____ <i>CHIEF PROCUREMENT OFFICER</i>	DATE _____

22-250

Stormwater Hearing 1178 Main Street



dan@legacy-ce.com
508-376-8883(o)
508-868-8353(c)
730 Main Street
Suite 2C
Millis, MA 02054

October 31, 2022

Select Board
900 Main Street
Town Offices
Millis, MA 02054

Ref: 1178 Main Street
Stormwater Management Permit
Land Disturbance Permit

Dear Members of the Board,

In accordance with your Stormwater Management Regulations, and on behalf of the applicant, we are pleased to submit the enclosed applications for a Stormwater Management Permit and Land Disturbance Permit for a multi-family development at 1178 Main Street. Please find enclosed the following documents in support of these applications:

- One original, fully executed application for each of the two permits sought (the booklets described below contain a copy of the applications for reference purposes);
- Five copies of an application booklet entitled "Applications for Stormwater Management Permit and Land Disturbance Permit for 1178 Main Street";
- A check in the amount of \$750.00 made payable to the Town of Millis for the Application Fee for the Stormwater Management Permit and the Land Disturbance Permit (Lot area between 3 and 10 acres);
- A check in the amount of \$1,000.00 made payable to the Town of Millis for the Professional Review Fee (Lot area between 3 and 10 acres); and
- A copy of a letter of receipt from the Building Inspector indicating that the application is complete.

In addition, the application booklet referenced above refers to the appended but separately bound documents. Those documents are as follows:

- Two full-size copies of the site plan;
- One copy of the stormwater management report.

Please note that the legal advertisement for the hearing date on November 14, 2022 at 7:20 pm has been placed in the Milford Daily news in accordance with Section 6.E of Article I. Copies of the tear sheets will be provided as soon as they are available. Notices have been mailed to all abutters in



accordance with Section 6.E of Article I (see application booklet). Certified mail return receipts will be provided at the initial hearing for the applications. A copy of the advertisement notice is included in the booklets.

Do not hesitate to contact me if you have any questions or comments or if you need any additional copies of plans or other submission documents.

Yours Truly,

LEGACY ENGINEERING LLC

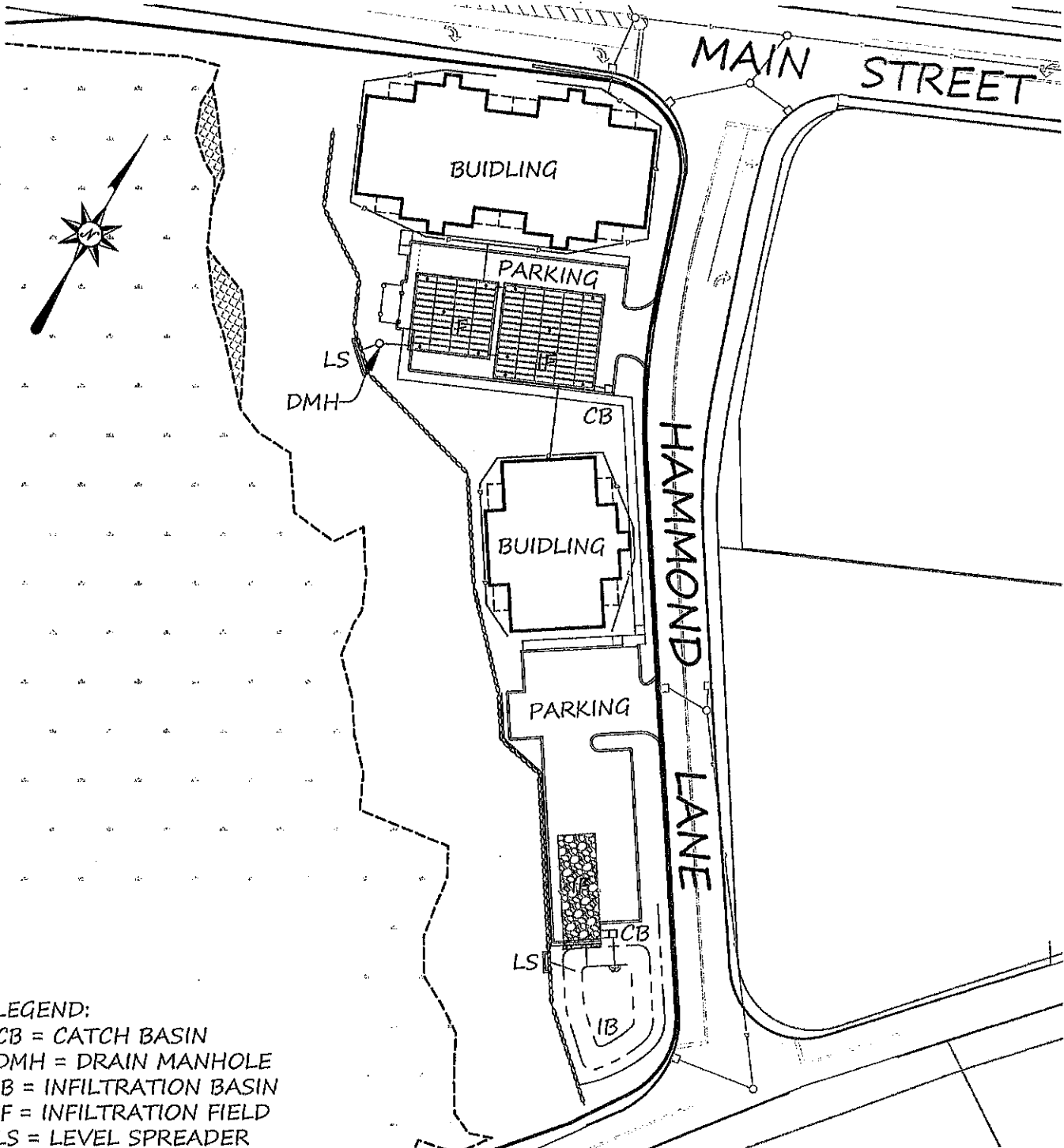
A handwritten signature in black ink that reads "Daniel Merrikin".

Digitally signed by Daniel J.
Merrikin, P.E.
Date: 2022.10.31 12:19:35 -04'00'

Daniel J. Merrikin, P.E.
President

cc: File
Town Clerk
Melissa Recos, BETA Group Inc.
Building Inspector





LEGEND:
 CB = CATCH BASIN
 DMH = DRAIN MANHOLE
 IB = INFILTRATION BASIN
 IF = INFILTRATION FIELD
 LS = LEVEL SPREADER

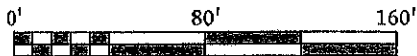
730 MAIN STREET
 SUITE 2C
 MILLIS, MA 02054
 508-376-8883(o)



LEGACY
ENGINEERING

1178 MAIN STREET
 O&M
 PLAN OF LAND
 IN
 MILLIS, MA

PLAN SCALE: 1"=80'



REVISION

DATE

REVISION	DATE

PLAN DATE: 2022-10-19

1178 MAIN STREET MILLIS, MA SITE PLAN

PREPARED BY:
LEGACY ENGINEERING LLC
730 MAIN STREET, SUITE 2C
MILLIS, MA 02054

OCTOBER 19, 2022

PREPARED FOR:
1178 MAIN STREET LLC
64 WEST STREET
MEDFIELD, MA 02052

OWNER/APPLICANT
1178 MAIN STREET LLC
MEDFIELD, MA 02052
ZONING DISTRICT
COMMERCIAL-VILLAGE (C-V)
DESIGNED PROTECTION DISTRICT
NOTED

ASSESSORS PARCEL
22-27, 22-31, 22-32, 22-33
PLAN & DIED REFERENCE
LC 500-14928-50
LC 500-14928-50
LC PLAN 2214D
LC PLAN 2214E



Digitally signed by Pamela M. White
DN: cn=Pamela M. White, o=Professional Engineer
Date: 2022.10.23 13:20:08
+04'00'



PLAN SCALE: AS NOTED

REVISION	DATE	BY

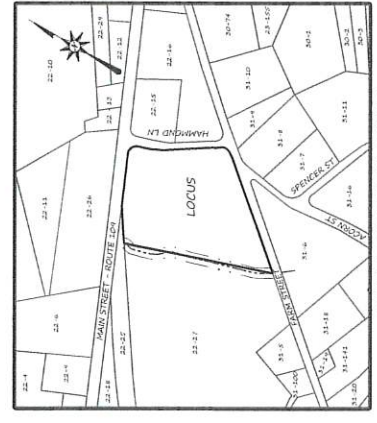
PLAN DATE: OCTOBER 19, 2022

1178 MAIN STREET
COVER SHEET
PLAN OF LAND
MILLIS, MA

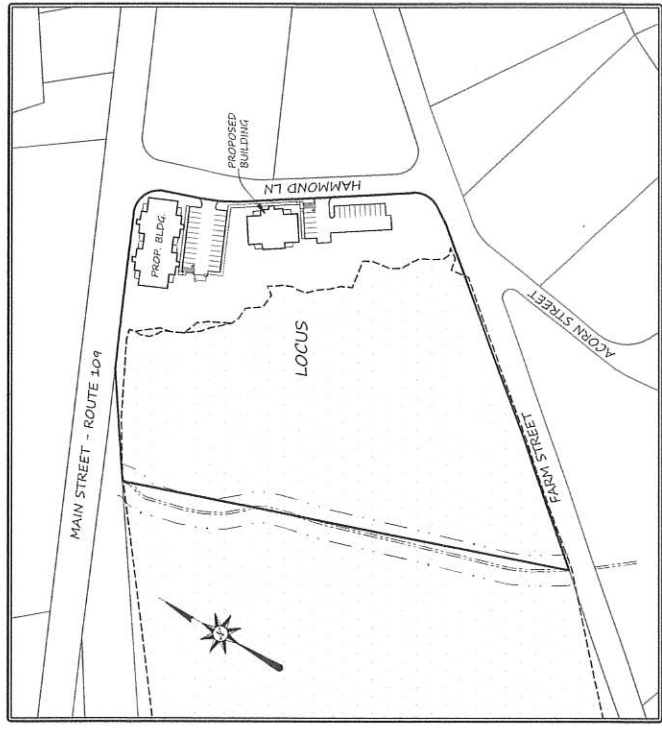


730 MAIN STREET
SUITE 2C
MILLIS, MA 02054
508-370-0850
C-0

- SHEET LEGEND
- C-0: COVER SHEET
 - C-1: EXISTING CONDITIONS PLAN
 - C-2: PROPOSED PLAN
 - C-3: GRADING & UTILITIES PLAN
 - C-4: LIGHTING PLAN
 - C-5: CONTROL PLAN
 - C-6: DETAILS
 - C-7: PERMITS



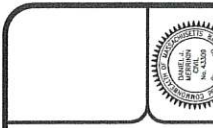
MILLIS ASSESSORS LOCUS
SCALE: 1" = 500'



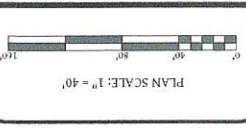
LOCUS
SCALE: 1" = 100'



2019 MASSGIS AERIAL LOCUS
SCALE: 1" = 400'



Digitally signed by (Name),
 Millis, MA 02054
 DN: cn=



NO.	REVISION	DATE	BY

1178 MAIN STREET
 EXISTING CONDITIONS
 PLAN OF LAND
 IN
 MILLIS, MA



700 MAIN STREET
 SUITE 2C
 MILLIS, MASSACHUSETTS
 01946-0801
 C-1

OWNER/APPLICANT
 1178 MAIN STREET LLC
 1178 MAIN STREET
 MILLIS, MA 02052

ZONING DISTRICT
 COMMERCIAL-VILLAGE (C-V)
 COMMERCIAL PROTECTION DISTRICT
 PKCD

ASSESSORS PARCEL
 23-57, 23-53, 23-52, 23-53

PLAN & DEED REFERENCE
 LC DEC 14833 SD
 LC PLAN 32344
 LC PLAN 32344

LEGEND & ABBREVIATIONS

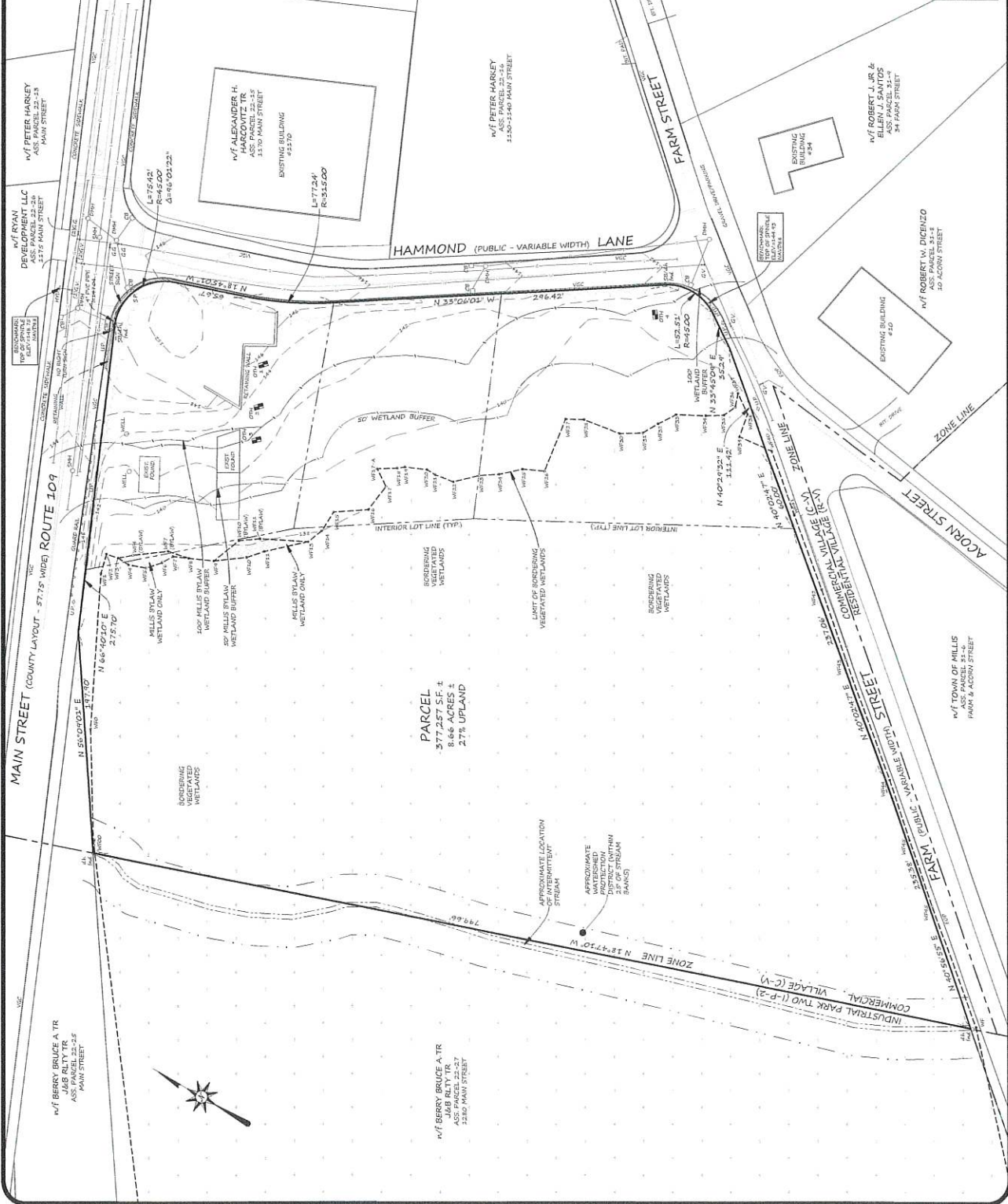
1. 10' BUFFER ZONE
 2. 50' WETLAND BUFFER
 3. 100' WETLAND BUFFER
 4. 150' WETLAND BUFFER
 5. 200' WETLAND BUFFER
 6. 250' WETLAND BUFFER
 7. 300' WETLAND BUFFER
 8. 350' WETLAND BUFFER
 9. 400' WETLAND BUFFER
 10. 450' WETLAND BUFFER
 11. 500' WETLAND BUFFER
 12. 550' WETLAND BUFFER
 13. 600' WETLAND BUFFER
 14. 650' WETLAND BUFFER
 15. 700' WETLAND BUFFER
 16. 750' WETLAND BUFFER
 17. 800' WETLAND BUFFER
 18. 850' WETLAND BUFFER
 19. 900' WETLAND BUFFER
 20. 950' WETLAND BUFFER
 21. 1000' WETLAND BUFFER

EXISTING CONDITIONS NOTES:

- ELEVATIONS ARE ON THE NAVD83 DATUM.
- AVAILABLE INFORMATION INCLUDING VISIBLE SURFACE FEATURES AND ALL INFORMATION FROM THE RECORDS OF THE MASSACHUSETTS DEPARTMENT OF ENVIRONMENTAL AFFAIRS HAS BEEN REVIEWED AND FOUND TO BE CORRECT.
- NO EXCAVATION SHALL BE PERMITTED WITHOUT THE NECESSARY PERMITS FROM THE MASSACHUSETTS DEPARTMENT OF ENVIRONMENTAL AFFAIRS.
- STRUCTURES ARE APPROXIMATE ONLY AND BASED ON AVAILABLE INFORMATION. PHOTOGRAPHIC SURVEY DATA HAS BEEN USED TO VERIFY THE LOCATION OF THE STRUCTURES.
- GROUNDWATER PROTECTION DISTRICT BECAUSE ONLY 3.5% OF THE SITE IS WITHIN THE ZONE C.

CONSERVATION NOTES:

- WETLAND BOUNDARIES WERE DELINEATED BY GODDARD CONSULTING.



1178 BERRY BRUCE A TR
 J&B RLY TR
 1178 MAIN STREET

1178 BERRY BRUCE A TR
 J&B RLY TR
 1178 MAIN STREET

1178 BERRY BRUCE A TR
 J&B RLY TR
 1178 MAIN STREET

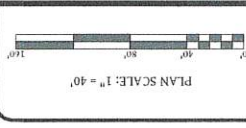
1178 BERRY BRUCE A TR
 J&B RLY TR
 1178 MAIN STREET

OWNER/APPLICANT
 1178 MAIN STREET, LLC
 1178 MAIN STREET
 NEEDHAM, MA 02452

ZONING DISTRICT
 COMMERCIAL-VILLAGE (C-V)
 COMMERCIAL PROTECTION DISTRICT
 M2C2D

ASSESSORS PARCEL
 22-077, 22-051, 22-032, 22-053

PLAN & DEED REFERENCE
 L.C. DOC 34828.20
 L.C. PLAN 32349
 L.C. PLAN 32348

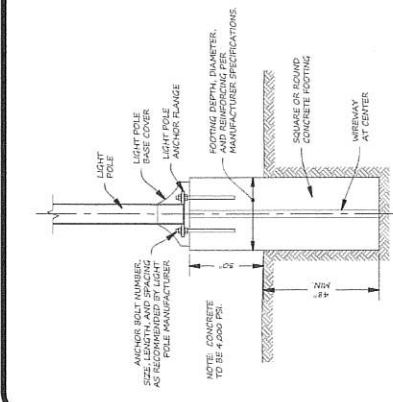
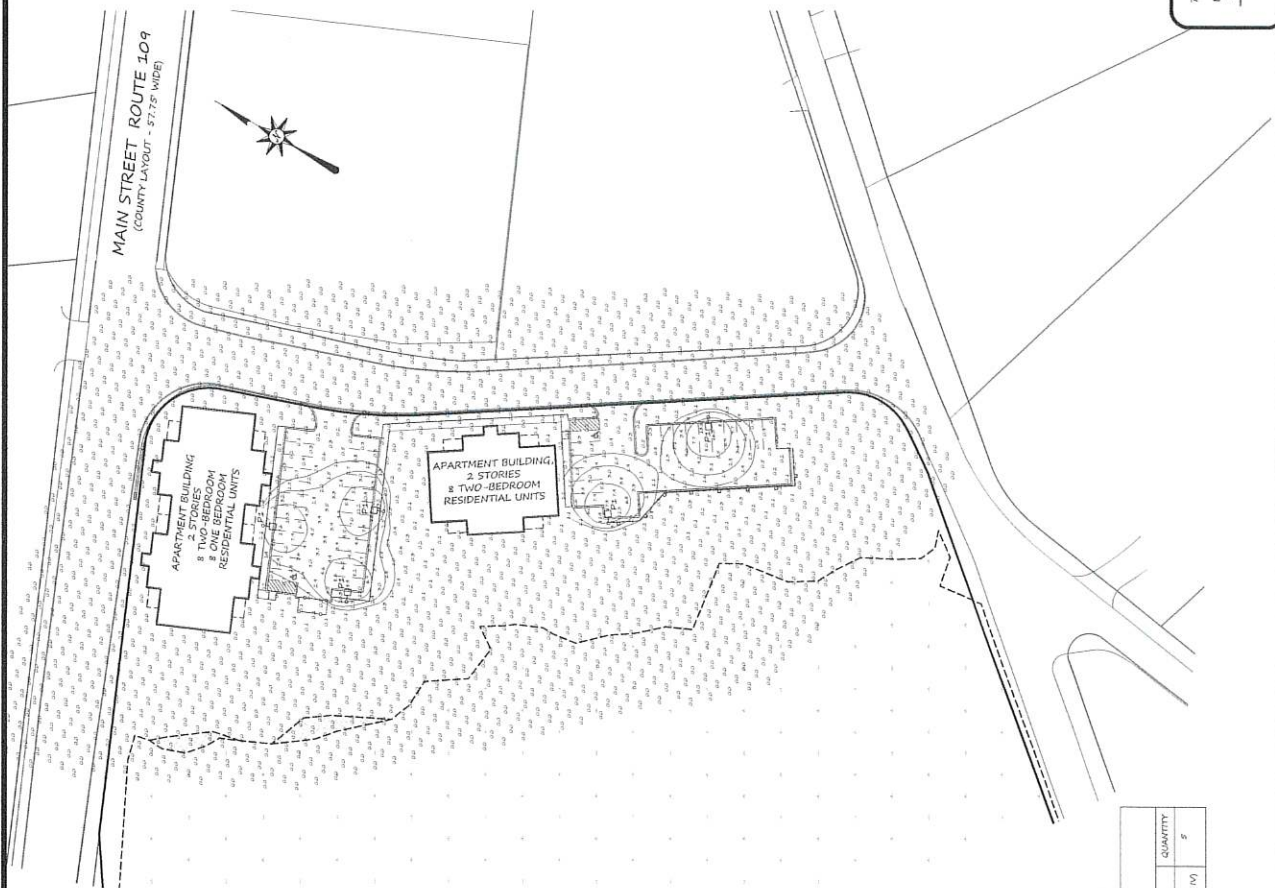


NO.	DATE	REVISION

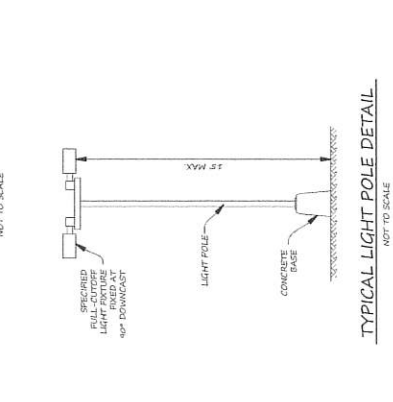
1178 MAIN STREET
 IN
 PLAN OF LAND
 LIGHTING
 MILLIS, MA

730 MAIN STREET
 SUITE 2C
 MILLIS, MA 02054
 508-376-8880

C-4



CONCRETE LIGHT POLE BASE DETAIL
 NOT TO SCALE



TYPICAL LIGHT POLE DETAIL
 NOT TO SCALE

LUMINAIRE SCHEDULE

CALLOUT	SYMBOL	LAMP	DESCRIPTION	MOUNTING	MOBILE	QUANTITY
P1	C-□	50W WHITE BUILT-UP LAMP	POLE, CUTTER RESISTANT LIGHT FIXTURE FACING DIRECTLY DOWNWARD	POLE @ 13' A.C.	50W LIGHTING FIX. WEIGHT 125 LBS (TYP) (V)	5

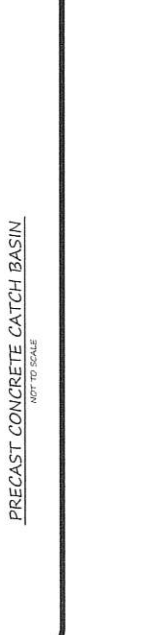
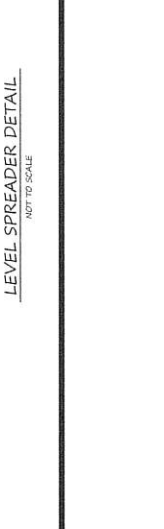
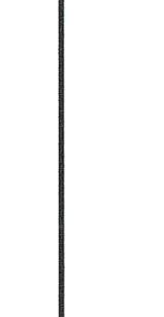
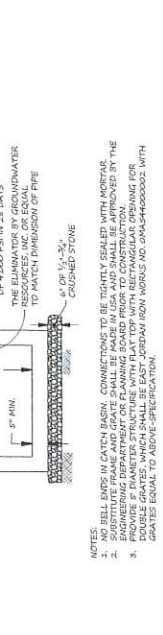
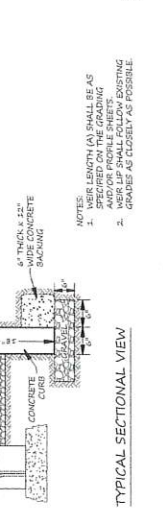
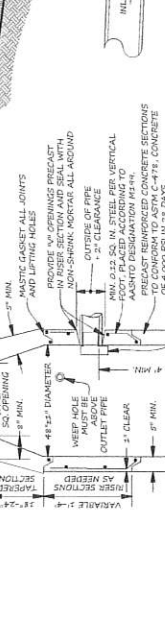
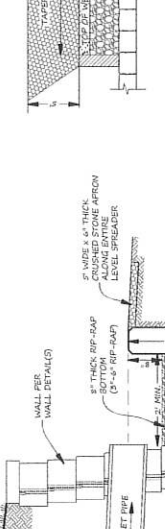
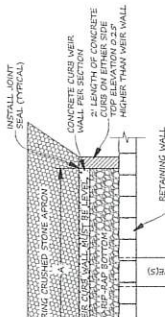
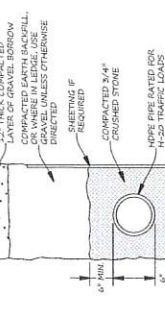
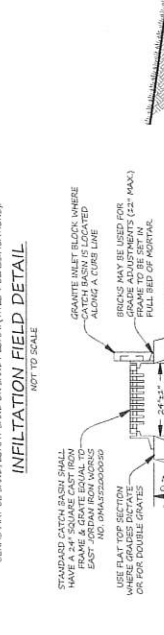
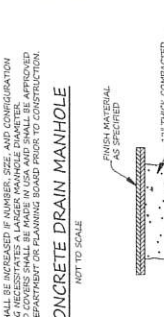
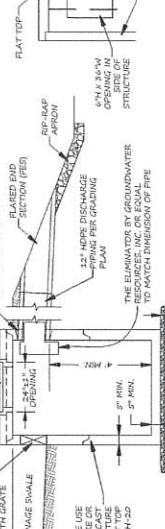
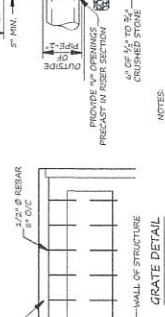
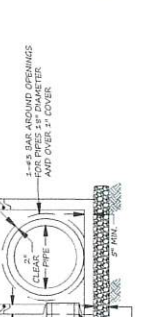
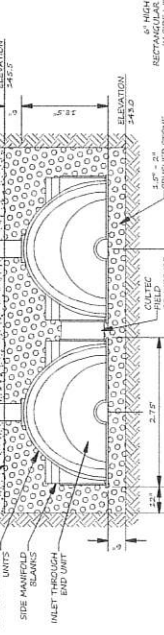
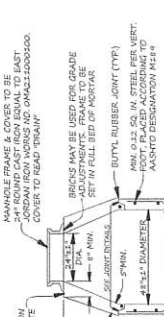
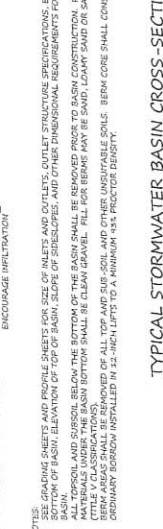
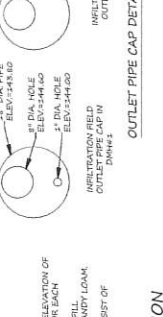
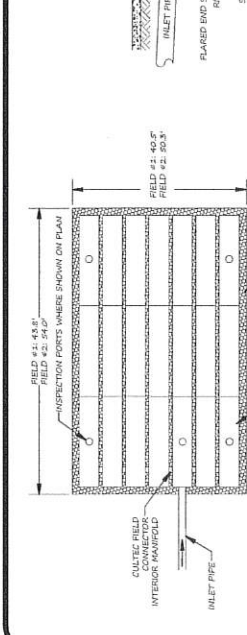
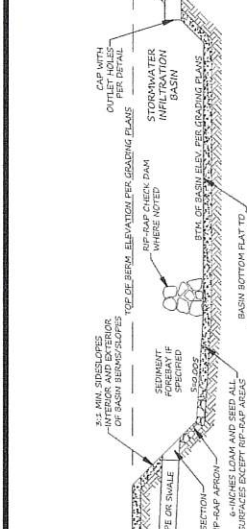
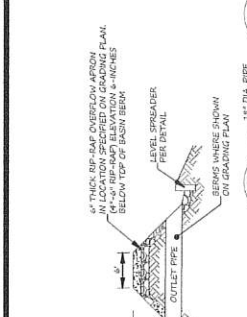
OWNER/APPLICANT
 1178 MAIN STREET LLC
 1178 MAIN STREET
 MILLIS, MA 02025

ZONING DISTRICT
 COMMERCIAL-VILLAGE (C-V)

APPROVED PERMITTING DISTRICT
 MILLIS, MA

ASSESSORS' PARCEL
 22-27, 22-28, 22-29, 22-30, 22-31, 22-32, 22-33

PLAN & DEED REFERENCE
 LC DEC 14/23/20
 LC PLAN 22-149
 LC PLAN 22-148
 LC PLAN 22-146



OWNER/APPLICANT
 1178 MAIN STREET LLC
 1178 MAIN STREET
 MILLIS, MA 02025

ZONING DISTRICT
 COMMERCIAL-VILLAGE (C-V)

APPROVED PERMITTING DISTRICT
 MILLIS, MA

ASSESSORS' PARCEL
 22-27, 22-28, 22-29, 22-30, 22-31, 22-32, 22-33

PLAN & DEED REFERENCE
 LC DEC 14/23/20
 LC PLAN 22-149
 LC PLAN 22-148
 LC PLAN 22-146



November 9, 2022

Ms. Erin Underhill, Select Board Chair
Town of Millis
900 Main Street
Millis, MA 02054

**Re: 1178 Main Street, Proposed Residential Development
Applications for Stormwater Management and Land Disturbance Peer Review**

Dear Ms. Underhill and Members of the Board:

BETA Group, Inc. (BETA) reviewed the Application for Stormwater Management Permit and Land Disturbance Permit submittal to the Select Board for the 1178 Main Street Proposed Residential Development. This letter is provided to outline findings, comments, and recommendations.

BASIS OF REVIEW

The following documents were reviewed by BETA:

- ***Land Disturbance Permit and Stormwater Management Permit Applications***, dated October 19, 2022, prepared by Legacy Engineering LLC, Millis, MA.
- Site plans (9 sheets) entitled: ***1178 Main Street, Millis, MA Site Plan***, dated 10/19/2022
- ***Stormwater Report for 1178 Main Street, Millis, MA, 02054*** dated 10/19/2022

Review by BETA includes the above items along with the following:

- ***Town of Millis Stormwater Management Regulations***, amended February 12, 2007
- ***Massachusetts Stormwater Handbook***, effective January 2, 2008 by MassDEP
- Applicable federal and state regulations

EXECUTIVE SUMMARY

BETA is reviewing stormwater management for the proposed project in accordance with Massachusetts Stormwater Management Standards through the Planning Board review process. BETA is also reviewing the project for stormwater and land disturbance in accordance with the Environmental Health and Impact Report Regulations through the Board of Health review process. BETA issued a comment letter to the Planning Board dated November 8, 2022 and will issue a letter to the Board of Health with copies provided to the Select Board.

PROJECT DESCRIPTION

The 8.66-acre project site is comprised of 4 lots and is located on the southwest corner of Main Street and Hammond Lane, a signalized intersection. The plan indicates the west section of the lot is bordering vegetated wetland area with 27% upland areas. A portion of the site has been previously disturbed and is currently predominately revegetated with only retaining walls at the intersection and rear of the northeast lot. The property is within the Commercial – Village (C-V) Zoning District and Mixed Uses

Development (Millis Center Economic Opportunity District) Overlay District with industrial zoned land to the west, and commercial/retail uses on the north and east sides parcel.

MassDEP Priority Resource Map indicates the project is not located within a MassDEP Approved Zone II and is not within NHESP estimated habitats of rare wildlife or priority habitats of rare species. A portion of the site is located within the 100-year FEMA mapped flood zone (Zone X); however proposed work appears to be outside of this area. A portion of the site is with the Groundwater Protection District (Zone C and Watershed Protection District). NRCS maps indicate soils consist mainly of Sudbury fine sandy loam with a hydrological soil group (HSG) rating of B with soils in upland areas. Adjacent areas indicate Raynham silt loam, hydrological soil group (HSG) rating C.

The project includes construction of 24 residential units in two buildings each with its own site access off Hammond Lane. The project includes parking areas, landscaping, utilities and stormwater management systems. BETA visited the project site on November 4, 2022 to confirm existing conditions and development considerations.

STORMWATER MANAGEMENT REVIEW

The plan set provided includes existing conditions plans with erosion controls, grading and drainage plans, and details. A SWPPP has been provided and includes timing, schedules, sequence of development and maintenance schedule for the period of construction. The project was review for stormwater management compliance in accordance with both the Town of Millis Stormwater Management Regulations and the MassDEP Stormwater Management Standards. Please reference the Planning Board review letter for general and MassDEP Stormwater Management Standards comments. Below are BETA's additional review comments unique to the Town of Millis Stormwater Management Regulations to supplement Planning Board stormwater review.

TOWN OF MILLIS STORMWATER MANAGEMENT REGULATIONS

The proposed development will alter one or more acres of land. Therefore, the Town of Millis Stormwater Management Regulations (Article I) apply. Review comments associated with this bylaw (§1 thru §10) are as follows:

SECTION 7. PLANS

- SB1. *Test pits were completed outside of the seasonal high groundwater period. Conduct additional soil tests to determine seasonal high groundwater elevation as required per Town standards (§7.1(A.10)).*
- SB2. *Indicate location of any existing trees with a caliper 12 inches or larger, noting specimen trees and forest communities (§7.2(C.3.b)).*
- SB3. *Include description of project phasing to minimize the amount of area disturbed at any one time (§7.2(C.15)).*

SECTION 8. OPERATION AND MAINTENANCE PLANS

A Long-Term Operation and Maintenance (O&M) Plan has been provided with the operator identified as 1178 Main Street LLC located out of Medfield, MA.

- SB4. *Indicate person(s) responsible for financing emergency repairs (§8(B.2)).*



Ms. Underhill, Select Board Chair
November 9, 2022
Page 3 of 3

- SB5. *Provide signature of owner(s) (§8(B.5)).*
- SB6. *Provide required stormwater easements to the Town (§8(C)).*
- SB7. *Include provision in the O&M Plan indicating that the Board must be notified of any changes in ownership or assignment of financial responsibility (§8(D)).*

These comments as well as all stormwater and land disturbance related comments listed in the Planning Board review letter will need to be addressed to satisfy the Select Board's regulations. BETA anticipates providing an updated letter to the Select Board once all issues and comments are resolved through the other Town Boards.

If we can be of any further assistance regarding this matter, please contact us at our office.

Very truly yours,
BETA Group, Inc.



Melissa Recos, PE
Associate



Stephen Borgatti, PE, MENG
Project Engineer

Job No: 10682



22-251

Discuss 1060 Main Street



Massachusetts Housing Finance Agency
One Beacon Street, Boston, MA 02108

TEL: 617.854.1000 |
FAX: 617.854.1091 | www.masshousing.com

Videophone: 857.366.4157 or Relay 711

October 4, 2022

Erin Underhill, Chair
Select Board
Town of Millis
900 Main Street
Millis, MA 02054

RE: **Proposed 40B—1060 Main Street
Millis, MA
MH ID No. 1164**

Dear Ms. Underhill:

MassHousing is currently reviewing an application for Site Approval submitted by 1060 Main Street Realty, LLC (the Applicant). The proposed development will consist of 24 units of rental housing on approximately 1.02 acres of land located at 1060 Main Street in Millis, MA.

The site approval process is offered to project sponsors who intend to apply for a Comprehensive Permit under Chapter 40B. MassHousing's review involves an evaluation of the site, the design concept, the financial feasibility of the proposal, and the appropriateness of the proposal in relation to local housing needs and strategies. As part of our review, we are soliciting comments from the local community, and we would appreciate your input. You also may wish to include in your response, issues or concerns raised by other Local Boards, officials, or other interested parties. Pursuant to the new Massachusetts General Laws Chapter 40B regulations (760 CMR 56.00) your comments may include information regarding municipal actions previously taken to meet affordable housing needs such as inclusionary zoning, multifamily districts adopted under G.L. c.40A and overlay districts adopted under G.L. c.40R. Your comments will be considered as part of our review.

We have been informed by the Applicant that the Town has received a copy of the application and site plans for 1060 Main Street. Please inform us of any issues that have been raised or are anticipated in the Town's review of this application. We request that you submit your comments to this office by November 23rd, so we may process this application in a timely manner.

During the course of its review, MassHousing will conduct a site visit, which Local Boards, as defined in 760 CMR 56.02, may attend. The site visit for 1060 Main Street has been tentatively scheduled for Thursday, October 13th at 11 a.m. Please notify me promptly if any representatives of your office or if other Local Boards plan to attend the scheduled site visit.

Please note that if and when an application is submitted for a comprehensive permit, assistance is available to the Zoning Board of Appeals (ZBA) to review the permit application. The Massachusetts Housing Partnership's (MHP) Ch. 40B Technical Assistance Program administers grants to municipalities for up to \$15,000 to engage qualified third-party consultants to work with the town's ZBA in reviewing the Chapter 40B proposal. For more information about MHP's technical assistance grant visit MHP's web site, www.mhp.net/40B or e-mail MHP at emcgurren@mhp.net.

If you have any questions, please do not hesitate email me at mbusby@masshousing.com.

Thank you for your assistance.

Sincerely,

Michael Busby
Relationship Manager
Planning and Programs



Christopher J. Soffayer
Chief of Police

Millis Police Department

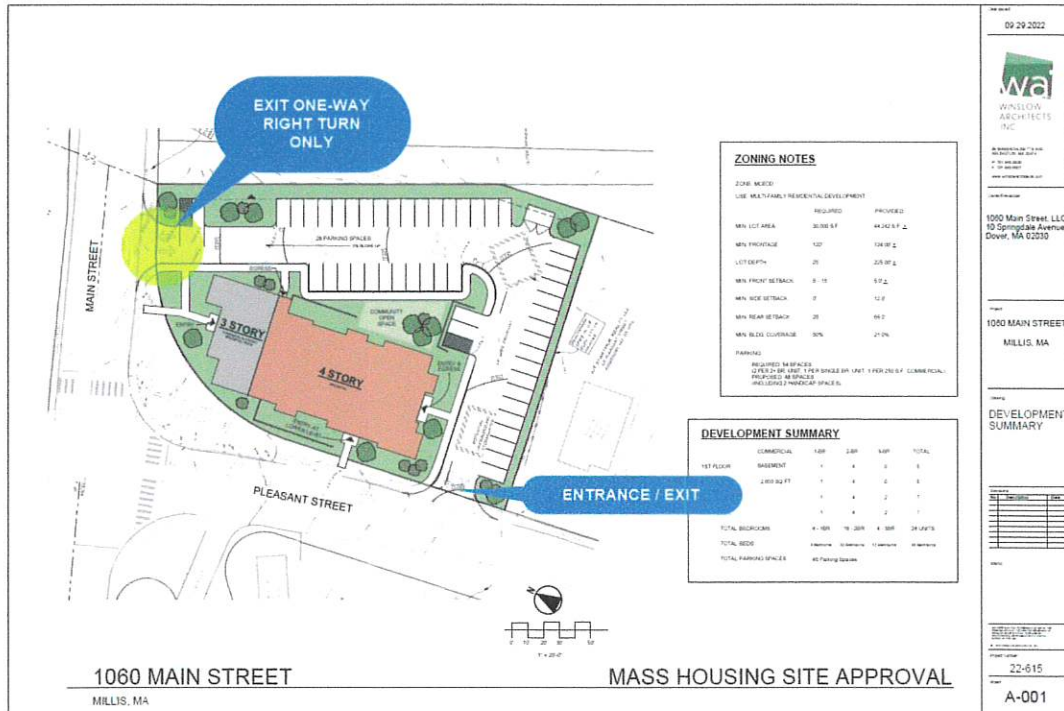
Town of Millis
Commonwealth of Massachusetts



1003 Main Street
Millis, Massachusetts 02054
Phone: 508-376-5112
Fax: 508-376-6220

To: Mr. Guzinski
From: Chief Christopher Soffayer
RE: 1060 Main Street
Date: November 9, 2022

I have reviewed the proposed site plans for 1060 Main Street. I have concerns with the entrance / exit located on Route 109 just east of the Pleasant Street intersection. The Pleasant Street intersection is one of the busiest intersections in town. Positioning a 2-way entrance / exit could be problematic and result in a public safety issue. My suggestion would be to have this be a one-way exit, right turn only. All other traffic should utilize the Pleasant Street access. The traffic lights will increase the safety of those wishing to head west on route 109.



1060 Main Street Site Plan



*Christopher J. Soffayer
Chief of Police*

Millis Police Department

*Town of Millis
Commonwealth of Massachusetts*



*1003 Main Street
Millis, Massachusetts 02054
Phone: 508-376-5112
Fax: 508-376-6220*



East Route 109 (From Proposed Entrance/Exit)



West Route 109 (From Proposed Entrance/Exit)

Karen Bouret DeMarzo

From: Chief Rick Barrett
Sent: Wednesday, November 9, 2022 2:30 PM
To: Chief Chris Soffayer; Karen Bouret DeMarzo; Camille Standley; Mike Giampietro; John McVeigh; Robert Weiss; Jim McKay; pkoufopoul@aol.com
Cc: Erin T. Underhill; Mike Guzinski
Subject: Re: 1060 Main Street Proposed 40B

Karen,

I would agree with the Chief on the right turn only exit onto 109, that can become a traffic nightmare with parties pulling in and out into traffic, similar to what was done at the Town hall. As for Fire Department comments, most of ours will be answered during the building permit process.

Thank you,

Richard Barrett, CFO
Fire Chief/EMD
885 Main St.
Millis, Ma 02054
Phone: 508-376-2361
Fax: 508-376-4339



Disclaimer

The information contained in this communication from the Town of Millis is confidential. It is intended solely for use by the recipient and others authorized to receive it. If you are not the recipient, you are hereby notified that any disclosure, copying, distribution or taking action in relation of the contents of this information is strictly prohibited and may be unlawful.

From: Chief Chris Soffayer <csoffayer@millisma.gov>
Sent: Wednesday, November 9, 2022 11:12 AM
To: Karen Bouret DeMarzo <Karen.Bouret.DeMarzo@millisma.gov>; Camille Standley <cstandley@millisma.gov>; Mike Giampietro <mgiampietro@millisma.gov>; John McVeigh <jmcveigh@millisma.gov>; Chief Rick Barrett <rbarrett@millisma.gov>; Robert Weiss <rweiss@millisma.gov>; Jim McKay <jmckay@millisma.gov>; pkoufopoul@aol.com <pkoufopoul@aol.com>
Cc: Erin T. Underhill <etunderhill@millisma.gov>; Mike Guzinski <mguzinski@millisma.gov>
Subject: Re: 1060 Main Street Proposed 40B

Karen,

Please see attached document for packet.

Thank you,

Christopher Soffayer / Chief of Police
csoffayer@millisma.gov

Millis Police Department Control Chief MetroSTAR
Office: 508-376-5112 / Fax: 508376-6220



TOWN OF MILLIS

Dr. James A. Lederer, *Chairman*
Carol Hayes, *Vice Chair*
Edward Chisholm
Christine Gavin
John Steadman
Scott McPhee
David Larsen

OFFICE OF THE CONSERVATION COMMISSION

900 Main Street • Millis, MA 02054
Phone: 508-376-7045
Fax: 508-376-7053

Camille Standley
Administrative Assistant
ostandley@millisma.gov

November 9, 2022

To: Erin Underhill, Chair, Select Board
Michael Guzinski, Town Administrator
Karen Bouret DeMarzo, Asst. Town Administrator
Robert Weiss, Economic Development & Planning Director

From: James A. Lederer, Chair (JAL)
Conservation Commission

Re: Comments for MassHousing: Proposed 40B at 1060 Main Street, Millis
1060 Main Street Realty, LLC

The Conservation Commission thanks you for the opportunity to comment on the above-mentioned application before MassHousing. We provide the comments below:

- Our records indicate that a portion of this property is within 200 feet of the stream and therefore falls under the Wetlands Protection Act.
- There is an open Order of Conditions (DEP File #225-174) and plans on file with the Conservation Commission, dated November 14, 1997, which shows an underground stormwater collection basin. This is not shown on the site plans.

Thank you for your consideration.



TOWN OF MILLIS

Richard Nichols, *Chair*
Nicole Riley, *Clerk*
Bodha B. Raut Chhetry
Alan Handel
Joshua Guerrero
George Yered, *Associate*

OFFICE OF THE PLANNING BOARD

900 Main Street • Millis, MA 02054

Phone: 508-376-7045

Fax: 508-376-7053

Camille Standley
Administrative Assistant
cstandley@millisma.gov

November 7, 2022

To: Erin Underhill, Chair, Select Board
Michael Guzinski, Town Administrator
Karen Bouret DeMarzo, Asst. Town Administrator
Robert Weiss, Economic Development & Planning Director

From: Richard Nichols, Chair
Planning Board



Re: Comments for MassHousing: Proposed 40B at 1060 Main Street, Millis
1060 Main Street Realty, LLC

The Planning Board thanks you for the opportunity to comment on the above-mentioned application before MassHousing. We provide the comments below:

- Entrances/exits for the development should be by Pleasant Street **only**. Due to traffic concerns, there should be no entrance/exit onto Main Street.
- Snow storage space is not shown on the site plan.

Thank you for your consideration.

22-252

Appointment of Library Page
Defer Seasonal Workers Appt.



TOWN OF MILLIS

Board of Trustees
Jennifer Farrar, Chair
Laura Satta, Secretary
Tricia Berube

The Millis Public Library
961 Main Street • Millis, MA 02054
Phone: 508-376-8282

Kimberly Tolson, Director
ktolson@milllib.net

November 3, 2022

Subject: Appointment of Library Page

Dear Ms. Chairperson,

The Town of Millis posted an opening for a Library Page at the Millis Public Library on September 27, 2022. We received six applications, which we reviewed. The Adult Services Coordinator and I invited four candidates to interview, including Abigail Kaye, who we interviewed on October 19.

Abigail has experience volunteering in a variety of capacities at both the Millis and Medfield Public Libraries. As a volunteer here at the Millis Public Library, Abigail has proven to be reliable and very willing and able to take on the variety of tasks assigned to her. She has already shown her strong ability to perform many of the tasks that will be required in the Page position.

I believe Abigail will be an excellent addition to the Library team and recommend to the Town Administrator her appointment to the position of Library Page.

Best,

Kim Tolson
Library Director



TOWN OF MILLIS

OFFICE OF THE TOWN ADMINISTRATOR

Veterans Memorial Building
900 Main Street • Millis, MA 02054
Phone: 508-376-7041
townadministratorsoffice@millisma.gov

Michael Guzinski
Town Administrator
mguzinski@millisma.gov

Karen Bouret DeMarzo
Assistant Town Administrator
Karen.bouret.demarzo@millisma.gov

MILLIS PUBLIC LIBRARY LIBRARY PAGE – PART TIME

The Town of Millis is seeking candidates for the position of Library Page, 4 to 6 hours per week in the Millis Public Library. Candidates must be able to alphabetize and understand the Dewey Decimal Classification system. Successful candidates will be detail-oriented, organized, and reliable, with good communication skills.

The pay rate is \$14.25 per hour, to be increased to \$15.00 per hour in January 2023. Specific work schedule to be determined but will include evenings, with the possibility of daytime and Saturday hours.

Essential Functions:

- Sorts and organizes library materials by type
- Shelves books, periodicals, and audiovisual materials in proper location
- Reads shelves and shifts and straightens materials as needed to maintain order and appearance of collections
- Occasionally assists with locating and retrieving specified materials from a list
- Performs similar or related work and work on special projects, as required, directed, or as the situation requires

Physical Requirements: Constant light to moderate physical effort required. Candidate must be able to push full book carts, place books on shelves of varying height (frequently bending, kneeling, squatting, or reaching to do so), and stand for long periods of time.

Applications are available upon request at the Town Administrator's Office, Veterans Memorial Building, 900 Main Street, Millis, MA 02054 , or at millisma.gov. Completed applications should be returned to the Town Administrator's office via email at townadministratorsoffice@millisma.gov

22-253

Approval of Salt Purchase



TOWN of MILLIS

DEPARTMENT OF PUBLIC WORKS

900 MAIN STREET, MILLIS, MA 02054

TO: Michael Guzinski, Town Administrator
FROM : James F. McKay, Director of Public Works
DATE : November 10, 2022
SUBJECT : Annual Snow and Ice Expenditures

Attached please find the results for the yearly joint salt bid for 2022 – 2023.

I would ask that the Select Board approve and allow the Town Administrator to sign a not to exceed contract in the amount of \$ 170,727.00 with:

Eastern Minerals, INC.
134 Middle Street, Suite 210
Lowell, MA 01852
(bid amounts attached)

Funding for Snow and Ice:
Wages: 01423510 – 513100/514050 \$ 48,149.77
Expenses: 01423520 – 553010 \$ 170,727.00

Michael Guzinski, Town Administrator

Date:



TOWN OF MEDFIELD
MASSACHUSETTS
Department of Public Works

MAURICE G. GOULET
Director of Public Works
55 North Meadows Road
Medfield, MA 02052
(508) 359-8597
Fax (508) 359-4050
mgoulet@medfield.net

October 26, 2022

To: Cities and Towns of the Medfield
Joint Purchase Salt Bid

From: Maurice Goulet
Director of Public Works

SUBJECT: Road Salt Award

Please be advised, at a duly called and posted meeting on Tuesday, October 25, 2022, the Board of Selectmen voted unanimously to award the Joint Purchase Salt Bid for 2022-2023, according to the lowest bid prices and the Town of Medfield specifications as follows:

- Rock Salt (price per ton)
Primary Bidder: Eastern Minerals, Inc.
\$72.50 (delivered) \$72.50 (picked up)
Secondary Bidder: Morton Salt Co.
\$78.03 (delivered) \$78.00 (picked up)
- Solar Salt (price per ton)
Primary Bidder: Eastern Minerals, Inc.
\$82.50 (delivered) \$82.50 (picked up)
Secondary Bidder: Morton Salt Co.
\$85.20 (delivered) \$85.00 (picked up)
- Treated Salt (price per ton)
Primary Bidder: Eastern Minerals, Inc.
\$92.50 (delivered) \$92.50 (picked up)
Secondary Bidder: Morton Salt Co.
\$94.03 (delivered) \$94.00 (picked up)

Sincerely,

A handwritten signature in cursive script that reads "Maurice Goulet".

Maurice G. Goulet
Director of Public Works
Medfield, Massachusetts

LEGAL NOTICE

TOWN OF MEDFIELD

NOTICE TO BIDDERS

BID: JOINT SALT (ROCK SALT, SOLAR SALT & TREATED SALT) PURCHASE

2022-2023

The Towns of Avon, Braintree, Bridgewater, Canton, Dighton, East Bridgewater, Foxborough, Franklin, Hanson, Hingham, Holbrook, Holliston, Mansfield, Medfield, Medway, Millis, Milton, Norfolk, North Attleboro, Norwood, Norton, Plainville, Randolph, Raynham, Sharon, Stoughton, Taunton, Walpole, Weymouth and Wrentham will receive sealed bids for Rock Salt, Solar Salt and Treated Salt for snow and ice control for the 2022-2023 season, for approximately 100,000 tons total.

Bid Specifications may be obtained electronically by emailing mrogers@medfield.net. Bids will be received at the Town Hall, 459 Main Street, Medfield MA 02052 Office of Public Works until **10:00 AM, Thursday, October 6, 2022**. The bid will be publicly opened and read at the Town Garage.

PLEASE NOTE:

MAIL bids to:

Medfield Town Hall, 459 Main Street Medfield MA

OPENING of bid:

Medfield Town Garage, 55 North Meadows Road Medfield MA

MEDFIELD BOARD OF SELECTMEN

Representing Thirty Towns Listed Above



William Francis Galvin
Secretary of the Commonwealth of Massachusetts



[HOME](#) [DIRECTIONS](#) [CONTACT US](#)

Goods and Services submission confirmation

The following Goods and Services submission was successfully received.

Planned date of publish is 9/12/2022

Awarding Agency

Agency Name and Address:	Town of Medfield 459 Main Street Medfield, MA 02052	
Bid Number:	Joint Road Salt Bid 2022-2023	

Contact Information

Name:	Maurice Goulet	
Title:	Director of Public Works	
Phone:	508-906-3004	Fax
Email Address:	mgoulet@medfield.net <u>Notify email address listed when final publish date assigned.</u>	
Address: (if different from above)		

Description

	Joint Road Salt Bid with 30 Towns for 2022-2023 season.	
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Contract Information

Estimated Rate		Duration	1 year
Bid Release Date		Release Time	
Bid Deadline Date	10/06/2022	Deadline Time	10:00 am
Additional Information			

This page can be printed for your records.

[Add Another](#)

[Return To Menu](#)

Bid Opening Date: 10/06/2022 10:00 AM
 Printed: 09/07/2022 03:17 PM

BID SOLICITATION

Description: Rock Salt, Solar Salt,
 Treated Salt

Bid Number BD-17-1806-MED01- MED01-79267
Alternate ID
Requisition Number

Item	Class-Item	Quantity	Unit	Unit Price	Total
				TOTAL:	

THIS IS NOT AN ORDER, AND DOES NOT COMMIT THE PURCHASING ENTITY TO PURCHASE ANY GOODS OR SERVICES.

PURCHASED

By: Kristine Trierweiler
 Phone#: (508) 906-3011
 Email: ktrierweiler@medfield.net

BUYER

22-254

Liaison Updates

22-255

Approval of DRAFT Minutes

Select Board Meeting Minutes 09/26/22

Sel. Underhill called the meeting to order at 7:00pm.

The following persons were present: Sel. Erin Underhill, Sel. Criag Schultze, Sel. Ellen Rosenfeld, Town Administrator Mike Guzinski, Assistant Town Administrator Karen Bouret DeMarzo.

Announcements

Cemetery stroll at Prospect Hill Cemetery on Saturday October 15 at 12pm.

Halloween touch a Truck and Pumpkin Drop on October 29th 1-3pm

22-199 Appointments

Sel. Schultze made motion to ratify the Town Administrators recommendation to hire Brandon Greene as a fulltime firefighter/paramedic with the requirement that he will be a certified paramedic within 2 years of employment. Sel. Rosenfeld seconded this motion. The motion passed unanimously.

Sel. Schultze made a motion to ratify the Town Administrators recommendation of Brian Polimeno as acting Lieutenant of Group B. Sel. Rosenfeld seconded this motion. The motion passed unanimously.

Sel. Schultze made a motion to ratify the Town Administrators recommendation of Victoria Schindler to the position of Department Assistant I, pending successful completion of a standard physical. Sel. Rosenfeld seconded this motion. The motion passed unanimously.

Sel. Schultze made a motion to appoint Matt Iorlano to the Economic Development Committee. Sel. Rosenfeld seconded this motion. The motion passed unanimously.

22-200 Review/Approve Contract for Unidirectional Flushing

Sel. Schultze made a motion to approve the Water flushing and valve support contract with Kleinfelder for \$49,465 and authorize the Town Administrator to sign the contract on the Town's behalf. Sel. Rosenfeld seconded this motion. The motion passed unanimously.

22-201 Discuss Response to DEP Review Order for Water Management Permit (WMP)

Kleinfelder discussed the new conditions for the WMP including Coldwater Fishery resource protection, prepare a minimization plan, Enhanced conservation plan, updated water restriction bylaw.

The Board will revisit this on 10/17

22-202- Presentation of Final Report for Municipal Vulnerability Preparedness (MVP) Grant Food Resiliency Project

Brown and Caldwell state their finding of the MVP investigation. Next steps for the town to consider are upsize drainage system, add relief pipes, add infiltration chambers, or route flows to Clyde Brown ballfield.

Energy Manager, Bob Weiss sated that now that the plans are in place when it comes time to do the projects will are eligible for bigger grants.

22-203 Review/Approve Infiltration/Inflow (I/I) Contract

Sel. Schultze made a motion to authorize the Town Administrator to sign a contract with GCG on behalf of the Town for an I/I study for the sewer in the amount of \$136,710. Sel. Rosenfeld seconded this motion. The motion passed unanimously.

Sel. Schultze made a motion to adjourn. The motion was seconded by Sel. Rosenfeld and the motion passed unanimously.

Respectfully submitted by Victoria Schindler

Select Board Meeting Minutes 10/3/22

Chairperson Erin Underhill called the meeting to order at 7pm.

The following persons were present: Vice chair Craig Schultze, Clerk Ellen Rosenfeld, Town Administrator Mike Guzinski, Assistant Town Administrator/HR Director Karen Bouret DeMarzo.

22-213- Vote to Establish MBTA 3A Rezoning Advisory Committee

The Town Administrator Mr. Guzinski explained the town received a grant to develop a draft rezoning bylaw in compliance with MBTA 3A. The purpose of the committee is to work with town staff to determine the best zoning bylaw to meet these requirements in the best interest of the town. Once the recommendation is complete the board will determine if the town moves forward.

Mr. Weiss, the Economic development and planning director stated the mission of the committee is to propose to the town meeting a 43/3A compliant bylaw that will enhance Millis' economic development, public safety and health, education and environment.

A citizen asked what implications would the bylaw have?

The Town Administrator stated that it is the purpose of the committee to find out.

Vice Chair Schultze made a motion to establish the MBTA 3A Advisory Committee to be made up nine voting members that would be appointed by the select board.

Chair Underhill seconded this motion. The vote passed unanimously.

22-214- Open Fall Annual Town Meeting Warrant

The Town Administrator asked the board to open the warrant for the town meeting to add or remove Articles.

Vice Chair Schultze made a motion to open the Warrant for the Fall Annual Town Meeting.

Sel. Rosenfeld seconded this motion. The vote passed unanimously.

22-215- Review/Discuss FATM Warrant articles

Pete Berube from Millis Youth baseball asked the Board for funding for maintenance/repair of Major League Field. He is asking for the town to fund the entire repair of the field of an estimated \$12,000-\$16,000. The fields are owned by the town, but Millis Youth Baseball currently provides all maintenance on a volunteer basis.

The Town Administrator stated he spoke with the DPW director and confirmed the baseball field is town property. He also stated there is cash to use for the project.

Sel. Schultze made a motion to add an Article about Baseball field repairs to the Warrant for the Fall Annual Town Meeting.

Sel. Underhill seconded this motion. The vote passed unanimously.

The Town administrator asked the Board to remove the FEMA zoning bylaw from the FATM Warrant.

Vice Chair Schultze made a motion to remove the FEMA zoning bylaw from the FATM Warrant.

Sel. Rosenfeld seconded this motion. The vote passed unanimously.

The Town Administrator begins discussing the FATM Warrant Articles.

Article 1- Unpaid bills

Town Clerk- Lisa Hardin reviewed the item on the unpaid bills list, D2G group 867.01. She stated that this was supposed to be paid from Covid funds. The Clerk's office tried to pay it 3 times and was not paid.

Article 15- Purchase and development of a Sewer and Stormwater asset management system

It was determined that the town already have a grant in place.

The Town Administrator asked the board to vote to add Articles 13, 14, 15, and 16.
Vice Chair Schultze made a motion to add articles 13,14,15, and 16, to the FATM Warrant.
Sel. Rosenfeld seconded this motion. The vote passed unanimously.

The Town Administrator asked the Board to Vote on the final order of Articles in the FATM Warrant.
Vice Chair Schultze made a motion to confirm moving article 8 to Article 3 and insert baseball as Article 5 on the FATM Warrant.
Sel. Rosenfeld seconded this motion. The vote passed unanimously.

Chair Underhill made a motion to close the Warrant for the FATM.
Sel. Rosenfeld seconded this motion. The vote passed unanimously.

Chair Underhill made a motion to adjourn the meeting at 9:30pm.
Sel. Rosenfeld seconded the motion. The motion passed unanimously

Respectfully Summited:
Victoria Schindler

Select Board Meeting Minutes 10/17/22

In attendance: Chair Erin Underhill, Vice Chair Craig Schultze, Clerk Ellen Rosenfeld, Town Administrator Mike Guzinski, Assistant Town Administrator/Human Resources Director Karen Bouret DeMarzo.

Announcements:

Town Meeting will be Thursday, November 10th, 2022, at the Millis Middle High School at 7:30pm.

Th State Elections are on Tuesday, November 8th, 2022, at the Town Hall. Polls are open from 7am-8pm.

Early voting is currently open.

The library will be having a book sale from October 21st-23rd.

The Rec Department is having a few events, The "Touch a Truck Halloween Party" on Saturday October 29th from 1-3 pm. The Thanksgiving Feast Challenge will be collecting certain types of food for the food pantry. A Halloween House Decoration contest the winner will be announced on October 29th.

22-217: Appointment of MBTA 3A Advisory Committee.

Sel. Schultze made a motion to appoint the following to the MBTA 3A Advisory Committee: Nicole Riley, Dan Merrikin, Wayne Carlson, Jodie Garzon, Richard Barrett, Jeffery Germagian, Owen Salerno, Madeline Yusna, and Craig Schultze.

Sel. Rosenfeld seconded this motion, and the motion passed unanimously.

22-218: Hearing: Eversource Pole Relocation.

Sel. Schultze made a motion to open a hearing. Sel. Rosenfeld seconded this motion, and the hearing is open.

Eversource is requesting permission to relocate and existing pole to clear the new roadway and provide electrical service in new development.

Sel. Schultze made a motion to close the hearing. Sel. Rosenfeld seconded this motion, and the hearing is closed.

Sel. Underhill made a motion to approve the order for joint or identical location for pole in the town of Millis, Work order #6784970 as written. Sel Schultze Seconded this motion, and the motion passed unanimously.

22-219: Review Cemetery Committee Rules/Regulation and update on Section G.

The Cemetery Committee reordered the current Rules and Regulations to a better order. They are requesting for the Board to approve the updated rules and regulations.

Sel. Schultze made a motion to a approve the Cemetery Committee Rules and Regulations as written. (see attached) Sel. Rosenfeld seconded this motion, and the motion passed unanimously.

The Cemetery Committee is asking the board to approve the sale of Section G plots once they are ready.

Sel. Schultze made a motion to approve the sale of section G plots. Sel. Rosenfeld seconded this motion, and the motion passed unanimously.

22-220: Proposed Feasibility study for Middle/High school presentation.

The School Committee informed the Board of the significant repairs needed at the Middle/High School. The School Committee presented a funding opportunity from MSBA. MSBA is the Massachusetts School Building Authority is a government authority created to assist in building and renovation of School building. The current needs of the Middle/High School amount to a minimum of \$8.5 million. The last time the school was updated in 1998, the school does not meet any current MSBA guidelines. The Feasibility study is approximately \$1,300,000. The MSBA reimbursement is 45%-50%. The Feasibility

22-227: Discuss/Vote to Amend Sewer Moratorium

Since the proposed Sewer Policy has not been finalized. The Board decided to extend the existing moratorium until 02/01/2023

Sel. Schultze made a motion to extend the existing Sewer moratorium until 02/01/2023. Sel. Underhill seconded this motion, and the motion passed unanimously.

22-228: Open Fall Annual Town Meeting Warrant

Sel. Schulze made a motion to open the FATM Warrant. Sel. Rosenfeld seconded this motion, and the motion passed unanimously.

22-229: Discuss, Add and/or Remove FATM Warrant Articles

The Town Administrator proposed to increase funding to Article 5 to \$45,000 for the Millis Girls Softball League.

Sel. Underhill made a motion to change the Article 5 to \$45,000 to cover both Baseball and Softball fields. Sel. Underhill took a roll call vote, and the motion passed unanimously.

The Town Administrator asks the board for consideration of adding an article requesting \$500,000 for Sidewalk and Road Repairs.

Sel. Schultze made a motion to add an article to the FATM to appropriate \$500,000 of free cash for road and sidewalk repair. Sel. Rosenfeld seconded this motion, and the motion was passed unanimously.

22-230: Close, Vote to approve, and Sign Final FATM Warrant

Sel. Schulze made a motion to close the FATM Warrant. Sel. Rosenfeld seconded this motion, and the motion passed unanimously.

Sel. Schultze made a motion to vote to approve the warrant as amended and sign the Final FATM Warrant. Sel. Rosenfeld seconded this motion, and the motion passed unanimously.

22-231: Approve/Sign 11/8/2022 State Election Warrant

Sel. Schultze made a motion to vote to approve and sign the State Election Warrant as written. Sel. Rosenfeld seconded this motion, and the motion passed unanimously.

22-233: Review/Approval of Water/Sewer Commitment

The Town Administrator Mike Guzinski requested the Board vote to approve the Water and Sewer commitment to the collector for September 2022 in the amount of \$3,677.25.

Sel. Schultze made a motion to vote to approve the Water and Sewer commitment to the collector for September 2022 in the amount of \$3,677.25. Sel. Rosenfeld seconded this motion, and the motion passed unanimously.

Sel. Underhill made a motion to enter Executive Session at 10:20pm to conduct strategy in preparation for negotiations with union personnel (SEIU/AFSCME/Police). Sel. Schultze seconded this motion. Chair Underhill polled the Board and the motion passed unanimously.

Sel. Schultze made a motion to adjourn at 10:55pm. Seconded by Sel. Rosenfeld.

Respectively submitted: Victoria Schindler