

Date: August 3, 2020

Date Minutes Approved: August 31, 2020

TOWN CLERK

OPEN SESSION MINUTES

2020 AUGUST 31 12:38
DUXBURY, MASS.

BOARD OF SELECTMEN

Present: David J. Madigan, Chair; and Theodore J. Flynn, Vice Chair

Staff: René Read, Town Manager; John Q. Adams, Finance Director; and Nancy O'Connor, Executive Assistant

Others: Valerie Massard, Planning Director

CONVENED IN OPEN SESSION (via remote participation of the Board members and staff)

I. CALL TO ORDER This meeting was called to order at approximately 9:30 am.

This Open Meeting is being conducted remotely consistent with Governor Baker's Executive Order of March 12, 2020, due to the current State of Emergency in the Commonwealth due to the outbreak of the COVID-19 Virus. In order to mitigate the transmission of the COVID-19 Virus, we have been advised and directed by the Commonwealth to suspend public gatherings, and as such, the Governor's Order suspends the requirement of the Open Meeting Law to have all meetings in a publicly accessible physical location. Further, all members of public bodies are allowed and encouraged to participate remotely. The Order, which you can find posted on our agenda, allows public bodies to meet entirely remotely so long as reasonable public access is afforded so that the public can follow along with the deliberations of the meeting. For public access – please email at occonnor@town.duxbury.ma.us or call-in at 781-934-1100 x5400 for questions or comments. This was a public hearing, which was also accessed through Meeting ID, password and phone number as posted on the agenda.

This meeting is convening via Zoom video conference produced and recorded by PACTV, and can be viewed live on the Duxbury Government Access Channels – Verizon 39 or Comcast 15; or for those without cable, on PACTV's Prime streaming channel at PACTV.org/LIVE. This meeting will then be available via video on-demand on PACTV's website.

II. OPEN FORUM/PUBLIC COMMENTS: No official "open forum" as these are remote meetings. No public comments via phone calls were received during this meeting.

III. NEW BUSINESS

9:35am – Continued Public Hearing – The Landing at Island Creek Oysters – Alteration of Premises

Mr. Flynn moved that the Board of Selectmen open the continued public hearing regarding the Alteration of Premises application for Pros Only, LLC d/b/a The Landing at Island Creek Oysters Farm. *Seconded by Mr. Madigan Mr. Madigan-Aye; Mr. Flynn – Aye*

Island Creek Oysters would like to expand their licensed area as presented. Both Tracy Mayo, Health Agent, and Jim Wasielewski, Municipal Services Director, spoke with Chris Sherman and Jess Cagle regarding their plans. Both Tracy and Jim are ok with this expansion and will work with ICO on their proposed future plans.

Mr. Chris Sherman and Ms. Jess Cagle from Island Creek Oysters was in attendance. Mr. Sherman stated that they are requesting this expansion in order to better meet the needs of their consumers and to create a better experience. He continued to say that they have plans to build out interior space to have year round services, which would include new bathrooms, and to also update the boat house for wine tastings. He also remarked that he has talked with Tracy Mayo and Jim Wasielewski about these changes. Mr. Madigan asked if they were comfortable staffing this entire area. Mr. Sherman replied that because of the temporary expansion due to Covid, they have installed fencing to better manage and control the premises. Once the permanent license is approved, they will invest in more fencing.

Mr. Flynn moved that the Board of Selectmen, as the Local Licensing Authority, approves the Alteration of Licensed Premises application for Pros Only, LLC d/b/a The Landing at Island Creek Oysters Farm, Jessica Cagle, Manager, License No. 04212-RS-0300, as presented and subject to all requirements of the Board of Health, Municipal Services, and the ABCC (Alcoholic Beverages Control Commission). *Seconded by Mr. Madigan Mr. Madigan-Aye; Mr. Flynn – Aye*

Mr. Flynn moved that the Board of Selectmen close the public hearing.

Seconded by Mr. Madigan Mr. Madigan-Aye; Mr. Flynn – Aye

Discussion pertaining to the Village at Harlow Brook – MassHousing Response Letter re 40B

The Selectmen have 30 days to respond with their comments to MassHousing's letter of July 6, 2020 regarding this proposed 40B development at Temple Street.

Valerie Massard, Planning Director, was in attendance along with Mark Casey, Contractor, and Mounir Tayara, the developer. She stated that this will go through an intensive review when actually permitted. Mr. Madigan asked about the units. Ms. Massard said that they are requesting 40 units on 90 acres and in response to the applicant and the State, will be asking them to consider more affordable housing. It was mentioned that there were extensive studies done as to the affordability of the property and 40 units is the minimum with mostly two bedrooms with first floor master suite. These are not age restricted, but allows people to downsize and stay in town. Mr. Tayara also added that the two bedroom has one bedroom upstairs with a loft, they are required to have 10% with three bedrooms or more and that units will be affordable and market.

Mr. Flynn moved that the Board of Selectmen provide in writing their comments to MassHousing regarding the proposed Village at Harlow Brook 40B project located at 766 and 782 Temple Street, which is to be submitted by the August 6, 2020 deadline.

Seconded by Mr. Madigan Mr. Madigan-Aye; Mr. Flynn – Aye

IV. TOWN MANAGER'S REPORT

Mr. Read thanked everyone for their hard work on Town Meeting. He said that there were a few speedbumps, but that we got through it in one day. He further stated that if there was to be a fall Special Town Meeting, the preference would be to wait until after the election in November. He continued to say that they were keeping a close eye on the Storm Isais as heavy weather was expected Tuesday night through Wednesday morning. Mr. Madigan asked if we needed to approve a 1/12 budget anymore. Mr. Adams responded no. Mr. Read also mentioned that Plymouth County Treasurer

Tom O'Brien will be stopping by on Monday, August 10 at 4pm to give the Town a Cares Act check in the amount of \$155,000 and the Selectmen were invited to be there.

V. COMMITTEE APPOINTMENTS/RE-APPOINTMENTS/RESIGNATIONS – None

VI ONE-DAY LIQUOR LICENSE REQUESTS - None

VII EVENT PERMITS - None

VIII MINUTES - None

VIII ANNOUNCEMENTS

1) Reminder of Annual Mandatory Outside Watering Restrictions

Due to extreme dry conditions and in order to maintain our water supply for domestic use and fire protection, this is a reminder that the following outside watering restrictions are effective annually from May 1st through September 30th.

- Odd-numbered houses will be restricted to Tuesdays, Thursdays, and Saturdays.
- Even-numbered houses will be restricted to Mondays, Wednesdays, and Fridays.
- All outdoor watering to be done between the hours of 4 AM – 8 AM & 5 PM – 9 PM.
- No watering on Sunday.
- Mandatory rain sensors are required to be installed for automatic irrigation systems.

2) Vote by Mail applications are available to download on the Town Clerk's page on the Town's website and will be mailed to voters upon request. Completed applications can be emailed to the Town Clerk at kelly@town.duxbury.ma.us, mailed to 878 Tremont St, Duxbury or dropped in the drop box behind Town Hall. The deadline to submit a Vote by Mail application for a mailed ballot for the State Primary and Special Elections on September 1st is 5:00 pm on Wednesday, August 26th. Ballots must be received by the Town Clerk's office by 8:00pm on Election Day to be counted in the final tally.

3) Next Scheduled Selectmen's Meeting will be on Monday, August 31, 2020 at 9:30am

IX ADJOURNMENT

Mr. Flynn moved that the Board of Selectmen adjourn at approximately 9:55am.

Seconded by Mr. Madigan Roll Call Vote: Mr. Madigan-Aye; Mr. Flynn-Aye

Minutes submitted by Nancy O'Connor

LIST OF DOCUMENTS

- 1) Agenda
- 2) Island Creek Oysters documentation
- 3) Village at Harlow Brook documentation
- 4) Announcements

