

**Town of Georgetown  
Annual Town Meeting  
May 7, 2007**

The Annual Town Meeting was held on May 7, 2007 at 7:00 P.M. in the Georgetown Middle/High School Auditorium.

The Moderator called the meeting to order at 7:00 P.M. There was a quorum. The return of the warrant showed that it was properly served.

The Moderator, Beverly Enos, thanked Charlie Mendez for setting up all of the rooms for sound.

The Moderator thanked Robin O'Malley and Sandy Gerraughty for their volunteer work assisting those affected in the Longview Apartment fire and asked all who volunteered and helped with the Fire Relief efforts to stand.

The Moderator awarded Certificates of Achievement to Jim Horner and Tom Leeman for recently earning Eagle Scout.

To lead the Pledge of Allegiance were Eagle Scouts: Jim Horner, Tom Leeman, Robin O'Malley and Sandy Gerraughty.

Father James Carroll from Saint Mary's Church gave the invocation.

Kathy Sachs was introduced as the Assistant Town Moderator.

The Moderator recognized the non-voting members in the audience.

The Moderator entertained a motion to adopt as a rule of the meeting, a three-minute speech limit during the discussion period for each article.

**MOTION:** Sandy Gerraughty moved and Christopher Rich seconded to adopt as a rule of the meeting, a three-minute speech limit during the discussion period for each article.

**DISCUSSION:**

Steve Epstein, 55 West Street asked if the three minutes includes the time it takes for a member of a board to answer a question and if all of the questions have to be made at once.

The Town Moderator responded that all of the questions should be asked at once.

Selectman Lonnie Brennan asked if there could be an amendment to the motion granting the Moderator the authority to give an extra two minutes.

Moderator stated the motion is for three minutes and there is a portable microphone, which will enable people to speak from their seats if they wish to do so.

**ACTION:**

By a show of hands, the Moderator declared the motion passed by a 2/3 vote.

**Article 1: Annual Town Election**

To vote by ballot for the following officers: one Selectman, one Moderator, one Town Clerk, one Highway Surveyor, one Assessor, two Library Trustees, one Light Commissioner, one School Committee member, and one Water Commissioner each for three years; one Planning Board Member and one member of the Georgetown Housing Authority each for five years; one Housing Authority for three years.

**MOTION:**

Richie Clough moved and Lonnie Brennan seconded to vote by ballot for the following officers: one Selectman, one Moderator, one Town Clerk, one Highway Surveyor, one Assessor, two Library Trustees, one Light Commissioner, one School Committee member, and one Water Commissioner each for three years; one Planning Board Member and one member of the Georgetown Housing Authority each for five years; one Housing Authority for three years.

**DISCUSSION:**

None

**ACTION:**

By a show of hands, the Moderator declared the motion carried by a majority.

**Begin Consent Calendar Articles 7-13 – Majority vote on all articles in consent calendar**

**Article 7: Water Department Operating Budget**

To see if the Town will appropriate the receipts and available funds of the Water Department Enterprise Fund for the operation of the Water Department under the direction of the Water Commissioners for the Fiscal Year beginning July 1, 2007, or take any other action in relation thereto.

**DISCUSSION:** Robert Kelly, 20 Cedar Lane asked why the Water Department has a 7% year over year raise on salaries.

Glenn Smith, Water Superintendent, responded the increase is for the Operators and Step Rates. Step Rates are increases for Operators who get additional licenses.

**Article 8: Municipal Light Department Continuation of Operation**

To see if the Town will appropriate receipts of the Municipal Light Department for the operation of said Department under the direction and control of the Municipal Light Board, as defined in Section 34, Chapter 164, General Laws, for the Fiscal Year beginning July 1, 2007, or take any other action in relation thereto.

**Article 9: Zoning Board of Appeals Revolving Fund**

To see if the Town will vote to continue the Zoning Board of Appeals Revolving Fund as authorized by Chapter 44, Section 53E ½ of Massachusetts General Laws. This fund shall be funded by applicants' fees to be expended without further appropriation for the purpose of application review including, but not limited to review services, clerical, legal expenses, equipment and office supplies. The Zoning Board of Appeals may expend from this account an amount not to exceed \$20,000 for the Fiscal Year beginning July 1, 2007; or take any other action in relation thereto.

**Article 10: Road Machinery Fund**

To see if the Town will vote to continue the Road Machinery Fund as authorized by Chapter 44, Section 53E ½ of the Massachusetts General Laws. This fund shall be funded by payments for rental of Highway machinery and shall be expended without further appropriation for the purpose of purchasing highway equipment. The Highway Surveyor, with approval of the Board of Selectmen, may expend from this account an amount not to exceed \$10,000, or the balance in the account, whichever is lesser, for the Fiscal Year beginning July 1, 2007 or take any other action in relation thereto.

**Article 11: Conservation Commission Revolving Fund for Camp Denison**

To see if the Town will vote to continue a Conservation Commission Revolving Fund for Camp Denison as authorized by Chapter 44, Section 53E ½ of Massachusetts General Laws. This fund shall be funded by program fees, facility use charges and outside vendor charges to be expended without further appropriation for the purpose of maintaining the support of the land and facilities including, but not limited to utilities, seasonal staff, legal expenses, equipment and office supplies. The Conservation Commission may expend from this account an amount not to exceed \$7,000 for the Fiscal Year beginning July 1, 2007; or take any other action in relation thereto.

The Board of Selectmen recommended approval of this Article.

**Article 12: Local Access Programming**

To see if the Town will vote to establish and continue a Cable Television Revolving Fund as authorized by Chapter 44, Section 53E ½ of Massachusetts General Laws. This fund shall be funded by the Annual License Fee and the PEG Capital Funding (Section 7.4 of the contract) paid by Comcast and Verizon to the Town to be expended without further appropriation for the purpose of Local! Access Programming, including but not limited to, utilities, salaries, equipment, maintenance and office supplies. The Cable Advisory Committee, with the approval of the Board of Selectmen, may expend from this account an amount not to exceed \$80,000 for the Fiscal Year beginning July 1, 2007; or take any other action in relation thereto.

**DISCUSSION:** Steve Epstein, 55 West Street states he doesn't understand why the town is only spending no more than \$80,000.

**Article 13: Chapter 90 Reimbursement, Transportation Bond**

To see if the Town will appropriate the sum of \$220,238, or any other sum to be reimbursed by the Commonwealth of Massachusetts under the Transportation Bond issue, to be spent by the Highway Surveyor, with approval of the Board of Selectmen, under the provisions of Chapter 90 of the General Laws, or take any other action in relation thereto.

**END CONSENT CALENDAR**

As there is no hold, the Town Moderator will take Articles 7, 8, 9, 10, 11, 12 and 13 as one motion.

**MOTION:** Christopher Rich moved and Sandy Gerraughty seconded to approve the Consent Calendar, Articles 7-13 as printed in the warrant.

**DISCUSSION:** None

**ACTION:** By a show of hands, the Moderator declared the motion carried by a majority. The Consent Calendar is passed.

**Article 2: Town Officers and Committee Reports**

To hear and act on the reports of the Town Officers and Committees.

The Town Moderator declared that there is no motion required because this pertains to reports from town offices or town committees.

**Report from the Finance Committee**

Tim Ruh a member of the Finance and Advisory Board provided an overview of the process for Town Budget, expected revenue for Fiscal Year 2008, expenses that were requested, the amount of the override and the details that make up the override.

**Report from the School Committee**

George Moker, a member of the Georgetown School Committee states the School Committee is going to ask for approval of three articles (Articles 3, 4 and 5), that have to do with School Department funding.

**Article 3: General Operating Budget/Reserve Fund**

To see if the Town will raise and appropriate, or appropriate by transfer from available funds, a sum of money to defray charges and expenses of the Town, including debt and interest and including support of the schools, to fix salaries of the several elected offices of the Town, as

provided by section 108, Chapter 41, General Laws, as amended, and to provide for a reserve fund for the ensuing year, as set forth in the Finance and Advisory Board Proposed Budget and Town Meeting Warrant for the Fiscal Year beginning July 1, 2007, or take any other action in relation thereto.

**MOTION:** Reginald Tardif moved and Sandy Gerraughty seconded that the Town raise and appropriate the sum of \$20,466,319.00, to appropriate by transfer from the Water Enterprise Fund the sum of \$200,923.00, to transfer from Septic Betterment the sum of \$21,086.00, for a total appropriation of \$20,688,328.00, to defray charges and expenses of the Town for the fiscal year beginning July 1, 2007, including support of the Town's public schools and Whittier Regional Vocational Technical High School, to fix salaries of the several elected offices of the Town, and to provide for a reserve fund for the Fiscal Year beginning July 1, 2007, in accordance with the line items and Finance Committee and Advisory Board's report to the May 7, 2007, Annual Town Meeting.

Fin Com recommended approval of this article 6-0

**DISCUSSION:** Chris Rich moved and Dick Boucher seconded the following amendment to the motion:

To amend Article 3 by adding thereto: Town Meeting shall establish a committee to investigate and report back to the next regularly scheduled Town Meeting the following: Creation and further funding of the position of Finance/Fiscal Director whose duties shall be to centralize the management and expenditure of ALL monies for ALL town agencies, boards, departments and committees, whether elected or appointed, including but not limited to centralization of purchase power (with savings therefore) and centralization of management with accountability of all funds. The Committee shall further recommend as to whether the said Director shall be appointed or elected position and the term thereof. This Town Meeting Committee shall consist of not less than 5 or more than 9, odd in count, with at least one member being a declared representative of School Committee interest, one representing town employee interests, at least one from the business community and any such person as the Moderator whose appointments shall include the Chairperson thereof. This Committee shall issue a formal written response to Town Meeting with its recommendation. This Town Meeting Committee shall serve without compensation from the Town of Georgetown.

**CLARIFICATION:** The Town Moderator asked who would appoint the committee members.

Mr. Rich responded that the Town Moderator would appoint the committee.

The Town Moderator stated that if the committee is formed, the committee would report next year to the Town Meeting.

**DISCUSSION ON AMENDMENT:** James Tollman of 21 Londonderry Lane stated let's put this off for another time. We have too many committees already.

Steve Epstein stated that for four years the town has done without a Finance Director as a separate entity. There is a lot to be said about having a Finance Director who is focused on finance and inventory control. It is time that a Citizen's Committee is put together to investigate this body & to investigate this position and asks everybody to vote 'yes'.

The Moderator clarified that the amendment is proposing a Town Meeting Committee. It is not a town board or committee. It would be formed and report only to the Town Meeting next May and until then the town would continue, business as usual.

Richard Paganelli asked if the committee is a non-paid committee.

The Moderator responded that the committee would be a non-paid committee.

Harry LaCortiglia asked if a member or members of the Finance Committee would be on this committee.

The Town Moderator responded that it would not make any sense to put a Committee together without a member of the Finance Committee.

Lonnie Brennan, 9 Hamilton Terrace asked the Moderator if she wants the responsibility of this Committee.

The Town Moderator responded that if it is something that the town wants, she wouldn't mind doing it at all.

**VOTE ON THE SUBSIDIARY MOTION:** By a show of hands, the Moderator declared the subsidiary motion does not carry.

**DISCUSSION:** There is no discussion on the main motion.

**ACTION:** By a show of hands, the Moderator declared the motion carried by a majority.

**Article 4: School Department Budget**

To see if the Town will vote to transfer from available funds (free cash) the sum of \$200,000 to be added to the School Department Operating Budget as approved under Article 3 above.

**MOTION:** Robin O'Malley moved and Lonnie Brennan seconded to appropriate from free cash the sum of \$200,000 to be added to the School Department Operating Budget as approved under Article 3 above.

The Finance and Advisory Board recommended approval of this article 8-0.

**DISCUSSION:** None.

**ACTION:** By a show of hands, the Town Moderator declared the motion carried by a majority.

**Article 5: Proposition 2 ½ override**

To see if the Town will vote to raise and appropriate or transfer from available funds an additional amount of \$1,061,822 in real estate and personal property taxes for the purposes of funding the general operating budget for the Fiscal Year beginning July 1, 2007 as recommended by the Finance and Advisory Committee in its proposed operating budget for departmental operating purposes, debt service and other town expenses, provided that the amount authorized herein shall be contingent upon the vote at the Town election to assess additional real estate and personal property taxes in accordance with the provisions of Proposition 2 ½ , so called or take any other action in relation thereto.

**MOTION:** Tim Ruh moved and Sandy Gerraughty seconded to raise and appropriate an additional amount of \$1,061,822 in real estate and personal property taxes for the purposes of funding the general operating budget for the Fiscal Year beginning July 1, 2007 as recommended by the Finance and Advisory Committee in its proposed operating budget for departmental operating purposes, debt service and other town expenses, provided that the amount authorized herein shall be contingent upon the vote at the Town election to assess additional real estate and personal property taxes in accordance with the provisions of Proposition 2 ½ , so called.

The Finance and Advisory Board voted 7-0 (1 abstain) and recommended approval of this article.

**DISCUSSION:** Al Belisle stated that the increase in taxes is enough to oppose the override and expressed concern that if the override were to pass, there would be no control of how the money would be spent.

Phil Cannon asked if the override fails, do the teachers still get their raises. He expressed concern that there is not enough revenue coming in and about funding basic expenses.

George Moker stated that the teachers would get their raises. They are contractual.

Sue Daigle asked how much her personal property taxes would go up.

Rose Provencher from the Assessors Office responded it's the same tax rate as real estate.

Scott Jones, 9 Davis Lane stated that ten years ago there were less than 1,200 kids in the school system. Today there are almost 1,650. Despite the growth of the population in the schools, we now spend roughly 1/3 less than the state average. Georgetown is last in the state for school spending and test scores have fallen. Class sizes are larger than the state average and some textbooks are over 20 years old. There are problems maintaining the roads, Town Hall employees on part-time, Senior Programs aren't being funded and many other programs have been eliminated

altogether. Georgetown's taxes are lower than any neighboring community. Jones asks to support the kids, seniors and the town and supports the override.

Lynn Messman, 88 Central Street stated that the Georgetown teachers make 8.5% less than the state average. She supports the teachers and the override.

**MOTION:** Steve Epstein moved and Phil Cannon seconded that the vote be taken by secret ballot.

**DISCUSSION:** Chris Rich asked Steve Epstein to consider withdrawing the motion.

Steve Epstein would not withdraw the motion.

Dave Allen stated that there will be secret ballot next week.

Sandy Gerraughty called to move the question.

**ACTION:** By a show of hands, the motion for a secret ballot does not carry.

Back to the main motion.

Tony Saia asked how it is that the town cannot afford a full time Town Clerk, teachers, librarians, and Fire Department.

Amended motion: Joseph Soucy moved and Dick Boucher seconded to reduce the override by \$71,103 as follows: Removing line 12214 from Public Safety, Fire Protection \$31,000; removing line 11611 Town Clerk's Salary \$16,003, removing Traffic Study Committee under Public Works \$15,000, Park and Recreation line # 16312 by \$9,100 for an overall reduction in the override by \$71,103.

**DISCUSSION:** Tim Ruh stated that hundreds of thousands of dollars have already been cut out of the town budget.

Kathy Roche clarified that the Town Clerk's money is not raises; it is extra hours at the same rate of pay.

Sandy Gerraughty encouraged Joseph Soucy to withdraw the amended motion because a great deal of time was spent on the details of the Article.

Lisa Woodford stated that it is imperative to support the Fire Department.

Linda Monroe, 22 Nelson expressed support for the town departments. The Finance Committee is here for a reason and there is a process. If you have not been a part of the process and then pull things out, bit-by-bit, that is irresponsible.

Richard Aberman, Treasurer of the Parks & Recreation Commission stated that he would like to keep the park a gem for the town.

**ACTION:** By a show of hands, the Moderator declared the motion to amend the motion did not carry.

Steve Epstein disagreed with the \$9,100 appropriation for Parks and Recreation because the playground was built 17 years ago as a volunteer effort.

**ACTION:** By a show of hands, the Moderator declared the motion carried by a majority.

**Article 6: Stabilization Fund**

To see if the Town will vote to raise and appropriate or transfer from available funds a sum of money to be added to the Stabilization Fund, or take any other action in relation thereto.

There is no motion on this article. It is being passed over.

**Article 14: Reconstruction of Bailey Lane Bridge**

To see if the Town will vote to raise and appropriate or transfer from available funds the sum of \$200,000 for the reconstruction of the Bailey Lane Bridge over the Parker River, said expenditure to include all costs related to the reconstruction including, but not limited to associated engineering, construction, and paving; or take any other action in relation thereto.

Jack Moultrie moved and Chris Rich seconded to appropriate from free cash the sum of \$200,000 for the reconstruction of the Bailey Lane Bridge over the Parker River, said expenditure to include all costs related to the reconstruction including, but not limited to associated engineering, construction, and paving; or take any other action in relation thereto.

The Finance and Advisory Board recommended approval of this article (Vote: 7-0).

Jack Moultrie provided an overview of the proposed reconstruction.

**DISCUSSION:** Eugene Morrison asked if there has been any discussion regarding not repairing the bridge and renaming part of Bailey Lane.

Richie Clough responded that there have been two public hearings on this topic and at the public hearings there was a lot of discussion of many different scenarios.

Lonnie Brennan stated that the current situation on Bailey Lane needs to be solved. The Board of Selectman did not take a vote on this Article but rather brought it before the voters. He has privately and publicly spoken out that this is an excessive amount of money for this project and would rather see the money to go toward the schools.

Sandy Gerraughty stated the Finance and Advisory Board has been trying to get funding to repair bridge for a number of years.

Claire Maimone stated that she supports repairing the bridge and expresses concern about emergency vehicles being able to access Bailey Lane.

Robin O'Malley asked how the CIP voted on this Article.

Reggie Tardif responded that the CIP voted 5-0 in favor of the Article.

Rachel Crateau stated that the Police will need to keep a close watch on traffic.

Sandy Gerraughty stated that bridges and roads are infrastructure and the bridge needs to be fixed.

Kay Ogden asked if there have been any other studies done to seek alternatives to repair the bridge.

Jack Moultrie responded that professionals have looked at this and if it is going to be fixed, it should be fixed right or not at all.

Chris Rich stated that the reconstruction of the Bailey Lane Bridge is an investment and necessary and if it's broken, it should be fixed.

Phil Cannon stated that roadway is public and it should be open.

**ACTION:** By a show of hands, the Town Moderator declared the motion carried by a majority.

**Article 15: Petition Legislature to Establish DPW Department**

To see if the Town will vote to petition the General Court for special legislation establishing a department of public works ("DPW") in the Town of Georgetown as set forth below; provided, however, that the General Court may make clerical or editorial changes of form only to the bill, unless the Board of Selectmen approves amendments to the bill before enactment by the General Court which are within the scope of the general public objectives of the petition. This article authorizes the Board of Selectmen to seek special legislation creating a DPW, which special legislation would transfer from certain identified boards and officers to the Board of Selectmen certain duties and responsibilities and authorize the Selectmen to hire a DPW superintendent who would be responsible for maintenance of the grounds of all public buildings and public parks, parking lots, sidewalks, and athletic fields, and further, shall be responsible for the maintenance of all school buildings, and the maintenance and cleaning of all non-school buildings. If approved by the voters at the 2007 Annual Town Meeting and enacted by the General Court, this article would take effect only if approved by the voters of the Town at a special or annual Town Election; or take any other action related thereto.

The petition for special legislation shall take the following form:

AN ACT AUTHORIZING THE TOWN OF GEORGETOWN TO ESTABLISH A DEPARTMENT OF PUBLIC WORKS.

Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same as follows:

SECTION I. Notwithstanding the provisions of any general or special law to the contrary, there shall be in the town of Georgetown a department of public works, in this act called the department, which shall be under the supervision and control of the board of selectmen, in this act called the board. The board shall have all the powers and duties now or from time to time vested by general law, special act, by-law or regulation in the following boards, departments and offices, or in boards, departments and offices having corresponding powers and duties in said town, to wit: - road commissioners, surveyors of highways, superintendent of streets, park commissioners, cemetery commissioners, tree warden, moth superintendent and forestry department, and to the extent that such boards, departments and offices exist, they shall thereupon be abolished and the terms of the elected and appointed officials holding such offices shall be terminated. No contracts or liabilities then in force shall be affected by such abolition, but the board shall in all respects be the lawful successor of the boards, departments and offices so abolished.

SECTION 2. Personnel:

A. Superintendent:

The board shall hire a superintendent of public works, subject to appropriation and the provisions of the town by-laws and personnel by-laws. The superintendent shall serve at the pleasure of the board of selectmen, and said board may establish an employment contract with the superintendent for the salary, fringe benefits and other conditions of employment, including but not limited to, severance pay, relocation expenses, reimbursement for expenses incurred in the performance of his duties or office, liability insurance, conditions of discipline, termination, dismissal, and reappointment, performance standards and leave. The superintendent shall exercise and perform, under the supervision and direction of the board, the powers, rights and duties that have been transferred to the board hereunder as the board may from time to time designate. The superintendent shall be responsible for the efficient exercise and performance of the powers, rights and duties of the office, as determined by the Board of Selectmen, and as may be further defined from time to time by By-law. The superintendent need not be a resident of the town during tenure of office.

B. Employees, general.

All persons employed by or under the supervision of the highway department or other board or officer abolished under this act as of the effective date of this act shall be transferred to the department immediately upon the effective date of this Act. All such transfers of employees shall be made without loss of pay, and without charge of rating, seniority, retirement or pension rights, or any other privileges under any provision of law or by-law.

**SECTION 3. Equipment:**

All equipment owned by the town of Georgetown and under the control of the highway department or any other department abolished by this act shall be transferred to and be under the control and direction of the public works department.

**SECTION 4. Scope/Responsibilities**

In addition to the highway responsibilities, the public works department shall be responsible for maintenance of the grounds of all public buildings and public parks, parking lots, sidewalks, and athletic fields, and further, shall be responsible for the maintenance of all school buildings, and the maintenance and cleaning of all Town owned buildings, excluding school buildings.

**SECTION 5.** The board shall have additional powers related to the duties and responsibilities of public works as the town may from time to time by by-law provide; any other provisions of law to the contrary notwithstanding.

**SECTION 6.** This act shall be submitted to the voters of the town of Georgetown for acceptance at an annual or special town election in the form of the following question:

"Shall an act passed by the General Court in the year 2007 entitled 'An Act authorizing the Town of Georgetown to establish a Department of Public Works', be accepted?"

The Town shall include below the ballot question a fair and concise summary of the ballot question prepared by Town Counsel and approved by the Board of Selectmen. If a majority of votes cast in answer to this question is in the affirmative, this act shall take effect immediately.

If this act is approved by the voters in accordance with this section, the board may appoint a temporary superintendent to perform the duties of the superintendent until a permanent superintendent is appointed in accordance with section 2A of this act.

Or take any other action in relation thereto.

**MOTION:** Lonnie Brennan moved and it was seconded by Richard Clough to petition the General Court for special legislation establishing a department of public works ("DPW") in the Town of Georgetown as set forth in the warrant; provided, however, that the General Court may make clerical or editorial changes of form only to the bill, unless the Board of Selectmen approves amendments to the bill before enactment by the General Court which are within the scope of the general public objectives of the petition

The Finance and Advisory Board voted 0 (in favor) to 6 (opposed) on this article and does not recommend approval.

**DISCUSSION:** Dave Bjork, a member of the School Committee stated that the School Committee wants to do what is best for the town but feels more time is needed to be able to contribute to the process and therefore voted not to approve the article.

Lonnie Brennan stated that the Board of Selectman voted 2-1 in favor.

Dick Moylan stated that this proposal is a bureaucratic beast. The job is getting done by the Highway Surveyor and we don't need it.

**ACTION:** By a show of hands the Moderator declared the motion does not carry.

**Article 16: Fire Department Establish, "Strong Fire Chief"**

To see if the Town will vote to adopt G.L. c.48, §§42, 43, and 44, the so-called "Strong Fire Chief" statute, which establishes a fire department under the control of an officer to be known as the Chief of the Fire Department; provided, however, in the alternative, if necessary to create a "Strong Fire Chief" and still preserve unique aspects of fire protection services in the Town, the Board of Selectmen is hereby authorized to petition the General Court for special legislation for such purposes, and further that that the General Court may make clerical or editorial changes of form only to the bill, unless the Board of Selectmen approves amendments to the bill before enactment by the General Court and that the Board of Selectmen is hereby authorized to approve amendments which shall be within the scope of the general public objectives of the petition; and further to see if the town will vote to raise and appropriate or transfer from available funds a sum of money to fund this position, or take any other action in relation thereto.

**MOTION:** Diane Blunt moved and Matt Vincent seconded to authorize the Board of Selectmen to petition the General Court for special legislation establishing a Fire Department under the control of a "Strong Fire Chief," which legislation shall preserve unique aspects of fire protection services in the Town provided by the Central Fire Company of Georgetown, Massachusetts, Inc. and the Erie Fire Association No.4, Inc.; provided, however, that that the General Court may make clerical or editorial changes of form only to the bill, unless the Board of Selectmen approves amendments to the bill before enactment by the General Court and the Board of Selectmen is hereby authorized to approve amendments which shall be within the scope of the general public objectives of the petition; and further to appropriate from free cash the sum of \$40,000 to fund this position for the fiscal year beginning on July 1, 2007.

The Finance and Advisory Board voted 5-1 in favor of the article.

**DISCUSSION:** Matt Vincent provided an overview of the process and the proposed changes to the Fire Department.

Robert Kelley asked if this would be a new position.

The Moderator explained that they would not be hiring for the position yet.

**MOTION TO AMEND:** Robert Kelley moved and Joseph Soucy seconded the following amendment to the Article: That this staff position's health insurance cost shall not exceed 50% of the actualized cost including administrative costs.

**DICUSSION ON AMENDMENT:** Tim Ruh stated that town employees currently pay 40% of their medical insurance cost. The town currently pays \$1.9 million for all town employees, including the School Department.

James Tollman expressed concern that too much time is being wasted on the proposed amendments. Those people proposing the amendments should volunteer to be on some of the boards.

**ACTION:** By a show of hands, the Moderator declared the amendment to the motion does not carry.

Back to the main motion.

**DISCUSSION:** Dianne Newton asked where the money is coming from to fund the position. The answer to this was stated that part of the position will be funded by free cash.

Steve Epstein asked why we are considering this article when we are concerned about money.

Arthur Greenberg stated he does not see any reason why the taxpayers should pay for this and opposes the Article.

Al Belisle asked if volunteers responded to the six calls on January 11, 2007.

Mike Anderson responded that volunteers responded to the six calls.

Lonnie Brennan stated that the Fire Department requested this article.

**ACTION:** By a show of hands, the Moderator declared the article carried by a majority vote.

**Article 17: Fire Department, Municipal Fire Alarm System Connection Fee Bylaw**

To see if the Town will vote to amend the General Bylaws by inserting a new bylaw, Section 6-11, Municipal Fire Alarm System Connections, as follows:

1. Definitions
  - A. Fire Alarm System: Any heat activated, smoke activated, flame energy activated or other such automatic device capable of transmitting a fire alarm signal directly to the Georgetown Fire Department.
  - B. Fire Alarm System Owner: An individual or entity who owns the title to and/or has on his business or residential premises a fire alarm system equipped to send a fire alarm signal directly to the Georgetown Fire Department.
  - C. Fire Department: The Georgetown Fire Department.
2. Connection of Fire Alarm System to the Fire Department

- A. Before any fire alarm system is connected to the Fire Department, the Owner shall provide the Fire Department with the following information:
  1. The name, address, home and work telephone numbers of the owner;
  2. The street address where the master box is located;
  3. The names, addresses and telephone numbers of the persons or businesses protected by the fire alarm system.
  4. The names, addresses, home and work telephone numbers of at least two persons other than the owner who can be contacted twenty-four hours a day who are authorized by the fire alarm system owner to respond to an alarm signal and who have access to the premises; and
  5. Such other relevant information as the Fire Chief may require.
  6. The owner of a fire alarm system connected to the Fire Department as of the effective date of this bylaw shall comply with the requirements of Section 2(A)(1) through (5) of this bylaw within sixty (60) days after the effective date of this bylaw.

3. Fee for Connection of Fire Alarm System to Fire Department

- A. The owner of each fire alarm system connected directly to the Fire Department shall pay an annual fee of \$250.00 upon commencement of each fiscal year; a fire alarm system owner whose fire alarm system is connected directly to the Fire Department after the start of the fiscal year shall pay such annual fee upon connection.

**MOTION:** Chris Dubois moved and Robin O'Malley seconded to amend the General Bylaws by inserting a new bylaw, Section 6-11, Municipal Fire Alarm System Connections, as set forth in the warrant.

The Finance and Advisory Board recommended approval of this article with a vote of 7 (in favor), 0 (opposed) and 1 (abstain).

Chris Dubois provided an overview of the article.

**ACTION:** By a show of hands, the Moderator declared the motion carried by a majority vote.

**Article 18: Fire Department, Fire Alarm Revolving Fund**

To see if the Town will vote to establish a Georgetown Fire Department Revolving Fund as authorized by Chapter 44, Section 53E ½ of the Massachusetts General Laws. This fund shall be funded by the annual fees charged for connection to the Municipal Fire Alarm system to be expended without further appropriation for the purpose of maintaining the Municipal Fire Alarm System. The Fire Department may expend from the account an amount not to exceed \$10,000 for the Fiscal Year beginning July 1, 2007; or take any other action in relation thereto.

**MOTION:** Brian Coolidge moved and Robin O'Malley seconded to establish a Georgetown Fire Department Revolving Fund as authorized by Chapter 44, Section 53E ½ of the Massachusetts General Laws. This fund shall be funded by the annual fees charged for connection to the Municipal Fire Alarm system to be expended without further appropriation for the purpose of maintaining the Municipal Fire Alarm System. The Fire Department may expend from the account an amount not to exceed \$10,000 for the Fiscal Year beginning July 1, 2007.

The Finance and Advisory Board recommended approval of this article with a vote of 6-0.

The Board of Selectmen recommended approval of this article.

**EXPLANATION:** All fees would go directly to this system.

**DISCUSSION:** None

**ACTION:** By a show of hands, the Moderator declared the motion carried by a majority vote.

**Article 19: Fire Department, Lease of Fire Truck**

To see if the Town will vote to raise and appropriate or transfer from available funds the sum of \$77,000 for the Fiscal Year 2008 lease payment for the Fire Department ladder truck, or take any other action in relation thereto.

**MOTION:** Tim Ruh moved and Chris Rich seconded to appropriate from the Stabilization Fund the sum of \$77,000 for the Fiscal Year 2008 lease payment for the Fire Department ladder truck.

The Finance and Advisory Board recommended approval of this article with a vote of 6-0.

**DISCUSSION:** Tim Ruh explained that the town voted last fall to purchase a new ladder truck for the Fire Department with a Lease to Own. The Selectmen have entered into a lease. In the town meeting last year, the vote was to fund it but it was not determined where the money would come from. The Finance and Advisory Board recommends that it come out of the Stabilization Fund, which has approximately \$1.3 million and earns approximately \$63,000 a year in interest.

Steve Epstein stated that last fall it was presented that the lease would be considerably less than \$77,000.

Tim Ruh responded that the vote at Town Meeting was to have the Selectmen

enter into a long-term lease. The length of the lease would be at their discretion. Instead of fifteen-year lease at \$62,000 the Selectmen entered into a 10-year lease at \$77,000.

Steve Epstein asked what happens if this article fails.

Steve Delaney responded that if the appropriation does not go through, the truck goes back. It is repossessed.

**ACTION:** By a show of hands, the Moderator declared the motion carried by a 2/3 vote.

**Article 20: Town Hall Chimney**

To see if the Town will vote to raise and appropriate or transfer from available funds the sum of \$25,000 for the repair of one of the chimneys at Town Hall, or take any other action in relation thereto.

**MOTION:** Harry LaCortiglia moved and Robin O'Malley seconded to transfer from the Community Preservation Fund undesignated account, for historic preservation purposes, the sum of \$25,000 for repair of one of the chimneys at Town Hall, provided, however, that any funds from this appropriation remaining unspent after a period of three years from the date of approval hereof shall be returned to the Historic Reserve Fund only after a vote by the Community Preservation Committee determining that it is unlikely that such expenditures from the remaining appropriated funds will need to be spent to this effect.

The Finance and Advisory Board recommended approval of this article with a vote of 8-0.

Harry LaCortiglia explained that the chimney in Town Hall leaks.

**MOTION:** By a show of hands, the Moderator declared the motion carried by a majority.

**Article 21: Town Hall Security System**

To see if the Town will vote to raise and appropriate or transfer from available funds the sum of \$15,000 for the installation and upgrade of security systems at Town Hall, or take any other action related thereto.

Jim Lacey moved and Sandy Gerraughty seconded to appropriate from free cash the sum of \$15,000 for the installation and upgrade of security systems at Town Hall.

The Finance and Advisory Board recommended approval of this article with a vote of 8-0.

Steve Delaney explained that this is a combination of upgrading the basic security in the building from both intrusion and low temperature alarms.

John Bonazoli asked if this article was on the warrant last year for the same amount.

Steve Delaney responded that it was on the warrant last year for the same amount.

John Bonazoli asked if there are any RFP's and if so, what are the details.

Steve Delaney responded "not at this time"

**ACTION:** By a show of hands, the Moderator declared the motion carried by a majority.

**Article 22: Historical Commission, Union Cemetery**

To see if the Town will vote to authorize the Board of Selectmen to acquire by gift, purchase, eminent domain, or otherwise and to accept the Deed to the property known as the Union Cemetery located on East Main Street, owned by the Union Cemetery Corporation and being shown on Assessors' Map 10, Parcel 46 and to accept the assets of the Union Cemetery Corporation to be used for the maintenance and care of the Union Cemetery, and to authorize the Board of Selectmen to enter into all agreements and execute any and all instruments, and take all related actions as may be necessary to effect said acquisition pursuant to G.L.c. 114, G.L.c.180, Section 8A and G.L.c.204, Section 12, as applicable, or take any other action in relation thereto.

Lonnie Brennan moved and Ed Desjardins seconded to authorize the Board of Selectmen to acquire by gift, purchase, eminent domain, or otherwise and to accept the Deed to the property known as the Union Cemetery located on East Main Street, owned by the Union Cemetery Corporation and being shown on Assessors' Map 10, Parcel 46 and to accept the assets of the Union Cemetery Corporation to be used for the maintenance and care of the Union Cemetery, and to authorize the Board of Selectmen to enter into all agreements and execute any and all instruments, and take all related actions as may be necessary to effect said acquisition pursuant to G.L.c.114, G.L.c.180, Section 8A and G.L.c.204, Section 12, as applicable.

The Finance and Advisory Board recommended approval of this article with a vote of 6 (in favor), 0 (opposed) and 1 (abstained).

Joe Knapp and Ed Desjardins explained that it was discovered that the cemetery owner no longer existed. After many hours of research, it is being offered to the town for preservation.

**DISCUSSION:** None

**ACTION:** By a show of hands, the Moderator declared the motion carried by a majority.

**Article 23: Board of Selectmen, increase the number of Selectmen**

To see if the Town will vote to petition the General Court for special legislation increasing the size of the Board of Selectmen from three members to five members as set forth below; provided, however, that the General Court may make clerical or editorial changes of form only to the bill, unless the Board of Selectmen approves amendments to the bill before enactment by the General Court which are within the scope of the general public objectives of the petition. This article authorizes the Board of Selectmen to seek special legislation increasing the size of the Board of Selectmen from three to five members. If approved by the voters at the 2007 Annual Town Meeting and enacted by the General Court, this article would take effect only if approved by the voters of the Town at a special or annual Town Election; or take any action in relation thereto.

The petition for special legislation shall take the following form:

**AN ACT PROVIDING FOR AN INCREASE IN THE GEORGETOWN BOARD OF SELECTMEN FROM THREE TO FIVE MEMBERS.**

Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same as follows:

SECTION 1. The number of members of the board of selectmen of the town of Georgetown shall be increased to five. Each selectman shall serve for a 3-year term, with no more than two selectmen's terms to run concurrently. Notwithstanding the preceding sentence, at the annual town election following at least 64 days after acceptance of this act by the voters, one additional member shall be elected to a two-year term and one additional member shall be elected to a 3-year term. The terms of those members currently serving as selectmen at the time of the adoption of this act shall be unchanged.

SECTION 2. This act shall be submitted to the voters of the town of Georgetown at a special or annual town election in the form of the following question, which shall be placed on the official ballot to be used for the election:

"Shall an act passed by the general court in the year 2007 entitled, "An Act Providing for an Increase in the Georgetown Board of Selectmen from Three to Five Members," be accepted?"

No summary shall appear on the ballot below this question. If a majority of the votes cast in answer to this question is in the affirmative, section one of this act shall take effect, but not otherwise.

SECTION 3. Section two of this act shall take effect upon its passage.

The Finance Advisory Board recommended approval of this article with a vote of 7-0.

**MOTION:** Richard Clough moved and Robin O'Malley seconded to petition the General Court for special legislation increasing the size of the Board of Selectmen from three members to five members as set forth in the warrant; provided, however, that the General Court may make clerical or editorial changes of form only to the bill, unless the Board of Selectmen approves amendments to the bill before enactment by the General Court which are within the scope of the general public objectives of the petition.

The Finance and Advisory Board recommended approval of this article with a vote of 7-0.

The Moderator stated that Town Counsel clarified that if this article is voted in at this town meeting, it is then submitted to the General Court. It would then have to pass at a Special Election or the next Annual Election. If it passes at that particular election, the town would then start electing the Selectmen at the next Annual Election. It would be a 1 ½ to 2 years out.

**DISCUSSION:** Phil Trapani stated that he is in support of this article because the Board of Selectmen works very hard. The town has many issues to address and needs more opinions on the board.

Harry LaCortiglia stated that he is in support of this article.

Dick Moylan stated that he sat on a Government Study Committee, which studied this proposal years ago and it was voted unanimously at that time not to move the Selectmen from 3 to 5 members. He doesn't support this article.

A standing count is conducted in both rooms.

**ACTION:** By a standing count, the Moderator declared the motion carried by a vote of 181 (in favor) and 121 (opposed) which is a majority.

**Article 24: Replacement of Fence at Little's Hill**

To see if the Town will vote to raise and appropriate or transfer from available funds the sum of \$6,500 for the replacement of a stockade fence bordering the soccer field at Little's Hill, or take any action in relation thereto.

**MOTION:** Sandy Gerraughty moved and Reginald Tardif seconded to appropriate from free cash the sum of \$6,500 for the replacement of a stockade fence bordering the soccer field at Little's Hill on Hillside Drive.

The Finance and Advisory Board recommended approval of this article with a vote of 8-0.

**DISCUSSION:** Steve Epstein asked why the developer isn't required to pay for this fence which is less than 6 years old.

Steve Delaney explained that he has been working with some of the neighbors for the last two to three years. It was determined that the fence is beyond repair and should be repaired in fairness to them.

Steve Epstein asked if the developer has been asked to repair or replace the fence.

Steve Delaney responded that the town has not discussed this with the developer.

**MOTION:** Steve Epstein moved and Harry LaCortiglia seconded to table this article indefinitely.

**DISCUSSION:** There is no discussion. This is not debatable.

**ACTION:** By a show of hands, the Moderator declared the article tabled indefinitely by a 2/3 vote.

**Article 25: Elderly Tax Exemption**

To see if the Town will vote pursuant to the provisions of G.L.c.59, section 5, clause 41C to increase the tax exemption of the elderly from \$500 to \$750, to increase the gross receipts limitations to \$20,000 for a single person and \$30,000 for married persons, and to increase the whole estate limitations to \$40,000 for a single person and \$55,000 for married persons, to be effective in the Fiscal Year commencing July 1, 2007; provided, however, that the vote taken hereunder shall be expressly contingent upon approval by the voters of the Town at an election held prior to July 1, 2007, of one or more Proposition 2½ overrides totaling more than \$250,000, or take any action in relation thereto.

**MOTION:** Matt Vincent moved and Dave Bjork seconded to vote pursuant to the provisions of G.L.c.59, section 5, clause 41C to increase the tax exemption for the elderly from \$500 to \$750, to increase the gross receipts limitations to \$20,000 for a single person and \$30,000 for married persons, and to increase the whole estate limitations to \$40,000 for a single person and \$55,000 for married persons, to be effective in Fiscal Year commencing July 1, 2007; provided, however, that the vote taken hereunder shall be expressly contingent upon approval by the voters of the Town at an election held prior to July 2, 2007, of one or more Proposition 2 ½ overrides totaling more than \$250,000.

The Finance and Advisory Board recommended approval of this article with a vote of 5 (in favor) 2 (opposed).

Matt Vincent provided an overview of the proposed article.

**DISCUSSION:** Steve Epstein stated that he believes at last year's town meeting, Town

Counsel determined this could not be contingent upon passage of the override.

Matt Vincent commented that this was approved by DOR and Town Counsel, Kopelman & Paige.

Rob Hoover commented that we are all in this together.

Paul Dolimpio stated that the elderly are the poorest people in town.

**MOTION:** Steve Epstein moved and Phil Cannon seconded to amend the motion by striking the conditional clause following the words, “to be effective in the Fiscal Year commencing July 1, 2007.”

**ACTION:** By a show of hands, the Moderator declared the amendment to the motion on this article does not carry.

Back to the main motion.

**ACTION:** By a show of hands, the Moderator declared the motion carried by a majority.

**Article 26: Recreational Path Committee, National Grid Lease**

To see if the Town will vote to authorize the Georgetown Board of Selectmen to negotiate and enter into a lease or other contract for a period in excess of three years with National Grid Company, other owners, and/or easement holders, upon such terms and conditions as the Board of Selectmen deem appropriate, for the rights to construct, operate, and maintain a so-called Rail-Trail on the abandoned railroad corridor in Georgetown, as proposed by the Recreational Path Committee for this purpose and shown on a sketch plan on file with the Town Clerk; provided, however, that any such lease or other agreement shall be sufficient to satisfy the criteria necessary to qualify for State and Federal Transportation Enhancement Funding and/or other funding sources necessary for realization of the project, and further, to authorize the Board of Selectmen and other Town employees, officers, boards and committees to take such action as may be necessary to effectuate the purposes of this vote, or take any action in relation thereto.

**MOTION:** Jeff Wade moved and Joe Soucy seconded to authorize the Georgetown Board of Selectmen to negotiate and enter into a lease or other contract for a period in excess of three years with National Grid Company, other owners, and/or easement holders, upon such terms and conditions as the Board of Selectmen deem appropriate, for the rights to construct, operate, and maintain a so-called Rail-Trail on the abandoned railroad corridor in Georgetown, as proposed by the Recreational Path Committee for this purpose and shown on a sketch plan on file with the Town Clerk; provided, however, that any such lease or other agreement shall be sufficient to satisfy the criteria necessary to qualify for State and Federal Transportation Enhancement Funding and/or other funding sources necessary for realization of the project, and further, to authorize the Board of Selectmen

and other Town employees, officers, boards and committees to take such action as may be necessary to effectuate the purposes of this vote.

The Finance and Advisory Board recommended approval of this article with a vote of 5-0.

Jeff Wade explained that this is part of Article 28K. It is part of a large group. The path goes from Salisbury to Danvers. Article 26 is asking to authorize the Board of Selectmen to negotiate and enter into agreements the rights to use the land.

**DISCUSSION:** Tony Saia stated that he uses this now and asks what will change.

Dick Paganelli explained that you are now trespassing on private property. The trail would be paved.

Joe Soucy asked if it would be free for residents to use when the lease is entered into.

Dick Paganelli responded “yes” that’s the whole idea. It would be for community use.

John Bonazoli asked if it was possible for them to grant an easement year by year? And would the town have to fund the trail in the future?

Dick Paganelli responded that the town would be responsible for maintenance.

Tony Saia asked what the maintenance of the trail would cost.

Jeff Wade responded that Article 28K describes this in more detail.

Tony Saia asked who is liable if someone gets hurt under the electric wires.

Jeff Wade responded that the liability is an add-on to the town and the added cost is miniscule.

Chris Rich expressed concern that the potential liability is astronomical not miniscule.

Mrs. Saia asked who pays for trash cleanup.

Dick Paganelli responded that it is our responsibility to keep the trail clean. If there were a DPW, it would be the DPW’s responsibility.

Jodie Gorin asked how the trail would affect her property value because the trail would go through her backyard.

Dick Paganelli stated that there have been studies that show trails increase the value of property.

Matt Vincent commended the Recreational Path Committee for their hard work and believes this serves the character of the town.

Jim DiMento commended the committee and stated that the trail combines North Street to the center of town and to Camp Denison.

John Flaherty stated that he is an abutter and is looking forward to the trail.

Dave Gordon stated that he has several family members who are abutters and he is not in favor of this proposed project.

Joe Soucy stated he is in favor of this article.

**ACTION:** By a show of hands, the Moderator declared the motion carried with a majority.

**Article 27: Citizen Petition Heather Road**

To see if the Town will vote to amend the Official Town Map of the Town of Georgetown, Massachusetts, originally adopted May 7, 1984, as it may have been heretofore revised, to add and show on said Official Map, as a private way, Heather Road, from Monroe Street to Rock Pond, said road to be depicted substantially in the location as shown on the Map entitled "Town of Georgetown Property parcel mat Appendix 4".

**MOTION:** John Horton moved and George Burda seconded to amend the Official Town Map of the Town of Georgetown, Massachusetts, originally adopted May 7, 1984, as it may have been heretofore revised, to add to and show on said Official Map, as a private way, Heather Road, from Monroe Street to Rock Pond, said road to be depicted substantially in the location as shown on the Map entitled "Town of Georgetown Property parcel mat Appendix 4".

The Finance and Advisory Board recommended approval of this article with a vote of 5-0.

The Planning Board voted in favor of this article with 3 (in favor), 0 (opposed) and 2 (absent).

John Horton explained that the state law requires that any road with more than two houses needs to be noticed on the town map.

Sarah Buck, the Town Planner explained that this does not make the road a public road but it should be noticed on the town map.

Chris Rich asked what the future development plans are for this road.

The Moderator stated that it is not necessary information.

**ACTION:** By a show of hands, the Moderator declared the motion carried with a 2/3 vote.

**Article 28: Community Preservation General Budget**

To hear a report from the Community Preservation Committee on the Fiscal Year 2008 Community Preservation Budget, and to appropriate or reserve for later appropriation monies for the administrative expenses of the Community Preservation Committee, the payment of debt service, the undertaking of Community Preservation projects and all other necessary and proper expenses for the year, and to determine whether such sums shall be raised from Community Preservation Fund, transferred from available funds, borrowed, appropriated from the stabilization fund, or any combination of these methods; or take any other action relative thereto.

**MOTION:** Harry LaCortiglia moved and Chris Rich seconded that the Town hear a report from the Community Preservation Committee and that the following amounts be appropriated or reserved from Fiscal Year 2008 Community Preservation Fund Revenues, or transferred from prior year’s revenues for Community Preservation purposes as specified:

	<b>Project</b>	<b>Total Appropriation</b>	<b>Source of Appropriation</b>
	<b>Appropriations:</b>		
A	To fund, for community housing purposes, the replacement of roofs of the buildings located at 4, 17, 19, 21 and 31 Trestle Way and to authorize the Board of Selectmen, in consultation with the Community Preservation Committee, to enter into a grant agreement with the owners of Trestle Way setting the terms for such grant, including a requirement that the owners of Trestle Way grant to the Town an affordable housing restriction in said buildings, and further, to authorize the Board of Selectmen to accept such restriction; provided, however, that any funds from this appropriation remaining unspent after a period of three years from the date of approval hereof shall be returned to the Community Housing Reserve Fund only after a vote by the Community Preservation Committee determining that it is unlikely the such expenditures the remaining appropriated funds will need to be spent to this effect;	\$40,000	\$40,000 from Community Preservation Fund Undesignated Account
B	To fund, for historic preservation purposes, the second phase of installation of a period-appropriate fence at the Union Cemetery (which project was previously funded, in part, by the voters at the 2004 Annual Town Meeting), such funds to be expended under the direction of the Georgetown Historical Commission; provided, however, that any funds from this appropriation remaining unspent after a period of 3 years from the date of the approval of this article will be returned to the Community Preservation Historic Reserve fund only after a vote by the Community Preservation Committee determining that it is unlikely the remaining appropriated funds will need to be spent to this effect;	\$27,000	\$27,000 from Community Preservation Fund Undesignated Account
C	To fund, for historic preservation purposes, the compilation and restoration of the last six years of the town’s Annual Town	\$9,500	\$9,500 from Community Preservation Fund

	Report, and the professional restoration and recording of the Town Code to contain all or the administrative and regulatory laws of the town of a general and permanent nature, in accordance with state law, deliverable in hard copy and electronic format, such funds to be expended under the direction of the Georgetown Historical Commission; provided, however, that any funds from this appropriation remaining unspent after a period of 3 years from the date of the approval of the article will be returned to the Community Preservation Committee determining that it is unlikely the remaining appropriated funds will need to be spent to this effect;		Undesignated Account
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	Project	Total Appropriation	Source of Appropriation
	<b>Appropriations:</b>		
D	To fund, for historic preservation purposes, the creation of an Historic Landscape Preservation Plan for Harry Murch Park, such funds to be expended under the direction of the Georgetown Historical Commission; provided, however, that any funds from this appropriation remaining unspent after a period of 3 years from the date of the approval of this article will be returned to the Community Preservation fund only after a vote by the Community Preservation Committee determining that it is unlikely the remaining appropriated funds will need to be spent to this effect;	\$15,000	\$15,000 from Community Preservation Fund Undesignated Account
E	To fund, for historic preservation purposes, the restoration of certain historic markers, the creation and installation of inexpensive markers at historic sites, and the design/fabrication and installation of pictorial/text markers at other historic sites, as well as the development of information regarding such historic sites, such funds to be expended under the direction of the Georgetown Historical Commission; provided, however, that any funds from appropriation remaining unspent after a period of 3 years from the date of the approval of this article will be returned to the Community Preservation fund only after a vote by the Community Preservation/Committee determining that it is unlikely the remaining appropriated funds will need to be spent to this effect;	\$10,058	\$4,276 to be transferred from the amounts appropriated under Article 15 of the 2003 Annual Town Meeting; \$5,782 to be transferred from the amounts appropriated under Article 15 of the 2003 Annual Town Meeting
F	To fund, for historic preservation purposes, restoration and rehabilitation of the Peabody Library; provided, however, that any funds from this appropriation remaining unspent after a period of 3 years from the date of the approval of this article will be returned to the Community Preservation fund only after a vote by the Community Preservation Committee determining that it is unlikely the remaining appropriated funds will need to be spent to this effect;	\$54,000	\$54,000 from Community Preservation Fund Undesignated Account
G	To fund, for historic preservation purposes, the hiring of a qualified consultant to generate a comprehensive Preservation Management Plan for the Union Cemetery, such funds to be expended under the direction of the Georgetown Historical Commission; provided, however, that any funds from this appropriation remaining unspent after a period of 3 years from the date of the approval of this article will be returned to the Community Preservation fund only after a vote by the Community Preservation Committee determining that it is unlikely the remaining appropriated funds will need to be spent to this effect;	\$15,000	\$15,000 from Community Preservation Fund Undesignated Account
H	To fund, for open space purposes, an endowment to the Essex County Greenbelt Association, for the management of conservation restrictions for the parcels shown on the Assessors Map as Map 6A Lot 2A, Map 6A Lot 2 and Map 6A Lot 3, (the recently purchased Bailey Woods parcels), which restrictions shall be conveyed to said association in accordance with the vote under Article 17 of the 2005 Town Meeting and	\$15,000	\$15,000 from Community Preservation Fund Undesignated Account

	the requirements of M.G.L. c.44B, Section 12(a); and to authorize the Board of Selectmen, on such terms and conditions as it may deem suitable, to enter into all agreements and executive any and all instruments that may be required for such purposes; provided, however, that any funds from this appropriation remaining unspent after a period of 3 years from the date of the approval of this article will be returned to the Community Preservation fund only after a vote by the Community Preservation Committee determining that it is unlikely the remaining appropriated funds will need to be spent to this effect;		
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	<b>Project</b>	<b>Total Appropriation</b>	<b>Source of Appropriation</b>
	<b>Appropriations:</b>		
I	To fund, for open space purposes, the acquisition, appraisal, survey and legal costs associated with the purchase of a parcel of land of approximately 7.89 acres, identified as Assessors May 9A, Lot 8F, and as described in Essex South District Registry of Deeds in Plan Book 383 Plan 49 (Sheets 1-4), and to authorize the Board of Selectmen to acquire said parcel, with said parcel to be managed by the Georgetown Conservation Commission; and that the Board of Selectmen be authorized to convey a perpetual conservation restriction in said parcel meeting the requirements of M.G.L. Chapter 184, Section 31, as required by M.G.L. c.44B, Section 12(a), as amended, and that said conservation restriction may be granted to any organization qualified and willing to hold such a restriction in accordance with M.G.L. c.44B; and further, that the Board of Selectmen be authorized to enter into all agreements and execute any and all instruments as may be necessary on behalf of the Town of Georgetown to affect said purchase; provided, however, that any funds from this appropriation remaining unspent after a period of 3 years from the date of the approval of this article will be returned to the Community Preservation fund only after a vote by the Community Preservation Committee determining that it is unlikely the remaining appropriated funds will need to be spent to this effect;	\$44,000	\$44,000 from Community Preservation Fund Undesignated Account
J	To fund, for purposes of upgrading the bathrooms and the concession stand serving area and access at American Legion Park to meet standards consistent with the Americans with Disabilities Act; provided, however, that any funds from this appropriation remaining unspent after a period of 3 years from the date of the approval of this article will be returned to the Community Preservation fund only after a vote by the Community Preservation Committee determining that it is unlikely the remaining appropriated funds will need to be spent to this effect;	\$25,000	\$25,000 from Community Preservation Fund Undesignated Account
K	To fund, for open space/land for recreational purposes, the development of a recreational path and any related expenditures required to qualify the Town of Georgetown for federal funds for design and construction of the proposed four and one-half mile multi-use recreational path; provided, however, that any funds from this appropriation remaining unspent after a period of 3 years from the date of the approval of this article will be returned to the Community Preservation fund only after a vote by the Community Preservation Committee determining that it is unlikely the remaining appropriated funds will need to be spent to this effect;	\$124,000	\$124,000 from Community Preservation Fund Undesignated Account
	<b>Project Appropriation Subtotal</b>	<b>\$378,558</b>	
L	Administrative Expenses of CPC	\$25,000	\$25,000 from CPA FY08 Estimated Revenue
	<b>Administrative Expenses Appropriation Subtotal</b>	<b>\$25,000</b>	
M	Open Space Reserve	\$189,855	\$189,855 from CPA

			FY08 Estimated Revenue
N	Historic Resources Reserve	\$119,965.47	\$119,965.47 from CPA FY08 Estimated Revenue
O	Community Housing Reserve	\$63,000	\$63,000 from CPA FY08 Estimated Revenue
	<b>Reserves Subtotal</b>	<b>\$372,820.47</b>	
	<b>Total</b>	<b>\$776,378.47</b>	

**EXPLANATION:**

This article proposes projects recommended by the Community Preservation Committee under the Community Preservation Act (CPA). The descriptions of the proposed projects/actions are contained below:

- A. **Roofs at Trestle Way** – The Georgetown Housing Authority is requesting consideration in providing funding to replace several roofs at Trestle Way. Many of the roofs within the Trestle Way complex were installed in the 1970’s. Some roofs currently leak.
  
- B. **Union Cemetery Fence** – The existing chain link fence (approx. 60 years old) at the 1732 Union Cemetery located on East Main Street is currently in an advanced state of disrepair. In 2003 the town voters approved CPC Funding to replace the current fence with a more period appropriate, 4 ft. high, wrought iron fence. Due to unforeseen delays in implementing the project, the price of building materials and labor costs escalated. The project was then divided into Two Phases. The First Phase incorporates approximately two thirds of the overall length of the fence and has already been installed.

The Second Phase of this project will replace the remaining chain link fence and incorporate the final 225-ft. section of wrought iron fence, which will match the historically appropriate new section at 4-ft. height. This Second Phase of the work will require an appropriation of \$27,000 to complete this historic project.

- C. **Historic Preservation of Annual Report and Town Code** – The Georgetown Historical Commission has been asked to help bring about the reinstatement and printing of the Town’s Annual Report to the inhabitants of Georgetown. This report is required by the Commonwealth of all cities and towns and must be filed yearly under Chapter 40, Section 49 of the General Laws of Massachusetts. Due to fiscal constraints in the Town’s annual budget 6 years ago, the Annual Reports have been discontinued. As a result, we have basically lost 6 years of the Town’s Critical and Historic records.

In order to help “restart” this required annual historical document, we are requesting a one-time CPC grant for that purpose. That is, a grant for the “seed money” to create and make available to our residents the next annual report and Town Code and provide an electronic version that would also be available on the Town’s website.

As part of this grant, we are also requesting an amount to pay for the labor involved to simply collect copies of any annual reports from various

departments, commissions, and committees that may have been submitted and merely file in the Town's records during the missing annual report years. These copies would be placed in folders identified by the year in which they were submitted and filed as a defacto annual report for that year. In addition, the GHC will request the Selectmen take the necessary actions to see that a line item covering the cost of creating and making the Annual Town Report available to the public for all future years, is placed back into the Town's annual budget.

The Georgetown Historical Commission hopes you will look favorably on this proposal to reestablish an annual account of Georgetown's history and recapture, where possible, reports from various departments during this 6 year period of missing significant historical records. Our goal is to see that there is proper historical preservation of the written record of the Town of Georgetown for future generations.

- D. **Historic Landscape Preservation Master Plan for the Restoration of Harry Murch Park.**
- E. **Informative Historic Market Project** – The Georgetown Historical Commission is requesting funding for a comprehensive historic marker project, as outlined below:
- Designing and publishing a one (or possibly two) page map/informative brochure, which will serve as a self guiding tour guide for visitors and townspeople interested in visiting Georgetown's many Historic "Cultural" Sites;
  - Creation and deployment of temporary inexpensive number/name only tape markers at all Georgetown's many Historic "Cultural" Sites;
  - Restoring the currently deteriorated historical site marker at the Goodrich Massacre Site on North Street.
  - Redesigning and replacing the Union Cemetery Historical and Grave Site Locating marker;
  - Design, fabrication and deployment of informative MHC approved pictorial/text markers, at two presently unmarked sites at the front and rear of the Town Parking Lot;
  - Design, fabrication and deployment of informative MHC approved pictorial/text marker at Union Square/Harry Murch Park;
  - Design, fabrication and deployment of informative MHC approved pictorial/text market depicting and describing Old South Church;
- F. **Peabody Library Historic Restoration** – According to the Massachusetts Historical Commission, the 1904 Peabody Library has played an important role and is a significant structure in Georgetown's history. The building

requires renovation and restoration that has never been performed in its 102-year history. The optimum time to have this work performed is now, with the building addition being done at the same time. The significant restoration and rehabilitation work includes:

- Repointing existing face brick
- Restoring existing millwork
- Restoring existing windows
- Patching existing plaster ceiling
- Refinishing existing wood floors
- Restoring existing cornice/fascia
- Restoring, reconfiguring and bracing existing antique shelving

G. **Preservation Management Plan for Union Cemetery** – The goal of this Cemetery Preservation Plan is to establish guidelines and treatments for the professional management of the historic Union Cemetery by outlining immediate and long-term goals for its rehabilitation through controlling vehicular and pedestrian access; stabilizing invasive vegetation; and researching, documenting, and resetting and repairing grave markers. All treatments are to be carried out in accordance with the *Secretary of the Interior’s Standards for the Treatment of Historic Properties*, as well as the *Preservation Guidelines for Municipally Owned Historic Burial Grounds and Cemeteries*.

H. **Conservation Restriction Endowment** – Under state law, M.G.L.c.44B, section 12(a) communities purchasing Open Space lands (as the town did with its recent purchase of the Bailey Lane Woods parcels) must convey a perpetual Conservation Restriction (as defined in M.G.L. Ch. 184) held by a third party to protect the lands from any future change of use. The endowment proposed would be held by Essex County Greenbelt Association, a non-profit land trust that currently holds several other Open Space parcels in Georgetown. Management and control of the Bailey Lane Woods parcels will still remain, as it is now, with the Town’s Conservation Commission. The use and enjoyment of the parcels for passive recreational purpose will perpetually remain open to all.

I. **Conservation Land Purchase** – The Camp Denison Committee is requesting that the Town purchase 7.89 acres of undevelopable woodland located east of the existing town-owned, Conservation Commission managed facility, known as Camp Denison. The 7.89 acres border the National Grid electric transmission line, which was formerly part of the passenger rail line running from Newburyport to Danvers. The parcel of land remains after the owner subdivided a larger parcel along Nelson Street and is accessible only to the owners of residential lots 1 and 2, which front

on Nelson Street.

J. **ADA Upgrades to American Legion Park**

- K. **Recreational Path Development (Phase II)** – Additional funds are requested to advance the 4½ rail-trail to a point where the project qualifies for Federal Transportation Enhancement funds. If successful, the funding will be 90% federal and 10% local for final design and construction. Also the Georgetown segment is an active participant in a regional initiative to create a 26-mile rail-trail that will include Salisbury, Newburyport, Newbury, Georgetown, Boxford, Topsfield, Wenham, and Danvers currently referred to as the “Border to Boston” trail. This Border to Boston concept is a Federal high priority, earmarked project (SAFETEA-LU), which has \$680,000 also available. We are actively seeking a share. Our projected share will lessen the amount requested of the CPC.

The Recreational Path Committee has engaged the Hauber Law Office, Salem, MA; and title report is due December 8<sup>th</sup>. We have also received RFP returns for the conceptual design and feasibility study and will notify the preferred firm before December 8<sup>th</sup> to commence the work.

The funds will be used for additional title services for properties with issues; legal fees for licensing/lease, and easement development; engineering services to create a 25% design, and contingency.

- L. **Administrative Expenses** – The CPA authorizes the appropriation of up to 5% of the FY08 estimated annual revenues to be appropriated for the expenses of the Community Preservation Committee.
- M. **Open Space Reserve** – The CPA requires that a minimum of 10% of FY08 estimated annual revenues be spent or set aside for Open Space purposes.
- N. **Historic Resources Reserve** – The CPA requires that a minimum of 10% of FY08 estimated annual revenues be spent or set aside for Historic Resources purposes.
- O. **Community Housing Reserve** – The CPA requires that a minimum of 10% of FY08 estimated annual revenues be spent or set aside for Community Housing purposes.

The Finance and Advisory Board recommended approval of all of the items. The vote on all of the items was 7-0, with the exception of subsection I, which was 5-2.

The Moderator notes that items D and G have been held for debate. Items A, B, C, E,

F, H, I, J, K, L, M, N and O are included in the motion.

**ACTION:** By a show of hands, the Moderator declared the motion carried with a majority.

**DISCUSSION ON ITEM D:** Steve Epstein asked if the Historic Landscape Preservation Plan would be put out to bid.

Steve Delaney responded that it would go out to bid.

**MOTION:** Steve Epstein moved to amend Item D to \$10,000. The motion is not seconded and therefore does not carry.

The Moderator requested a vote on Item D.

**ACTION ON ITEM D:** By a show of hands, the Moderator declared the motion carried with a majority.

**DISCUSSION ON ITEM G:** Steve Epstein stated that the money would be better spent if it were put into a fund right now for the maintenance of cemetery instead of hiring a professional to tell us that it will cost \$30,000 to cover that.

Harry LaCortiglia responded that this isn't a typical cemetery. It's a historic cemetery and requires a qualified consultant.

**ACTION ON ITEM G:** By a show of hands, the Moderator declared the motion carried by a majority.

**Article 29: Planning Board, Zoning Bylaw Amendment**

To see if the Town will vote to amend Chapter 165, Article XIII, Special Permits and Site Plan Review, by adding Section 165-80.2 Major Development Special Permit, as follows:

- A. Purpose. The purpose of this bylaw is to identify and attempt to mitigate potential negative impacts to the Town of Georgetown, such as to town services, traffic patterns, the environment, abutting properties, or the public health and safety, caused directly or indirectly by major development.
- B. Application. The uses requiring a Major Development Special Permit are the following:
  - (1) All new uses as defined by the Georgetown Zoning Bylaw that generate one thousand (1,000) vehicle trips per day or more in the General Commercial District, and/or five hundred (500)

vehicle trips per day in any other district.

- (2) All uses that create fifty (50) or more dwelling units.
- (3) All subdivisions of land into fifty (50) or more building lots.
- (4) All new nonresidential uses of one hundred thousand (100,000) square feet of gross floor area or more in the Industrial Districts, fifteen thousand (15,000) square feet of gross floor area in the Commercial Districts, and forty thousand (40,000) square feet or more of gross floor area in all other districts.
- (5) Any expansion of an existing use in which the expansion combined with the existing use meets or exceeds the above thresholds, and the expansion exceeds twenty percent (20%) of the existing:
  - (a) Vehicle trips per day, or
  - (b) Dwelling units, or
  - (c) Building lots, or
  - (d) Gross floor area

- C. Reviewing Authority. The Special Permit Granting Authority for Major Development Special Permits shall be as follows:
  - (1) For Uses that are otherwise allowed by right, the Planning Board.
  - (2) For Uses that otherwise require a special permit in the existing zone, the Zoning Board of Appeals.
- D. Submittal requirements. Uses subject to this section shall require site plan approval in accordance with Section 165-83 of this bylaw.
  - (1) In addition to the submittal requirements for site plans in Section 165-83 of this bylaw, the following additional information shall also be submitted:
    - (a) Facade elevations of all sides of any new building or structure or alterations to any existing building or structure.
    - (b) Photographs showing the proposed building site and abutting properties.
    - (c) Plans for phased construction.
    - (d) Contingency plans or bond demonstrating financial ability to complete the project.
    - (e) An impact statement prepared in accordance with the major Development Review Rules and Regulations for Impact Statements.
  - (2) The SPGA may require an independent consultant, contracted by the Town and paid for by the applicant, to perform a peer

review to review all or portions of the project's Impact Statement.

E. Criteria for approval of a major development. The Special Permit Granting Authority may issue a Major Development Special Permit only after finding that the proposed project will not adversely impact adjacent properties, the neighborhood, the Town, or the environment. The following criteria shall be considered:

- (1) The special permit criteria in Section 165-79 of this bylaw.
- (2) The site plan approval guidelines in Section 165-83 of this bylaw.
- (3) The standards for evaluating the impacts of a project set forth in the Major Development Review Rules and Regulations for Impact Statements.

F. Project Decision

Upon review of the project, the SPGA shall:

- (1) Deny the special permit, stating specific conditions which cannot be sufficiently mitigated, or
- (2) Grant the special permit with conditions, safeguards and/or limitations, stated in writing, or
- (3) Grant the special permit as presented.

Or take any other action relative thereto.

**MOTION:** Rob Hoover moved and Harry LaCortiglia seconded to amend Chapter 165, Article XIII, Special Permits and Site Plan Review, by adding Section 165-80.2 Major Development Special Permit, as set forth in the warrant.

The Planning Board recommended approval of this article with a vote of 3 (in favor), 2 (absent) and 0 (opposed).

The Finance and Advisory Board recommended approval of this article with a vote of 7-0.

**MOTION TO AMEND:** Rob Hoover moved and Harry LaCortiglia seconded to amend the main motion by inserting in Section 165-80.2 the bold text and deleting the strikethrough text as set forth in the handout entitled, "Planning Board, Zoning Bylaw Amendments, dated May 7, 2007. (see attachment from Planning Board)

**DISCUSSION:** Phil Cannon stated there are some serious financial problems in

Georgetown and he expressed concern that we are turning developers away, which could help solve some of the problems.

Steve Epstein agreed with Phil Cannon. He also expressed concern that the amendments were not heard in a public meeting and the bylaw should be passed over until a public hearing could be held.

Harry Lacortiglia stated this was done in public and on cable TV.

Dick Boucher states that development doesn't bring in the money we need.

**ACTION:** By a show of hands the Moderator declared the amendment to the motion carried by a majority vote.

Back to the regular article.

Sarah Buck, Town Planner provided a brief overview of the Article.

**ACTION:** By a show of hands, the Moderator declared the motion carried by a 2/3 vote.

**Article 30: Planning Board, Zoning Bylaw Amendment**

To see if the Town will vote to amend Chapter 165-106 of the Zoning Bylaws, Number of dwelling units per continuous buildable area, by deleting the current text:

“Maximum number of dwelling units per continuous buildable area (CBA): no more than two times the number of units allowable under the underlying zoning process.”

And inserting in place thereof the following:

“Maximum number of dwelling units per continuous buildable area (CBA): no more than **two times** the number that would be permitted under a conventional (“grid”) subdivision that complies with the Town Zoning Bylaw and the Subdivision Rules and Regulations of the Planning Board and any other applicable laws and regulations of the Town or the state.”

Or take any other action relative thereto.

**MOTION:** Robert Hoover moved and Hugh Carter seconded to amend Chapter 165-106 of the Zoning Bylaws, Number of dwelling units per continuous buildable area, as set forth in the warrant.

The Planning Board voted 3 (in favor), 0 (opposed) and 2 (absent).

**EXPLANATION:** At a prior Town Meeting, the town voted to limit Independent Senior Housing projects to no more than twice the density allowed under conventional zoning. This revised wording clarifies our intention to allow no more than twice the number of homes that would be allowed to be built if the development were not independent senior housing.

**ACTION:** By a show of hands the Moderator declared the motion carried by a 2/3 vote.

**Article 31: Planning Board, Zoning Bylaw Amendment**

To see if the Town will vote to amend Chapter 165-7, Definitions and word usage to add the following definition:

“Lot Width: The horizontal distance between side lot lines, measured parallel to the lot frontage.”

And to amend Chapter 165-11, Intensity of Use Schedule to add under “Minimum Lot Requirements” below “Frontage” a new entry:

	RA	RB	CA	CB	CC	IA	IB	RC
“Lot Width	65’	80’	25’	80’	100’	65’	100’	100’”

Or take any other action relative thereto.

MOTION: Rob Hoover moved and Matt Vincent seconded to amend Chapter 165-7, Definitions and word usage, as set forth in the warrant.

The Planning Board voted 3 (in favor), 0 (opposed) and 2 (absent).

**EXPLANATION:** Our current definitions of lot width do not clearly prohibit “dumbbell” shaped lots, in which a front portion is connected to a rear portion by a long narrow strip of land. This new definition and requirement for lot width will prevent contortionist lots

MOTION: John Bonazoli moved and Chris Rich seconded to table this article indefinitely so the Planning Board and Zoning Board can get together and work together on this.

**ACTION:** By a show of hands, the Moderator declared the motion to table this article indefinitely carried by a 2/3 vote.

**Article 32: Planning Board, Zoning Bylaw Amendment**

To see if the Town will vote to amend Chapter 165-83 Site Plan Review, M. Exterior Lighting as follows, and renumber the Chapter accordingly,

1. by deleting the section 2 a) in its entirety:  
 “2a) Color Rendering Index (CRI) A measurement of the amount of color shift that objects undergo when lighted by a light source as compared with the color of those same objects when seen under a reference light source of comparable color temperature. CRI values generally range from 0 to 100, where 100 represents incandescent light.”
  
2. by deleting the phrase in brackets from section 3) b) as follows:  
 3) b) “The Planning Board [in performing review pursuant to Section 7.3, Environmental Impact and Design Review] may determine that special circumstance of the site, context or design make an alternative lighting design at least equally effective in meeting the purposes of the Section and in such cases, may modify the requirements of this Section.”
  
3. And by deleting the sentences in brackets from section 4) as follows:  
 4) Exterior Lighting Plan. [Applications subject to the provisions of Section 7.3, Environmental Impact and Design Review shall submit a lighting plan, which shall include the following information, except to the extent waived by the Planning Board. All other lighting not subject to the provisions of said Section 7.3 does not require a lighting plan but shall meet the standards as set forth in this Section, unless as may otherwise be provided herein.] The lighting plan shall including the following information:
  
4. And by deleting the phrase in brackets from section 4) c) as follows:  
 4) c) type of lamp such as metal halide, compact fluorescent, high-pressure sodium [and its associated Color Rendering Index (CRI)],
  
5. Any by amending Chart IV, Light Trespass Limitations  
 By changing the limitations for fixture types in the Residential District, so that the chart will be amended as shown below:

**CHART IV. LIGHT TRESPASS LIMITATIONS**

	District	
	Residential	Nonresidential
	Maximum Light Trespass (horizontal foot-candles)*	

	“District” is that into which the light trespass occurs	
Fixture Type A	0	Not allowed
Fixture Type B	0	0.5
Fixture Type C	0	1.0

\*Expect no limit within a street right-of-way

Or take any action relative thereto.

**MOTION:** Robert Hoover moved and Harry LaCortiglia seconded to amend Chapter 165-83 Site Plan Review, M. Exterior Lighting, as set forth in the warrant, and to renumber the Chapter accordingly.

**EXPLANATION:** This amendment cleans up the Exterior Lighting regulations for Site Plan Review that was passed last spring.

The Planning Board voted 3 (in favor), 0 (opposed) and 2 (absent).

**DISCUSSION:** None

**ACTION:** By a show of hands the Moderator declared the motion carried by a 2/3 vote.

**Article 33: Planning Board, Zoning Bylaw Amendment**

To see if the Town will vote to amend Chapter 165, Article XI, Supplementary Regulations, by adding “Section 165-69.1: Public Tree Replacement. Any tree greater than 2 ¾ “ caliper located on public property that is damaged or removed due to construction shall be replaced on a wood to wood basis. Trees shall be installed within one year of their removal at a location determined by the Planning Board.”

Or take any on the action relative thereto.

**MOTION:** Rob Hoover moved and Hugh Carter seconded to amend Chapter 165, Article XI, Supplementary Regulations, by adding “Section 165-69.1: Public Tree Replacement. Any tree greater than 2 ¾ “ caliper located on public property that is damaged or removed due to construction shall be replaced on a wood to wood basis. Trees shall be installed within one year of their removal at a location determined by the Planning Board.”

The Planning Board voted 3 (in favor), 0 (opposed) and 2 (absent).

Rob Hoover gave a brief explanation of this article.

**DISCUSSION:** None

**ACTION:** By a show of hands the Moderator declared the motion carried by a 2/3 vote.

**Article 34: Planning Board, Zoning Bylaw Amendment**

To see if the Town will vote to amend Chapter 165, Section 11, Intensity of Use Schedule, to add the following line under “Minimum Yard Requirements”:

“Septic and Reserve area setback from any lot line on a public ROW”

RA	RB	CA	CB	CC	IA	IB	RC
20’	20’	20’	20’	20’	20’	20’	20’

Or take any other action relative thereto.

**MOTION:** Rob Hoover moved and Matt Vincent seconded to amend Chapter 165, Section 11, Intensity of Use Schedule, to add the following line under “Minimum Yard Requirements”:

RA	RB	CA	CB	CC	IA	IB	RC
20’	20’	20’	20’	20’	20’	20’	20’

“Septic and Reserve area setback from any lot line on a public ROW”

The Planning Board voted 3 (in favor), 0 (opposed) and 2 (absent).

**MOTION TO AMEND:** Rob Hoover moved and Matt Vincent seconded to amend the main motion by inserting in the line under Minimum Yard Requirements “for all new development not including existing single family homes.”

**DISCUSSION ON THE AMENDMENT:** Jim DiMento expressed concern that the article is too restrictive and adds a burden to the homeowner. Leave the law the way it is.

Larry Ogden stated that there should be some work on the language of the article. There should be protection on existing lots. This should be for lots not yet determined.

John Bonazoli stated that it would be difficult to enforce the amendment later on.

Jim DiMento believes ConComm and the Board of Health should be deciding this.

Steve Epstein agrees with Mr. DiMento and stated the septic system setback should be a Board of Health regulation, not a zoning regulation and questioned why it has to be included as a zoning regulation. He also agrees with Mr. Ogden about existing lots being grandfathered.

**ACTION:** By a show of hands the Moderator declared the amendment on the main motion does not carry.

Mr. Rich from the Board of Health believes this should be handled by them as they already have strict regulations in place.

**Back to main motion:** Chris Rich moved and Joe Soucy seconded to postpone the article indefinitely.

Article 34 is withdrawn by Rob Hoover of the Planning Board.

**Article 35: Planning Board, Zoning Bylaw Amendment**

To see if the Town will vote to amend Chapter 165-7, Definitions, CONTINUOUS BUILDING AREA, by adding the words in brackets below:

CONTINUOUS BUILDING AREA – Shall not include any freshwater wetland as delineated per Chapter 161, Wetlands Protection, nor any pond or stream [, nor the 50’ buffer zone to any such areas, or any slope greater than 20%, nor Rights of Way, nor easements.]

Or take any other action relative thereto.

**MOTION:** Rob Hoover moved and Harry LaCortiglia seconded to move to amend Chapter 165-7, Definitions, CONTINUOUS BUILDING AREA, by adding the words in brackets below:

CONTINUOUS BUILDING AREA – Shall not include any freshwater wetland as delineated per Chapter 161, Wetlands Protection, nor any pond or stream [, nor the 50’ buffer zone to any such areas, or any slope greater than 20%, nor Rights of Way, nor easements.]

The Planning Board voted 3 (in favor), 0 (opposed) and 2 (absent).

**MOTION TO AMEND:** Rob Hoover moved and Harry LaCortiglia seconded to amend the article to change the words “50 foot buffer zone” to “do not disturb zone.”

**DISCUSSION:** Steve Epstein requested the Planning Board, Conservation Commission and Zoning Board of Appeals get together and discuss and agree on some of the topics before bringing them to the town meeting.

**MOTION:** Steve Epstein moved and Phil Cannon seconded to postpone Article 35 indefinitely, including the amendment.

**DISCUSSION:** None.

**ACTION:** By a show of hands the Moderator declared the amendment is postponed indefinitely.

**Article 36: Planning Board Affordable Housing**

To see if the town will vote to allow the expenditure of up to \$10,000 from the Affordable Housing Special Revenue Account to manage existing and proposed inclusionary house, or take any other action relative thereto.

**EXPLANATION:** The existing inclusionary housing units are requiring active management. This article authorizes the expenditure of up to \$10,000 from the affordable housing special revenue account that was established with the \$100,000 contribution from the Little's Hill subdivision. These funds would be used to assist town boards and committees with getting legal and consulting advice to assist in managing the existing affordable housing.

**MOTION:** Rob Hoover moved and Lonnie Brennan seconded to transfer \$10,000 from the Affordable Housing Special Revenue Account for the management of existing and proposed inclusionary housing.

The Finance and Advisory Board recommends approval of the article with a vote of 5-0.

The Planning Board voted 3 (in favor), 0 (opposed) and 2 (absent).

**DISCUSSION:** Harry LaCortiglia asked who has authorization to use this money.

**MOTION:** Rob Hoover moved and Harry LaCortiglia seconded to withdraw the previous motion and reread the correct language by adding to his original motion "said sum to be expended under the direction of the Board of Selectmen."

**DISCUSSION:** Joe Soucy and Elizabeth Lowell spoke in favor of this article.

Elizabeth Lowell stated that the town needs money for affordable units.

**ACTION:** By a show of hands the Moderator declared the motion and the amendment carried by a majority.

**Article 37: Planning Board, Street Acceptance**

To see if the Town will vote to accept as town ways, Pillsbury Lane, Bernay Way, and Ilene Circle, as laid out by the Board of Selectmen and shown on the following layout plans on file with the Town Clerk:

Street Acceptance Plan Station 0+00.00 to 9+23.81 Pillsbury Lane Georgetown, Mass. Plan 1 of 4 dated April 20, 2006.

Street Acceptance Plan Station 9+23.81 to 18+55.35 Pillsbury Lane Georgetown,

Mass. Plan 2 of 4 dated April 20, 2006

Street Acceptance Plan Station 0+27.62 to 5+99.25 Ilene Circle Georgetown, Mass.  
Plan 3 of 4 dated April 20, 2006

Street Acceptance Plan Station 0+29.09 to 10+89.15 Bernay Way Georgetown, Mass.  
Plan 4 of 4 dated April 20, 2006;

And to see if the Town will further vote to authorize the Board of Selectmen to acquire by gift an easement to use said roadways for all purposes for which public ways are used in the Town of Georgetown, and all associated easements; or to take any other action in relation thereto.

**MOTION:** There is no motion on this article. It is being passed over.

The Moderator thanks everyone for attending the Town Meeting this evening.

**MOTION:** Joseph Soucy moved and Lonnie Brennan seconded to dissolve Town Meeting at 11:48 p.m.

The Moderator declared the town meeting adjourned at 11:48 p.m.

A true copy attest:

Janice M. McGrane  
Town Clerk