



**Meeting Minutes for October 19, 2021 at 6:00 PM, Carver Town Hall, Room 4.**

The proceeding will be videotaped and rebroadcast by Area 58 TV.

Attendees: Sharon Clarke, Chairman; Savery Moore, Member; : Johanna Leighton, Acting Treasurer; Patrick Meagher, Member; Paul Kostas, Member

Also in attendance:

Absent

Meeting opened by Ms. Clarke at 6:02 PM

Ms. Clarke – Our Planning Director is no longer with us. We will be operating without a Planning Director for the time being.

**Update on ongoing projects:**

- Route 44 Development Project – Discussion and possible vote(s) –
  - Update from Working Group Discussion –

Mr. Moore - Pat and I attended the meeting yesterday. Also in attendance was Rick Lafond, Chief Weston, Sue, the Deputy Chief and a few others. The Chief has had some communication with Hillwood and there was a handout given where basically Hillwood's fire / water people have come back with some numbers/increases in water available. The Chief was happy about this but indicated they were still far apart on other issues. Amy Kwessell, zoning lawyer has stated that if we are going to reduce height in zoning in the green business district, it would have to be done in all other zonings. Ms. Leighton – So the Chief has decided he doesn't want to go to 40'? Mr. Moore – This is just something in discussion and may move to Town Meeting. The Chief indicated that this is not what he had in mind. Rick added, at the meeting, that Amy suggested that lowering the height in any circumstance was probably not a good idea.

Amy has an associate reviewing all the documentation looking for any binding language on the 40'. The Town is now paying KPLaw to look into this; I don't know where the financing is coming from as it was all done through Jim Walsh. Mr. Meagher – I would think cost associated with that would be the Town's responsibility. Mr. Moore – I asked Rick, if we require assistance from KPLaw in the future who do we ask? Rick said to go directly through him. Ms. Clarke – The investment that Route 44 put into this project (purchase of properties, remediation, etc.) plus the Mass Grant could be at risk. Ms. Clarke – I do know that the Chief is meeting with Hillwood this week. I will reach out to the Chief on that outcome. Mr. Moore – They were supposed to start roadwork on Monday, but nothing started yet. The contractor has been paid the seed money to begin. Rick has not heard from Judy Barrett on the Fiscal Impact Analysis; he will circle back on that.
  - Update on Consultant Search –

I told Rick, at yesterday's meeting, that we have met with one group and will be continuing the search. Ms. Clarke – We will be getting a proposal from Stantec – Drew Leff. Yesterday, Savery and I did a Zoom call with Stephen Cole. Mr. Cole was the Planning Director for Carver, prior to Mr. Walsh. Stephen seems to feel that he has the necessary connections. We did set up another call for next Monday. I feel he would be a great fit. Mr. Moore – This project is very familiar to him and he has relationships with Boards, Fire Chief, etc. Stephen also brings a solid understanding of Town process. Stephen is currently working for the Plymouth County Economic Development Group. Mr. Moore – Do we want to try to bring Stephen in for the next meeting? Ms. Clarke- Yes, I told him I would let him know what date was set for tonight. Something Stephen mentioned was the connection on Jobs with the loss of the power plant. The second highest population affected was employees that reside in Carver.

- Update from Paul Kelly on public outreach – Paul is not here tonight.
- Update from KPLaw review of Zoning by-Law proposals - Mr. Moore – We don't have anything in writing. Ms. Clarke – This is the 6 or 7 changes that Hillwood wanted that would go to Town Meeting. Mr. Moore – That was not brought up at the meeting. Ms. Clarke – After they proposed the 65', one of their attorneys reviewed our bylaws and they came up with these changes. I will check with Rick on this.

- 90 Forest Street Status –

Ms. Clarke – I spoke with Jim before he left on Friday. Jack Williams is looking to assign the P&S to EJ Pontiff who owns the abutting buildings. EJ is looking to build another Craftsmen/Tradesmen building. I would like to ask Johanna to look at the P&S. Ms. Leighton – I started looking at it; I don't see anything that says he can do that. Ms. Clarke – Johanna will send this to Katie (through Rick) and have her review it. Ms. Leighton – Kathy Kay sent me an email; there was a person who expressed an interest. I would like to follow up to see the relationship. The Board was in agreement.

- Update on Slocum-Gibbs Confirmatory Deed –

It was approved, signed and recorded at the Registry of Deeds by Slocum Gibbs.

- Town of Carver Planner search –

Ms. Clarke - The job posting is open for submission until 11/5 on the Website. It is a Town Administrator appointment. I did ask for a seat at the table.

#### **Treasurer's Report:**

Ms. Clarke - Are we set with the \$20K that Hillwood sent us? Ms. Leighton – We have the check; we are just changing things at the bank to account for the change in Treasurer. Mr. Meagher – I did request a paper check, this time. Johanna has volunteered to help for a little longer. After that, when we need replenishable funds from Hillwood, it would be electronically deposited. Ms. Leighton – The \$20K will be deposited into the Money Market Account.

Ms. Clarke - Do we know what Paul Kelly would be looking for? Mr. Moore – He would be about \$2400 per month retainer. This money would come from Hillwood as well.

The balances, in the following accounts, are as of September 30, 2021.

- Checking - \$ 1,481.59
- Urban Renewal Plan Account - \$ 4,758.07
- Savings Account - \$29,323.84

Savings interest YTD is \$ 2.13  
Urban Renewal interest YTD \$ .46

*Motion to accept the Treasurers Report for September 2021, as presented: Mr. Moore  
Second: Mr. Kostas*

*Discussion:*

*Approved: Unanimous (5-0)*

#### **Minutes –**

**August 23, 2021**

*Motion to approve the minutes from 8/23/2021, as written: Ms. Leighton  
Second: Mr. Moore*

*Discussion:*

*Approved: Unanimous (5-0)*

**September 7, 2021**

*Motion to approve the minutes from 9/7/2021, as written: Ms. Leighton  
Second: Mr. Moore*

*Discussion:*

*Approved: Unanimous (5-0)*

**September 22, 2021**

*Motion to approve the minutes from 9/22/2021, as written: Ms. Leighton  
Second: Mr. Moore*

*Discussion:*

*Approved: Unanimous (5-0)*

**Members Comments:**

- Ms. Clarke –
- Mr. Moore – Let's put the FAQs from Paul Kelly on our next agenda.
- Mr. Meagher –
- Mr. Kostas –
- Ms. Leighton - I would like to go talk to Elaine regarding email for questions from the Public. The Board is in agreement.

**Next Meeting:**

Our next scheduled meeting is on November 2, 2021 at 6:00 PM, Room – 4

Mr. Moore – The next Working Group Meeting will be held on 11/2/2021 at 8:30 AM.

**Adjournment:**

*Motion to adjourn at 7:05 PM: Mr. Moore  
Second: Ms. Leighton  
Approved: Unanimous (5-0)*

Exhibits

A: Agenda

B: Treasurers Report