

**Hull Board of Selectmen
Final Minutes
September 29, 2021**

The meeting of the Hull Board of Selectmen was called to order at 7:30 p.m. on September 29, 2021 at Hull Town Hall, 253 Atlantic Avenue, Hull, Massachusetts.

Present: Jennifer Constable, Chair; Greg Grey, Vice-Chair; Donna Pursel, Clerk; John Reilly, Member. Absent: Domenico Sestito, Member. Also present were Town Counsel James Lampke and Town Manager Philip Lemnios.

Before opening the meeting Constable led everyone in the Pledge of Allegiance.

Dino Funari, Vitamin Sea Brewing, LLC re: Senior Center Donation

Constable congratulated Funari on the successful Beer Garden operation this past summer and said she has heard good things about it. Funari said they were pleased at the way things went and hope to be able to come back next season. He said that as part of their program they would like to give back to the community and are here tonight to present a check for \$1,000 to the Senior Center. Rob Goldstein and Lisa Thornton were present on behalf of the Center and said that this donation comes at a critical time for them as they are in the process of completing a needs assessment for the Town which will help determine what future services might be needed.

Both Constable and Lemnios noted that Thornton has stepped into her role as Director of the Senior Center at a very difficult and challenging time and said she has done extremely well and is starting a number of exciting programs. Lemnios encouraged all members of the community to take part in the needs assessment survey to help the Senior Center continue to move forward.

Retirement of Joyce Sullivan as Director of Board of Health and Appointment of Joan Taverna as Director

Lemnios said that after twenty-five years Sullivan has given notice that she will be retiring as Director of the Board of Health. Lemnios said he believes she delayed her retirement in order to help guide the Town through the Covid pandemic. He said that as of October 25, 2021 he will be appointing Joan Taverna as Public Health Director for the Town. He noted that she has been in the #2 position in the department for five years and has the skills, education and dedication needed for the job. He asked that the Board waive their right to reject this appointment.

Motion	Reilly	That the Board of Selectmen waive its right to reject the Town Manager's appointment of Joan Taverna as Director of the Board of Health
Second	Grey	
Vote	Unanimous	

Hull Knights of Columbus, 440 Nantasket Avenue re: One Day Liquor License on October 16, 2021 from 7:00 p.m. to 11:00 p.m. for Softball League

Motion	Reilly	To approve a One Day Liquor License for the Hull Knights of Columbus, 440 Nantasket Avenue, on October 16, 2021 from 7:00 p.m. to 11:00 p.m. for the Softball League
Second	Grey	
Vote	Unanimous	

John Coggins, Hull Veteran's Council re: Letter of Resignation

Motion	Reilly	To accept the resignation of John Coggins from the Veteran's Council and the War Memorial Commission
Second	Grey	

Vote

Unanimous

Reilly recognized Coggins for his many years of service to the Town and noted that there are now two openings on the War Memorial Commission. He feels that these vacancies should be discussed at a future meeting.

Discussion of Board's Goals and Objectives

Constable noted that these Goals and Objectives were last set in December of 2019 and at this time there is a need to review and update them.

Unified Work Plan. Lemnios said that the Town has completed their part in the Plan but it remains an open item for the Board as DCR has not yet adopted or ratified it. He noted that DCR participation is required for it to be complete and said that the Board, the Economic Development Council (EDC) and Town staff have been pushing for this. Constable said that DCR participated in creating the Plan and feels it exists and functions without formal adoption by DCR but that ideally they should adopt it.

Support Year-Round Business Incentives. Lemnios said that the EDC has been working on this and that especially during Covid the Board has pushed for a number of grant initiatives related to various districts in the Town. He feels that this is an ongoing goal and the ideal is to do what they can to make the community as business-friendly as possible while maintaining a balance and not compromising other initiatives.

Continue to Pursue a Collaborative Relationship with DCR. Lemnios noted that they have had recent meetings with key representatives to discuss the nature of the relationship but feels this a standing item for the Board that will never be fully complete. Constable said that at the Board's recent retreat there was a discussion about creating an oversight committee that would include members from the Town as well as DCR that would deal with a number of key issues such as transportation, resiliency, open space and recreation, street and pedestrian safety, and economic development. She noted that at the recent meeting with DCR they had asked them to select their top three priorities and they are to have a subsequent meeting to set priorities and establish timelines and deadlines. She also suggested to the EDC that they select the top 2-3 categories and action items from the UWP and the Board could bring these to DCR.

Reilly emphasized that the Town must keep DCR accountable to the guidelines set by the Legislature in terms of reporting on the status of the Trust Fund and informing them regarding receipts from the parking program and how the money will be spent and said the Town should have input into this. He said that there has been no enforcement of guidelines and feels that Hull is currently a very low priority for DCR.

Refine and Adopt the Pemberton Economic Development Plan. Lemnios said this plan reached a preliminary draft stage after a Public Hearing about 1 ½ years ago but that a second hearing will be needed in order to fully address neighbors' concerns about the impact of parking and possible encroachment into residential areas. Lemnios said he will schedule a second hearing but noted it should be virtual so that as many residents as possible will be able to participate. Constable recommended that the consultants the Town hired be at the meeting to present and explain the plan.

Supporting Efforts for More Reliable Ferry and Bus Service and Implementing Signage Program. Lemnios said that the MBTA continues to run well below capacity and noted that currently the ferry service is running at about 20% capacity. He noted that even with additional federal money, difficult decisions about service will need to be made. Lemnios noted that the program to implement signage is underway. Reilly asked if DCR had contributed to this program and Lemnios said he would check on this.

Temporary Covid Parking Plan. Constable said that Chief Dunn is scheduled to come to their next meeting to talk about how the plan is working. She suggested that this might be a good time to establish an ad hoc Parking Committee but Reilly said they should hear from Chief Dunn before doing this. Lemnios agreed and noted that Dunn has received very few complaints with the current system and feels it works well from an enforcement perspective. It was agreed they should inform HRA about parking requirements so they can notify vendors.

Pilot Program for Electric Cars and Carpools. It was agreed that this a low priority at this time as the Town is not currently experiencing parking stress. Reilly said that the Town should have a plan in place for possible changes if things change after the pandemic.

Housing Production Plan. Lemnios said this is in progress and will be presented within the next few months. The Senior Housing Working Group has been established and has met a number of times and have looked at a number of potential locations for affordable senior housing. It was noted that the Town is land-starved and in order to attract developers and funding there needs to be enough scale to make it economically feasible. Reilly said that the only way to get any type of scale is to build up and most people in the Town do not want that. He suggested that it might be best to develop a number of smaller units throughout the Town rather than overburdening one area with a large development.

Open Space and Recreation Plan. Lemnios said this has been completed and explained that they are following a strategy that was set about four years ago to start a systematic process of rehabilitation of the Town's existing playgrounds and courts. This is being done primarily through CPA funding. He said that there was a recent Public Hearing on the Gunrock Playground and that Park and Recreation will be assessing the results of the hearing as there were some differences of opinion. He noted that planning for a full complement of recreational facilities is not complete. Reilly pointed out that they need to consider the aging demographic of the Town and plan for appropriate facilities such as pickleball and walking tracks. Pursel noted that at Kenberma there is as much activity at the basketball court as at the pickleball court. Constable suggested that they have a joint meeting with Park and Recreation. Lemnios agreed and said they need to be balanced in what the Town is providing and should put money in place for design. Grey said that now that the Plan is complete there should be more emphasis on pursuing grants.

Lemnios said that not much has been done on the Rail Trail or the goal of encouraging civic groups to maintain public spaces. He suggested that perhaps the EDC could work with the Chamber of Commerce to identify businesses that might be interested in sponsoring such things as traffic islands.

General Planning. Lemnios said that they have finalized a contract for an assessment of the senior community in Hull and once the assessment is completed the Council on Aging can start to pursue an Age Friendly Designation for the Town.

Lemnios said that a working group has been created to address the issue of school reuse/consolidation and that they have had their first full meeting. Reilly noted that he has heard comments from members of the school community that the Town should be doing a better job of maintaining Town buildings before they consider reusing school facilities. He suggested that perhaps they should conduct a review of public buildings such as Town Hall, the Fire Station, etc. to see if these buildings could be upgraded and reused for other purposes. He thought that there might be funding available for this in order to bring the buildings into compliance with new laws and regulations. He feels this should be placed on a future Agenda.

Capital Planning. Constable said that the Five-Year Capital Plan needs to be revisited. Lemnios said the various departments should be asked to identify their capital needs and their requests should be pulled into one document that could be presented to the Board so that it could be adopted and presented at Town Meeting. He noted that there are a number of resiliency-related infrastructure items that will need to be addressed over time and that there will need to be decisions made around Town buildings. Reilly said the feelings of the School Department need to be considered in terms of meeting the future needs of the school population. Lemnios acknowledged that the consolidation issue is a difficult one but noted that this process is not unique to Hull and that other communities have done it successfully. Constable said this is an issue of what is the best use of all of the public facilities based on the identified needs of the Town but feels at this time they do not have all of the information they need. Lemnios said that the next step is to gather input from the various departments and have the committee update the Plan and present it to the Board. He also said he would have Chris Krahforst come in to give a presentation on resiliency planning.

Operations. Lemnios said he is constantly assessing the work loads of individual departments in order to evaluate staffing needs and feels that there are a number of departments in need of additional staff but noted that it is

presently difficult to find good applicants. He feels that Town staff should be encouraged to utilize State and regional resources but that they have demonstrated a good ability to work with state partners and secure grants.

There was a general discussion of appointments and reappointments to Town committees and the need to identify what committees are presently in existence and which need to report to the Board. Lemnios said he would get a list of current committees and present it at the next meeting. There was a brief discussion of the Town website and the consensus was that it should be updated as more and more things are being done online.

Reilly asked if the Board could review Town liquor rules and regulations at an upcoming meeting as this has not been done in a long time. He suggested that the Police Chief come in and speak on this issue. Lemnios noted that they are getting new software for the Cemetery Department and should adjust the fee schedule and rules and regulations for this department. He said that he feels that Cemetery issues should be on an upcoming Agenda.

Reilly said that he had spoken with the Fire Chief and that he is going to allow a bonfire at Thanksgiving and he had told the Chief that the Board would make a request to HRA that they be able to use their property. He said that the Chief feels there is adequate space outdoors without any risk to the public.

Motion	Reilly	That the Board send a request to the HRA that they be authorized to use the HRA property for the stacking and burning of the pallets traditionally used on Thanksgiving.
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Second Vote	Grey Unanimous
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Motion	Reilly	That the Board approve the annual ceremonial Thanksgiving bonfire as a clean burn pending approval from the HRA and pending approval from the Board of Health and taking into consideration conditions at the time of the bonfire on Thanksgiving of 2021.
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Second Vote	Grey Unanimous
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EXECUTIVE SESSION

Motion	Reilly	To go into Executive Session to discuss strategy with respect to collective bargaining and that the Chair declare that an open meeting may have a detrimental effect on the bargaining position of the body; Move to go into Executive Session to consider the purchase, exchange, lease or value of real property, and that the Chair declare that an open meeting may have a detrimental effect on the negotiating position of the body; Move to go into Executive Session to comply with or act under the authority of Attorney-Client privilege; Move to go into Executive Session to consult with legal counsel and to obtain legal advice pursuant to the Attorney-Client privilege and not to reconvene in Open Session. The following subject matters will be discussed: DCR property, collective bargaining strategy that may affect Police, Fire, DPW, Clerical and Library bargaining units.
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Second Vote	Grey Unanimous	Reilly – Aye (will abstain from any discussion of the Police Union contract) Grey – Aye Pursel – Aye Constable – Aye
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The Open Meeting was adjourned.

Recorded by Kathleen Fanning

Approved by:

Documents

The following documents were included in the members' packets or were presented during the meeting and are available in the Board of Selectmen's office upon request.

- Agenda and Added Agenda for Board of Selectmen Meeting on September 29, 2021
- Letter from Town Manager, Philip Lemnios, to Board of Selectmen regarding appointment of Joan Taverna as the Public Health Director for the Town of Hull
- Letter of Resignation from John Coggins from the Hull Veteran's Council
- Hull Knights of Columbus application for a One Day Liquor License on October 16, 2021

