1. 5:30 P.M. Committee Of Ways & Means

   Documents:

   20 APRIL 23 ZOOM WEBINAR WM AGENDA.PDF

2. 5:30 P.M. Committee Of Ways & Means

   Documents:

   2020 APRIL 23 WM MTG.PDF

# Braintree Town Council

## Committee of Ways & Means

One JFK Memorial Drive
Braintree, Massachusetts 02184

**MEMBERS**
Meredith Boericke, Chairwoman
Charles Ryan, Vice-Chairman
Donna Connors, Member
Julia Flaherty, Member
Steven Sciascia, Member

# AGENDA

## Thursday, April 23, 2020

**Starting Time – 5:30p.m.**

**Remote via Zoom webinar**

Please click the link below to join the webinar:
https://zoom.us/j/94473668466
Or Telephone:
Dial US: +1 312 626 6799 or +1 646 558 8656
Webinar ID: 944 7366 8466

1. Roll Call

2. Approval of Minutes
   - February 4, 2020
   - February 25, 2020

3. Old Business
   - 20 032 Mayor: FY2020 Supplemental Appropriation #2 (Master Plan) or take up any action relative thereto (PUBLIC HEARING at Full Council on 4/28/20)

4. New Business
   - None

Adjournment

*Governor Charles Baker has declared a state of emergency in Massachusetts to support the state's response to COVID-19 (Coronavirus). According to the Town of Braintree's "Temporary Emergency Policy for Remote Participation Under the Open Meeting Law Pursuant to Massachusetts Executive Order of March 12, 2020," the Town Council will meet fully remotely for the health and safety of Councilors and the public during the Massachusetts State of Emergency. The Town Council will be using Zoom software to run meetings online for the immediate future.*
*The Town continues to monitor the situation through the Health Department and specific questions should be directed to Jean McGinty, Public Health Nurse at 781-794-8094 or Marybeth McGrath, Director of Health, at 781-794-8095.*

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# MINUTES

## February 4, 2020

A meeting of the Committee of Ways & Means was held in the Cahill Auditorium, Braintree Town Hall, on Tuesday, February 4, 2020 at 5:00p.m.

Councilor Boericke was in the Chair.
Town Clerk, James M. Casey conducted the roll call.

Present: Meredith Boericke, Chairwoman
Charles Ryan, Vice-Chair
Donna Connors, Member
Julia Flaherty, Member
Steven Sciascia, Member

Also Present: Charles C. Kokoros, Mayor
Nicole Taub, Chief of Staff
Ed Spellman, Finance Director
Dr. Frank Hackett, School Superintendent
Shawn McGoldrick, Town Auditor
Dan Sullivan, Town Auditor
Jennifer Dolan, School Committee
Emily Ego
Jennifer Lyn
Timothy Burke
William Grove
Residents

The meeting was opened with the pledge of allegiance to the flag followed by a moment of silence for all those serving in our armed services, past and present.

**Approval of Minutes**

- None

**Old Business**

Councilor Boericke, Chairwoman of the Committee of Ways & Means outlined the purpose of tonight's meeting stating the Committee of Ways & Means will be reviewing the information from the Mayor's office on the Debt Exclusion and we will making a recommendation to the full Council. We will have a full Public Hearing at the Town Council meeting tonight at 7:30pm (Tuesday, February 4, 2020). Tonight is not about support for a debt exclusion. It is whether or not voters should have an opportunity to cast their vote whether for or against and whether or not the town should be authorized to borrow the funds for the projects only if the vote is affirmative in favor at the Special Election on March 28, 2020.

- **19 044 Mayor: To Approve the purchase and resale of an affordable-housing unit at Turtle Crossing and the expenditure of funds for that purpose or take up any action relative thereto**

  Chairwoman Boericke asked if there was a motion to continue to table Order 19 044 at this time.

  **Motion:** by Councilor Ryan to take off the TABLE Order 19 044 and continue to TABLE to the next Committee of Ways & Means meeting on February 25, 2020
  **Second:** by Councilor Flaherty
  **Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 005 Mayor: Authorization to fund South Middle School subject to and contingent on an affirmative vote of the Town in favor of a debt exclusion or take up any action relative thereto.**

  Chairwoman Boericke asked if there was a motion to take off the table Order 20 005.

  **Motion:** by Councilor Ryan to take off the TABLE Order 20 005
  **Second:** by Councilor Flaherty
  **Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

  Nicole Taub, Chief of Staff stated the borrowing authorizing of this motion would not take effect unless there was an affirmative vote of the town to support a debt exclusion to fund this project.
  Nicole Taub stated a questions asked was comparing renovation of South to newly built. A document titled Braintree South Middle School Preferred Schematic Report Concept Cost Comparison is the result of the evaluation of the construction requirements and compares all costs as it relates to renovation, renovation & addition, or new construction. The assessment of South concluded new construction was in fact the most cost effective way of meeting the project goal of moving our 5th graders in to the school so we can open approximately 20 classrooms district wide for other use.

  Chairwoman Boericke asked if there was anyone else wishing to speak on Order 20 005.

Chairwoman Boericke asked if there was a motion for favorable recommendation on Order 20 005.

Councilor Ryan made a motion for favorable recommendation to the full Council Order 20 005.

MOTION:
That the Town appropriate the amount of Eighty-Six Million Five Hundred Eighty-Five Thousand Nine Hundred Nineteen Dollars ($86,585,919) for the purpose of paying costs of designing, constructing, equipping and furnishing a new South Middle School, to be located behind the existing South Middle School at 232 Peach Street in Braintree, Massachusetts, including the payment of all costs incidental or related thereto (the "Project"), which school facility shall have an anticipated useful life as an educational facility for the instruction of school children for at least 50 years, and for which the Town may be eligible for a grant from the Massachusetts School Building Authority ("MSBA"), said amount to be expended under the direction of the School Building Committee. To meet this appropriation the Treasurer, with the approval of the Mayor, is authorized to borrow said amount under M.G.L. c. 44, or pursuant to any other enabling authority; provided that any appropriation hereunder shall be subject to and contingent upon an affirmative vote of the Town to exempt the amounts required for the payment of interest and principal on said borrowing from the limitations on taxes imposed by M.G.L. 59, §21C (Proposition 2 ½). The Town acknowledges that the MSBA's grant program is a non-entitlement, discretionary program based on need, as determined by the MSBA, and any project costs the Town incurs in excess of any grant approved by and received from the MSBA shall be the sole responsibility of the Town; provided further that any grant that Town may receive from the MSBA for the Project shall not exceed the lesser of (1) fifty three and ninety six hundredths percent (53.96%) of eligible, approved project costs, as determined by the MSBA, or (2) the total maximum grant amount determined by the MSBA; and that the amount of borrowing authorized pursuant to this vote shall be reduced by any grant amount set forth in the Project Funding Agreement that may be executed between the Town and the MSBA. Any premium received upon the sale of any bonds or notes approved by this vote, less any such premium applied to the payment of the costs of issuance of such bonds or notes, may be applied to the payment of costs approved by this vote in accordance with M.G.L. c. 44, §20, thereby reducing the amount authorized to be borrowed to pay such costs by a like amount.

**Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 005
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 006 Mayor: Authorization to fund the replacement of roofs at the following schools: Highlands, Flaherty, Hollis, Liberty, Monatiquot and Morrison subject to and contingent on an affirmative vote of the Town in favor of a debt exclusion or take up any action relative thereto.**

Chairwoman Boericke asked if there was a motion to take off the table Order 20 006.

**Motion:** by Councilor Ryan to take off the TABLE Order 20 006
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

Nicole Taub, Chief of Staff stated the borrowing authorizing of this motion would not take effect unless there was an affirmative vote of the town to support a debt exclusion to fund this project.

Chairwoman Boericke asked if there was anyone else wishing to speak on Order 20 006.

Chairwoman Boericke asked if there was a motion for favorable recommendation on Order 20 006.

Councilor Ryan made a motion for favorable recommendation to the full Council Order 20 006.
Motion:
That the Town appropriate the amount of Five Million Dollars ($5,000,000.00) for the purpose of paying costs of replacing the roofs at Highlands Elementary School (144 Wildwood Avenue, Braintree MA), Flaherty Elementary School (99 Lakeside Drive, Braintree, MA), Hollis Elementary School (482 Washington Street, Braintree, MA), Liberty Elementary School (49 Proctor Road, Braintree, MA), Monatiquot Kindergarten (25 Brow Avenue, Braintree, MA) and Morrison Elementary School (260 Liberty Street, Braintree, MA), including the payment of all costs incidental or related thereto (the "Project"), which proposed repair projects would materially extend the useful life of the schools and preserve assets that otherwise are capable of supporting the required educational program, and for which the Town has applied for a grant from the Massachusetts School Building Authority ("MSBA"), said amount to be expended under the direction of the School Committee. To meet this appropriation the Treasurer, with the approval of the Mayor, is authorized to borrow said amount under M.G.L. Chapter 44, or pursuant to any other enabling authority. The Town acknowledges that the MSBA's grant program is a non-entitlement, discretionary program based on need, as determined by the MSBA, and if the MSBA's Board of Directors votes to invite the Town to collaborate with the MSBA on this proposed repair project, any project costs the Town incurs in excess of any grant that may be approved by and received from the MSBA shall be the sole responsibility of the Town; provided that any appropriation hereunder shall be subject to and contingent upon an affirmative vote of the Town to exempt the amounts required for the payment of interest and principal on said borrowing from the limitations on taxes imposed by M.G.L. 59, Section 21C (Proposition 2 1/2 ); and that, if invited to collaborate with the MSBA on the proposed repair project, the amount of borrowing authorized pursuant to this vote shall be reduced by any grant amount set forth in the Project Funding Agreement that may be executed between the Town and the MSBA. Any premium received upon the sale of any bonds or notes approved by this vote, less any such premium applied to the payment of the costs of issuance of such bonds or notes, may be applied to the payment of costs approved by this

vote in accordance with M.G.L. c. 44, §20, thereby reducing the amount authorized to be borrowed to pay such costs by a like amount.

**Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 006
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 007 Mayor: Authorization to fund a feasibility study with respect to the redevelopment of Braintree High School, to be located at 128 Town Street, Braintree, Massachusetts subject to and contingent on an affirmative vote of the Town in favor of a debt exclusion or take up any action relative thereto.**

Chairwoman Boericke asked if there was a motion to take off the table Order 20 007.

**Motion:** by Councilor Ryan to take off the TABLE Order 20 007
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

Nicole Taub, Chief of Staff stated the borrowing authorizing of this motion would not take effect unless there was an affirmative vote of the town to support a debt exclusion to fund this project.

Chairwoman Boericke asked if there was anyone else wishing to speak on Order 20 007.

Chairwoman Boericke asked if there was a motion for favorable recommendation on Order 20 007.

Councilor Ryan made a motion for favorable recommendation to the full Council Order 20 007.
Motion:
That the Town appropriate the amount of One Million Five Hundred Thousand Dollars ($1,500,000.00) for the purpose of paying costs of a feasibility study with respect to the redevelopment of Braintree High School, to be located at 128 Town Street, Braintree, Massachusetts, including the payment of all costs incidental or related thereto, and for which the Town may be eligible for a grant from the Massachusetts School Building Authority ("MSBA"), said amount to be expended under the direction of the School Committee. To meet this appropriation the Treasurer, with the approval of the Mayor, is authorized to borrow said amount under and pursuant to M.G.L. Chapter 44, or pursuant to any other enabling authority. The Town acknowledges that the MSBA's grant program is a non-entitlement, discretionary program based on need, as determined by the MSBA, and any costs the Town incurs in excess of any grant approved by and received from the MSBA shall be the sole responsibility of the Town, and further provided that the appropriation hereunder shall be subject to and contingent upon an affirmative vote of the Town to exempt the amounts required for the payment of interest and principal on said borrowing from the limitations on taxes imposed by M.G.L. 59, Section 21C (Proposition 2YS.), and that the amount of borrowing authorized pursuant to this vote shall be reduced by any grant amount set forth in the Feasibility Study Agreement that may be executed between the

Town and the MSBA. Any premium received upon the sale of any bonds or notes approved by this vote, less any such premium applied to the payment of the costs of issuance of such bonds or notes, may be applied to the payment of costs approved by this vote in accordance with M.G.L. c. 44, §20, thereby reducing the amount authorized to be borrowed to pay such costs by a like amount.

**Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 007
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 008 Mayor: Authorization to fund the enhancement of security measures throughout the school system subject to and contingent on an affirmative vote of the Town in favor of a debt exclusion or take up any action relative thereto.**

Chairwoman Boericke asked if there was a motion to take off the table Order 20 008.

**Motion:** by Councilor Ryan to take off the TABLE Order 20 008
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

Nicole Taub, Chief of Staff stated the borrowing authorizing of this motion would not take effect unless there was an affirmative vote of the town to support a debt exclusion to fund this project.

Chairwoman Boericke asked if there was anyone else wishing to speak on Order 20 008.

Chairwoman Boericke asked if there was a motion for favorable recommendation on Order 20 008.

Councilor Ryan made a motion for favorable recommendation to the full Council Order 20 008.
Motion:
That the Town appropriate One Million Dollars ($1,000,000) for the purpose of paying costs of enhancing security measures throughout the school system, including the payment of all costs incidental or related thereto, and that to meet this appropriation, the Treasurer, with the approval of the Mayor, is authorized to borrow said amount under M.G.L. Chapter 44, §7(1) or pursuant to any other enabling authority. No amounts shall be borrowed or expended hereunder unless and until the voters of the Town shall have voted to exempt the amounts required for the payment of interest and principal on said borrowing from the limitations on taxes imposed by M.G.L. 59, §21C (Proposition 2 1/2). Any premium received upon the sale of any bonds or notes approved by this vote, less any such premium applied to the payment of the costs of issuance of such bonds or notes, may be applied to the payment of costs approved by this vote in accordance with M.G.L. c. 44, §20, thereby reducing the amount authorized to be borrowed to pay such costs by a like amount.

**Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 008
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 009 Mayor: Approval for the calling of debt exclusion ballot questions at a special election or take up any action relative thereto.**

Chairwoman Boericke asked if there was a motion to take off the table Order 20 009.

**Motion:** by Councilor Ryan to take off the TABLE Order 20 009
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

Nicole Taub, Chief of Staff noted in your packet of information you will find exact language of the four questions that the town is seeking to be placed on the ballot during the special elelction. The language will have to be approved by the full Council this evening in order to be placed on the ballot.

Chairwoman Boericke stated the additional exemptions for seniors will continue to be pursued with the Mayor's staff.
Nicole Taub stated we are looking at additional ways to lessen the strain of additional taxes on our senior population.

Chairwoman Boericke asked if there was anyone else wishing to speak on Order 20 009.

Chairwoman Boericke asked if there was a motion for favorable recommendation to the full Council on Order 20 009.

Councilor Ryan made a motion for favorable recommendation to the full Council Order 20 009.

Motion:
RESOLUTION and ORDER pursuant to the provisions of G.L. c.59 § 21C this ____day of , 20_

(1) that the Town of Braintree, pursuant to G.L. c. 59,§ 21C(k), shall seek voter approval at the next special election on March 28, 2020, to assess taxes in excess of the amount allowed pursuant to G.L. c. 59 §21C for the payment of principal and interest on bonds, notes or certificates of indebtedness, issued by the Town of Braintree to pay costs of designing, constructing, equipping and furnishing a new South Middle School, to be located behind the existing South Middle School at 232 Peach Street in Braintree, Massachusetts, including the payment of all costs incidental or related thereto; and

(2) that the Town of Braintree, pursuant to G.L. c. 59,§ 21C(k), shall seek voter approval at the next special election on March 28, 2020, to assess taxes in excess of the amount allowed pursuant to G.L. c. 59 §21C for the payment of principal and interest on bonds, notes or certificates of indebtedness, issued by the Town of Braintree to pay costs of replacing the roofs at Highlands Elementary School (144 Wildwood Avenue, Braintree MA), Flaherty Elementary School (99 Lakeside Drive, Braintree, MA), Hollis Elementary School (482 Washington Street, Braintree, MA), Liberty Elementary School (49 Proctor Road, Braintree, MA), Monatiquot Kindergarten (25 Brow Avenue, Braintree, MA) and Morrison Elementary School (260 Liberty Street, Braintree, MA), including the payment of all costs incidental or related thereto; and

(3) that the Town of Braintree, pursuant to G.L. c. 59,§ 21C(k), shall seek voter approval at the next special election on March 28, 2020, to assess taxes in excess of the amount allowed pursuant to G.L. c. 59 §21C for the payment of principal and interest on bonds, notes or certificates of indebtedness, issued by the Town of Braintree to pay costs of a feasibility study with respect to the redevelopment of Braintree High School, to be located at 128 Town Street, Braintree, Massachusetts, including the payment of all costs incidental or related thereto.

(4) that the Town of Braintree, pursuant to G.L. c. 59,§ 21C(k), shall seek voter approval at the next special election on March 28, 2020, to assess taxes in excess of the amount allowed pursuant to G.L. c. 59 §21C for the payment of principal and interest on bonds, notes or certificates of indebtedness, issued by the Town of Braintree to pay costs of enhancing security measures throughout the school system, including the payment of all costs incidental or related thereto.

(2) to that end the Town Clerk is hereby directed to place the following questions on the ballot:

*(i) Shall the Town of Braintree be allowed to exempt from the provisions of proposition two and one-half, so-called, the amounts required to pay for the bonds issued in order to pay costs of designing, constructing, equipping and furnishing a new South Middle School, to be located behind the existing South Middle School at 232 Peach Street in Braintree, Massachusetts, including the payment of all costs incidental or related thereto?*

*Yes No*

*(ii) Shall the Town of Braintree be allowed to exempt from the provisions of proposition two and one-half, so-called, the amounts required to pay for the bonds issued in order to pay costs of replacing the roofs at Highlands Elementary School (144 Wildwood Avenue, Braintree MA), Flaherty Elementary School (99 Lakeside Drive, Braintree, MA), Hollis Elementary School (482 Washington Street, Braintree, MA), Liberty Elementary School (49 Proctor Road, Braintree, MA), Monatiquot Kindergarten (25 Brow Avenue, Braintree, MA) and Morrison Elementary School (260 Liberty Street, Braintree, MA), including the payment of all costs incidental or related thereto?*

*Yes No*

*(iii) Shall the Town of Braintree be allowed to exempt from the provisions of proposition two and one-half, so-called, the amounts required to pay for the bonds issued in order to pay costs of a feasibility study with respect to the redevelopment of Braintree High School, to be located at 128 Town Street, Braintree, Massachusetts, including the payment of all costs incidental or related thereto.*

*Yes No*

*(iv) Shall the Town of Braintree be allowed to exempt from the provisions of Proposition two and one-half, so called, the amounts required to pay for the bonds issued in order to pay costs of enhancing security measures throughout the school system, including the payment of all costs incidental or related thereto?*

*Yes No*

**Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 009
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 010 Mayor: Authorization to appropriate funds from the Braintree School Building Authority capital stabilization fund or take up any action relative thereto.**

Chairwoman Boericke asked if there was a motion to take off the table Order 20 010.

**Motion:** by Councilor Ryan to take off the TABLE Order 20 010
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

Chairwoman Boericke asked if there was anyone wishing to speak on Order 20 010.

Councilor Flaherty asked how this fund will be replenished with a large portion being asked to be spent at this time.
Nicole Taub, Chief of Staff stated the fund was created as part of the FY18 Budget. It was created for the purpose to fund school repairs and other construction related needs. There was a funding plan exclusively created for the East and South Middle School projects. There was no long term funding plan for the stabilization fund. The idea was it would accumulate money over several fiscal years that could cover some borrowing for both East and South.

Councilor Connors asked if a November/December move-in would have its challenges.
Dr. Frank Hackett, Superintendent of Schools stated the 6$^{th}$ to 8$^{th}$ grades would be fine moving into a new school just behind their current location but the 5$^{th}$ grade move would be a bit more challenging and they will decide as the time got closer.

Chairwoman Boericke stated I would like to request from the Mayor's office for them to think through a plan for comprehensive plan for school maintenance and repairs.

Chairwoman Boericke asked if there was a motion for favorable recommendation on Order 20 010.

Councilor Ryan made a motion for favorable recommendation to the full Council Order 20 010.

Motion:
That the sum of $1,718,229.00 be appropriated from the Braintree School Building Authority capital stabilization fund for the purpose of paying for costs relating to the planning and design of the South Middle School Renovation Project.

**Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 010
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 011 Superintendent of Schools: Authorization to submit Statements of Interest Forms for consideration by the Massachusetts School Building Authority for replacement of school roofs or take up any action relative thereto.**

Chairwoman Boericke asked if there was a motion to take off the table Order 20 011.

**Motion:** by Councilor Ryan to take off the TABLE Order 20 011
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

Chairwoman Boericke asked if there was anyone wishing to speak on Order 20 011.

Nicole Taub, stated you have received a copy of the Statement of Interest (SOI) for the schools involved.

Chairwoman Boericke asked if there was a motion for favorable recommendation on Order 20 011.

Councilor Ryan made a motion for favorable recommendation to the full Council Order 20 011.

Motion:
Having convened in an open meeting on February 4, 2020, prior to the closing date, the Town Council of Braintree, in accordance with its charter, by-laws, and ordinances, has voted to authorize the Superintendent of the Braintree Public School Department to submit to the Massachusetts School Building Authority Statements of Interests dated February 4, 2020 for: Highlands Elementary School {144 Wildwood Avenue, Braintree MA),Flaherty Elementary School (99 Lakeside Drive, Braintree, MA), Hollis Elementary School (482 Washington Street, Braintree, MA), Liberty Elementary School (49 Proctor Road, Braintree, MA), Morrison Elementary School {260 Liberty Street, Braintree, MA) and Monatiquot Kindergarten (25 Brow Avenue, Braintree, MA) which describes and explains the following deficiencies and the priority category(s) for which an application may be submitted to the Massachusetts School Building Authority in the future for the repair and/or replacement of roofs as

described in Priority #5 of the Statement of Interest, and hereby further specifically acknowledges that by submitting this Statement of Interest Form, the Massachusetts School Building Authority in no way guarantees the acceptance or the approval of an application, the awarding of a grant or any other funding commitment from the Massachusetts School Building Authority, or commits the Braintree Public School District to filing an application for funding with the Massachusetts School Building Authority.

**Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 011
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

New Business

- **20 012 Mayor: Appointment – Cultural Council, Emily Ego or take up any action relative thereto.**

Emily Ego stated I am looking forward to serve and expand cultural awareness in our Town.

Councilor Ryan made a motion for favorable recommendation to the full Council Order 20 012.

MOTION: To Approve in accordance with Section 3-3 of the Charter, the Appointment of Emily Ego to the Cultural Council.

**Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 012
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 013 Mayor: Appointment – Cultural Council, Jennifer Lynn or take up any action relative thereto.**

Jennifer Lynn stated I am really happy to be a part of this and bring cultural experiences into Town.

Councilor Ryan made a motion for favorable recommendation to the full Council Order 20 013.

MOTION: To Approve in accordance with Section 3-3 of the Charter, the Appointment of Jennifer Lynn to the Cultural Council.

**Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 013
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 014 Mayor: Appointment – Zoning Board of Appeals, Timothy E. Burke or take up any action relative thereto.**

  Timothy E. Burke stated I appreciate the opportunity to serve. I have spent months in the Zoning Working Group which has peaked by interests to serve. This is an opportunity to help lend the knowledge of the history of the town and the preservation and the character of the town.

  Councilor Ryan made a motion for favorable recommendation to the full Council Order 20 014.

  MOTION: To Approve in accordance with Section 3-3 of the Charter, the Appointment of Timothy E. Burke to the Zoning Board of Appeals.

  **Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 014
  **Second:** by Councilor Flaherty
  **Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 015 Mayor: Appointment – Planning Board, William J. Grove or take up any action relative thereto.**

  William J. Grove stated this is a good opportunity to help the community and pass on knowledge I have acquired over the years.

  Councilor Ryan made a motion for favorable recommendation to the full Council Order 20 015.

  MOTION: To Approve in accordance with Section 3-3 of the Charter, the Appointment of William J. Grove to the Planning Board.

  **Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 015
  **Second:** by Councilor Flaherty
  **Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 016 Council President: Re-Appointment Town Auditor or take up any action relative thereto**

  Shawn McGoldrick and Dan Sullivan, Town Auditors were present and answered questions about the new 3-year contract and price points. The Town Auditors have been working for the Town, appointed by the Town Council for the past 3 years. They are now familiar with the Town and what needs to be done and what they can better assist with.
  Councilor Ryan would like the $50 an hour rate be added back on to the contract for times those individuals could possibly do the work required instead of a higher level individual that would cost the town more money.

Dan Sullivan, Town Auditor stated individuals can do the work at lower rates now with the assistance of higher pay individuals to help with cost savings due to the knowledge of the Town at this time.
Councilor Ryan would like the pay increases each year be reduced.
Dan Sullivan, Town Auditor stated he would like to have further discussion on these rates. Dan Sullivan stated the services we will be able to provide will be so much more now that we are familiar with the Town.

Councilor Connors asked for Commercial rates.

Councilor Flaherty asked how the determination is made on what person/rate will be doing the designated work.
Shawn McGoldrick stated when work is assigned it is usually determined by Dan or myself who should take the lead on it by availability, expertise, etc. I feel we know our staff and who can best get the work done.

Dan Sullivan stated we want to get the results done and the most cost effective as possible.

Councilor Sciascia stated he is wondering why we only have one contract and price point presented to us with nothing to compare it to in order to make a decision.

Shawn McGoldrick replied that three years ago there were about 13 candidates for this position along with 2 other firms via a RFP. I do believe the Council made the right decision to bring us in. I know the Council had all the rates at the time and chose us.

Councilor Ryan stated I have worked with CLA for the past three years and I think they do a great job.

Councilor Boericke asked about the fees and timelines noting the contract is stating $80,000 per year when the current yearly maximum is $74,000. In my opinion we should have a range of expertise in which to draw. I do realize your expertise is in Municipal which is incredibly important to this body and Town.

Councilor Ryan made a motion to TABLE to the February 25, 2020 meeting.

MOTION: Pursuant to Section 2-8 (A) of the Charter of the Town of Braintree the Town Council appoints Clifton Larson Allen as Town Auditor for a three year contract effective April 24, 2020 through April 23, 2023.

**Motion:** by Councilor Ryan to TABLE Order 20 016 to the February 25, 2020 meeting
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

It was unanimously voted to adjourn the meeting at 6:20p.m.

Respectfully submitted,

Susan M. Cimino
Clerk of the Council

# Documents provided for Meeting

- Minutes of December 17, 2019
- 20 005 Mayor: Authorization to fund South Middle School subject to and contingent on an affirmative vote of the Town in favor of a debt exclusion or take up any action relative thereto.
- 20 006 Mayor: Authorization to fund the replacement of roofs at the following schools: Highlands, Flaherty, Hollis, Liberty, Monatiquot and Morrison subject to and contingent on an affirmative vote of the Town in favor of a debt exclusion or take up any action relative thereto.
- 20 007 Mayor: Authorization to fund a feasibility study with respect to the redevelopment of Braintree High School, to be located at 128 Town Street, Braintree, Massachusetts subject to and contingent on an affirmative vote of the Town in favor of a debt exclusion or take up any action relative thereto.
- 20 008 Mayor: Authorization to fund the enhancement of security measures throughout the school system subject to and contingent on an affirmative vote of the Town in favor of a debt exclusion or take up any action relative thereto.
- 20 009 Mayor: Approval for the calling of debt exclusion ballot questions at a special election or take up any action relative thereto.
- 20 010 Mayor: Authorization to appropriate funds from the Braintree School Building Authority capital stabilization fund or take up any action relative thereto.
- 20 011 Superintendent of Schools: Authorization to submit Statements of Interest Forms for consideration by the Massachusetts School Building Authority for replacement of school roofs or take up any action relative thereto.
- 20 012 Mayor: Appointment – Cultural Council, Emily Ego or take up any action relative thereto.
- 20 013 Mayor: Appointment – Cultural Council, Jennifer Lynn or take up any action relative thereto.
- 20 014 Mayor: Appointment – Zoning Board of Appeals, Timothy E. Burke or take up any action relative thereto.
- 20 015 Mayor: Appointment – Planning Board, William J. Grove or take up any action relative thereto.
- 20 016 Council President: Re-Appointment Town Auditor or take up any action relative thereto
- Additional documents can be found on the Town of Braintree website: braintreema.gov

# Braintree Town Council

## Committee of Ways & Means

One JFK Memorial Drive
Braintree, Massachusetts 02184

**MEMBERS**
Meredith Boericke, Chairwoman
Charles Ryan, Vice-Chair
Donna Connors, Member
Julia Flaherty, Member
Steven Sciascia, Member

# MINUTES

## February 25, 2020

A meeting of the Committee of Ways & Means was held in the Fletcher Hall, Braintree Town Hall, on Tuesday, February 25, 2020 at 6:00p.m.

Councilor Boericke was in the Chair.
Clerk of the Council, Susan M. Cimino conducted the roll call.

Present: Meredith Boericke, Chairwoman
Charles Ryan, Vice-Chair
Donna Connors, Member
Julia Flaherty, Member
Steven Sciascia, Member

Also Present: Nicole Taub, Chief of Staff
Ed Spellman, Finance Director
Ed Cronin, Director of Finance & Operations for Schools
Shawn McGoldrick, Clifton Larson Allen – Town Auditor
Dan Sullivan, Clifton Larson Allen – Town Auditor
Hannah York, Clifton Larson Allen – Town Auditor

The meeting was opened with the pledge of allegiance to the flag followed by a moment of silence for all those serving in our armed services, past and present.

**Approval of Minutes**

- January 21, 2020

**Motion:** by Councilor Ryan to Approve Minutes of January 21, 2020
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

**Old Business**

- **19 044 Mayor: To Approve the purchase and resale of an affordable-housing unit at Turtle Crossing and the expenditure of funds for that purpose or take up any action relative thereto**

Councilor Boericke gave an update from John Goldrosen, Assistant Town Solicitor. He stated: "Please continue this item, without action, until the March 17th meetings of the Ways & Means Committee and the Town Council. The unit owner is awaiting approval of a proposed loan modification agreement with her lender. If the agreement is approved, the scheduled foreclosure will be cancelled and there would be no need for any Town action. The decision on the loan modification agreement probably won't be made before the next scheduled Council meeting on March 4th, and so I am requesting the continuance until March 17th."

Chairwoman Boericke asked if there was a motion to continue to table Order 19 044 at this time.

**Motion:** by Councilor Ryan to continue to TABLE to the next Committee of Ways & Means meeting on March 17, 2020
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 016 Council President: Re-Appointment Town Auditor or take up any action relative thereto**

Chairwoman Boericke asked if there was a motion to take off the table Order 20 016.

**Motion:** by Councilor Ryan to take off the TABLE Order 20 016
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

Shawn McGoldrick and Dan Sullivan, Town Auditors were present and answered questions about the new 3-year contract and price points. The Town Auditors have been working for the Town, appointed by the Town Council for the past 3 years. They are familiar with the Town and what needs to be done and what they can better assist with.
Dan Sullivan stated you will not find anyone who does not know municipalities. Shawn McGoldrick does most of the work. We bring "seniors" in to get work done efficiently and at the right rate. We have a blended rate. The highest paid does not do all the work when it can be done at a lower rate.

Councilor Connors stated thank you for negotiating your rates.

Councilor Boericke stated this is a very fair agreement. I request in two years' time this committee begin reviewing multiple vendors ahead of the next re-appointment of Town Auditors.

Councilor Ryan made a motion for favorable recommendation to the full Council.
MOTION: Pursuant to Section 2-8 (A) of the Charter of the Town of Braintree the Town Council appoints Clifton Larson Allen as Town Auditor for a three year contract effective April 24, 2020 through April 23, 2023.

**Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 016
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

**New Business**

- **20 019 Mayor: Transfer Funds from Human Resources Salary Reserve or take up any action relative thereto**

Nicole Taub, Chief of Staff stated it is fairly common negotiations are not settled and this why we set this money aside. These monies are not new financial obligations they are transfers from the Human Resource Reserve Account set aside to fund union contracts. FY2021 and FY2022 will be budgeted for. We will know the amount required.

Councilor Flaherty asked if we can predict and budget for this money in the future.
Nicole Taub stated we have 11 Unions we negotiate with. It is very difficult to predict.
Ed Spellman, Finance Director stated the Human Resource Reserve Account was set up in the HR Budget and we estimated the $500,000 to help cover these contracts.
Councilor Ryan stated maybe in the future the town should put aside more money for additional contract items not just the salary.
Councilor Sciascia asked if the dollar amounts needed can be projected out
Nicole Taub stated we have 11 Unions we negotiate with. It is very difficult to predict but our HR Director looks at other towns and municipalities and compare costs.

Councilor Ryan made a motion for favorable recommendation to the full Council.
MOTION:
That the Town vote to amend the wage and salary classification schedules, as most recently amended by transferring the sum of $9,351.76 for the purpose of funding a wage increase as detailed in the Memorandum of Agreement (MOA) for the Braintree Library Staff Association, MLSA Local 4928, AFT Massachusetts, AFL-CIO, (BLSA) effective July 1, 2019, and for this purpose, the sum of $9,351.76 be transferred from the Human Resources/ Program 04- Employee Benefits/ Benefits Reserve 5179 and further, that the Director of Municipal Finance is authorized to allocate said sums to and among the various accounts affected thereby in such amounts as are proper and required. In anticipation of approval of these agreements, funds were appropriated to a salary reserve account in the previously approved Fiscal Year 2020 budget.

**Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 019
**Second:** by Councilor Flaherty
**Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 020 Mayor: Appointment – Cultural Council, Anne Stuart or take up any action relative thereto**

  Nicole Taub, Chief of Staff gave an overview of the resume submitted from Anne Stuart. Ms. Taub stated this is an impressive resume.

  Councilor Ryan made a motion for favorable recommendation to the full Council.

  MOTION: To Approve in accordance with Section 3-3 of the Charter, the Appointment of Anne Stuart to the Cultural Council.

  **Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 020
  **Second:** by Councilor Flaherty
  **Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

- **20 021 Braintree School Department: Authorization to execute Memorandum of Understanding with Massachusetts Executive Office of Health and Human Services or take up any action relative thereto**

  Ed Cronin, Director of Finance & Operations stated this allows the Town to apply for a grant for federal reimbursement for some of the costs the schools incur by transporting children in foster care to schools. We will be refunded up to 25% but unsure as to exact amount at this time. Braintree pays about $16,000 per year. It is mandated we provide this transportation to Braintree residents up to 6th grade.

  Councilor Ryan made a motion for favorable recommendation to the full Council.

  MOTION:
  To authorize the Superintendent of the Braintree Public School Department to enter into a Memorandum of Understanding (MOU) with the Executive Office of Health and Human Services, the Department of Elementary and Secondary Education, and the Department of Children and Families, in order to obtain Federal Title IV-E reimbursements for costs incurred by the Braintree Public School Department for foster care transportation, and to provide that payments for such foster care transportation costs may be made from the reimbursements that are received under the MOU, without appropriation of said reimbursements, pursuant to M.G.L. Chapter 44, Section 70.

  **Motion:** by Councilor Ryan for favorable recommendation to the full Council Order 20 021
  **Second:** by Councilor Flaherty
  **Vote:** For (5–Boericke, Connors, Flaherty, Ryan, Sciascia), Against (0), Absent (0), Abstain (0)

It was unanimously voted to adjourn the meeting at 7:06p.m.

Respectfully submitted,
Susan M. Cimino
Clerk of the Council

## Documents provided for Meeting

- Minutes of January 21, 2020
- 20 016 Council President: Re-Appointment Town Auditor or take up any action relative thereto
- 20 019 Mayor: Transfer Funds from Human Resources Salary Reserve or take up any action relative thereto
- 20 020 Mayor: Appointment – Cultural Council, Anne Stuart or take up any action relative thereto
- 20 021 Braintree School Department: Authorization to execute Memorandum of Understanding with Massachusetts Executive Office of Health and Human Services or take up any action relative thereto

#20-032

# Office of the Mayor

One JFK Memorial Drive
Braintree, Massachusetts 02184

Charles C. Kokoros
Mayor

781-794-8100

RECEIVED TOWN CLERK
BRAINTREE, MA
2020 FEB 20 PM 1:19

To: Shannon L. Hume, President of the Council
Susan Cimino, Clerk of the Council
James Casey, Town Clerk

From: Charles C. Kokoros, Mayor CCK

Cc: Nicole I. Taub, Acting Chief of Staff and Director of Operations
Edward Spellman, Director of Municipal Finance
Christine Stickney, Planning and Development Director

Date: February 18, 2020

Re: FY 2020 Supplemental Appropriation

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As I previously stated, a priority of my administration is to move forward with an updated master plan for the Town of Braintree. To move this promise forward I am presenting for your approval the funding required for this project in the amount of $200,000.00.

To fund this request I propose transferring the unexpended sum of $64,492.20 from the article balance CO 14 021(1) Updating Zoning Ordinance and the balance of $135,507.80 is to come from a transfer from FY 2019 Certified Free Cash.

Accordingly, your review and approval of the following motion is requested:

**Motion**: That the amount of $64,492.20 be transferred from the Planning and Community Development Department Updating Zoning Ordinance article and $135,507.80 be transferred from FY 2019 Certified Free Cash for a total of $200,000.00 to Planning and Community Development Department Master Plan article.

Since these requests involve the appropriation of funds within the fiscal year 2020 budget, advertising and a public hearing is required under the sections 2-9 and 6-7 of the Town Charter.