

Chilmark Select Board August 16, 2022 5:00 PM Meeting Minutes

Remotely present:

Chairperson James Malkin, Bill Rossi, Warren Doty, Others: Joan Malkin, Kate Zelinier, Tim Carroll, Diana DeBlase, Rob Hannemann, Deb Hancock, Adam Sloan, Frank Fenner, Kara Shemeth, Ryan Rossi, Michelle O' Connor, Clark Goff, Susan Stevens, Sergio Modigliani, Jeffrey Maida, Nancy of MV Mediation, Billy Dillion, Kathryn, Police Chief Klaren, Elizabeth Hirsch, Robert Lionette, Jake Meegan, Nettie Kent Ruel, Colin Ruel, Reporter Rich Saltzberg and MVTV

At 5:00 PM Chairperson Malkin called meeting to order on the Zoom platform.

Minutes:

Draft minutes from Select Board meeting held July 19, 2022 were reviewed and a typo corrected. Mr. Doty moved to approved minutes with correction. Mr. Rossi seconded the motion. **SO VOTED: 3 Ayes**

Boat House Road – Frank Fenner:

Harbormaster Ryan Rossi said he met with Frank Fenner earlier this week. Harbormaster Rossi gave explanation of repairs to Boat House Rd. Harbormaster Rossi said Boathouse Rd ownership majority is Aquinnah property. We followed Aquinnah's direction to keep folks from launching & recovery of boats in the area so a large rock was placed. Harbormaster Rossi said Mr. Fenner's concern was loose throw able stones. Harbormaster Rossi said John Keene Excavation will put sand hardener mix atop the rock fill. This should make it much harder for children to pick up rocks to toss onto boats. Harbormaster Rossi said we will also post signage "don't throw stones" as well.

Mr. Fenner said this is a good solution. Mr. Fenner said he was sorry Aquinnah wanted to block that access. Harbormaster Rossi said about using the dredge materials to fill sinkhole areas: That was the harbor department's first choice but the dredging permits are still pending.

Planning Board - Amendments:

Joan Malkin spoke to the Planning Board - Proposed Summary of Amendments to the Accessory Uses, Section 4.2A section of the Chilmark Zoning Bylaws.

The action Ms. Malkin asked for Select Board to do is Send to Planning Board to hold public hearing. Then bring to Special Town Meeting, rather than wait till Annual Town Meeting as the town has already voted on these.

Mr. Doty asked if Ms. Malkin believed this would be approved by the Attorney General's Office. Joan Malkin said yes. Mr. Doty said he was happy to move ahead with this. Mr. Doty moved the action to refer to Planning Board for public hearing. Mr. Rossi seconded the motion.

SO VOTED: 3 Ayes

Building Department:

Disclosure by non-elected municipal employees of financial interest.

-CHA Mike Owen OPM

Building Department Continued...

Mr. Rossi said we need a Commissioning Agent for the project process and CHA has a commissioning agent that may respond to the RFP. This agent will agent to test equipment going into building projects. Mr. Doty asked if this was something the clerk of the works and OPM could do. Mr. Rossi said it is highly recommended to have commissioning agent. The total cost is expected to be about \$40,000.

Mr. Bill Dillion (Chilmark's clerk of the works for this project) said the testing to verify this stuff has got to be done by an independent commissioning agent. Mr. Doty asked if this was in the project budget. Mr. Rossi said yes.

Moxie Ginsberg and additional Ginsberg joined the meeting. Suellen Lazarus and Virginia Barbatti also joined meeting

Mr. Doty moved the Determination that the financial interest is not so substantial as to be deemed likely to affect the integrity of the services which the municipality may expect from the employee. Mr. Rossi seconded the motion. **SO VOTED: 3 Ayes**

Energy Committee - State Grant for Fast EV charger:

Rob Hannemann screen shared draft of town center at 8 State Road Chilmark School parking lot behind TELCO near dumpster. This is the proposed location of level 3 EV Charger.

Mr. Hannemann said this would be the first fast charger for a municipality on Martha's Vineyard. Mr. Hannemann said we got the grant and gave a project outline. Mr. Hannemann said he would like to see this approved at STM and to have charger operational by June 2023. Tim Carroll screen shared the Eversource energy planed location for the EV Charger. These are near the Chilmark School. We have to install concrete pad and bollards.

Principal Stevens shared her concerns that this would take away valuable parking area for the school. Ms. Stevens asked if only takes 30 minutes is it for any EV. Ms. Stevens also recommended that they stay in cars to charge or utilize after school is out.

Mr. Hannemann said he expects most (users) will be in summer. Mr. Hannemann said these are Non problems or solvable problems. Ms. Stevens asked to limit to after school hours.

Mr. Hannemann said we could do that. Mr. Doty said the dumpster is in the plan shown here.

Adam Sloan shared his concern that there might be lines of cars waiting for charges.

Mr. Sloan said it is wonderful to put us on the grid. Mr. Hannemann said the fire house and ambulance barn will be prewired for additional charging units in the future.

Tony Confalone and Indaia joined meeting Lenny Jason joined meeting

Mr. Hannemann screen *shared* project estimates

Annual payments for warranty would reduce out of pocket cost. Pricing not in business to make \$ for town but want to be realistic. Edg \$ 25 cents for kWH Commercial fast charger is in 50 cents range. Mr. Hannemann said his ask is to get agreement of Select Board with this project but not committing to all the small details. Mr. Carroll said the next step would be to bring this to school committee and then we need a warrant article.

State Grant for Fast EV charger continued...

Suellen Lazarus said it is (fast charger) expected to be busy in summer. Ms. Lazarus said we have play school at the Chilmark School and have 50 kids so there is considerable traffic between 9:00 AM -Noon. Ms. Lazarus said that is where the counsellor's park, so lot is used more in summer. Please observe that between 8:30 AM and 12:15 a lot of traffic due to the Summer Program. Mr. Rossi said he is in favor of this pilot project and for it to move forward. Mr. Doty and Chairperson Malkin agreed.

Building Department:

Billy Dillion said the proposal was recommended by Lenny Jason Jr.

Mr. Carroll read the proposed fee changes. Change flat fees to \$0.75 per square foot for New SFR, additions/renovation SFR, New Commercial, additions/renovation Commercial. Other fees remain as 2009. Youth Lots & Resident Homesites continue to be no fee.

Mr. Doty moved to accept fee increase recommendation. Mr. Rossi seconded the motion.

SO VOTED: 3 Ayes

Disclosure by non-elected municipal employees of financial interest

B. Dillon Local Inspector & Clerk of the Works for Public Safety Buildings Project Select Board acknowledges / discloses that Billy Dillion is employed as clerk of the works for Fire station and TTA Headquarters is appointed as local inspector. Not to act as local inspector for the PSB project. Mr. Rossi moved, Mr. Doty seconded the motion. **SO VOTED: 3 Ayes**

Zoning Board of Appeals - replacement of Alternate Joan Malkin for September 1. May 25th Deb Hancock, August 3, Emily Josephs possible candidates:

Chairperson Malkin asked to hold discussion till next meeting. Mr. Rossi said he would like to have a letter from Emily Josephs as do not know them. Chairperson Malkin said Ms. Josephs was a person that Ron Rappaport recommended. Chairperson Malkin said he is delighted more people are interested to serve on committees and boards.

Public Safety Building Committee - updates from committee Chairperson:

Bill Rossi said the project is on time and on budget.

School - possible need for Elementary School to use the "excess classroom" currently used by the Chilmark Pre-School. Appointment of Select Board Liaison to School, Friends of the Chilmark Preschool, and Chilmark Town Affairs Council. Planning for summer and fall of 2023:

Mr. Carroll said the action is to create a liaison group as we don't expect consensus tonight.

Mr. Doty said he attended school committee meeting. Mr. Doty reported there was good discussion about future of preschool. Mr. Doty said all present were in favor of continuing preschool. Mr. Doty said there is no anticipated change this September, we are talking about changes in September 2023. Mr. Doty said School Superintendent, Robert Lionette, Principal Susan Stevens and a representative from Preschool will gather this fall and work on arrangements. There is an understanding that we may be preparing for estimated 70 students enrolled for fall of 2022 of K-fifth grade. If we get this growth it challenges the space in Chilmark classrooms.

School / elementary & preschool discussions continued ...

Mr. Carroll said this summer more of the Chilmark School was used for the summer program as the Board of Health required program to use an additional bathroom. Mr. Carroll hoped that the Summer Program would be involved in discussions and planning. Mr. Doty noted that the director of preschool continued as summer program preschool director and that brought continuity and coordination.

Nettie Kent Ruel said she is a preschool parent, her child is going into Kindergarten and another one just joining the preschool. Ms. Ruel asked if 13 months from now not having a preschool at the Chilmark school what are the plans. We rely on the Chilmark preschool. Parents alarmed to hear we might not have that facility. We need the preschool. Mr. Doty said he agreed 100%. it's about classroom population and classroom dedicated to stay. Suellen Lazarus said understand we have space issue but the continuity we have had is important to parents. 30 to 40 % island kids are the summer program. We increased to 50 slots this year we could have filled additional 50 with the interest. Tremendous anxiety for parents trying to get child in preschool program. School empty in summer we can dedicate resources to accommodate the playschool preschool program. Kate Zeliner said as parent shared concern.

Colin Ruel said the School so enrolled because preschool transition is so good. It's not separate its part of Chilmark school. Mr. Ruel stated Chilmark needs to keep the pre-school.

Elizabeth Hirsch who is a member of preschool board said thank you to Select Boards commitment to continue a preschool. Appreciate there will be a working committee to secure a space. Robert Lionette spoke about universal pre-K being school advisory group goals. Mr. Lionette said he very much welcomes Suellen Lazarus to join in these discussions. WT ESL and big summer school program. Absolutely agree success is related to preschool. Jim Malkin continue to keep preschool get group going and working. Andia Whitcomb and husband. Agree we have a K a preschooler and another daughter we would also send to Chilmark preschool having siblings in same place. Sebastian Whitcomb agreed. Preschool parents on the committee. Rob Lionette and School Superintendent will manage building the committee. Mr. Lionette said persons interested should first go to your school committee. Mr. Doty volunteered to be on committee to work on the preschool program. Mr. Rossi said come up with plan to present at Annual Town Meeting. Mr. Doty said at this time we have space for 20 children in preschool room at the Chilmark School. Ms. Lazarus said the CTAC will send a representative from Summer Program to the meetings.

Joint Meeting with Board of Health to discuss upcoming Nitrogen meeting with the DEP. Aug 17, 2022 05:00 PM: Mr. Doty said he would not be able to attend.

Ms. Lazarus asked to speak about a timely item. Ms. Lazarus said the tennis court repairs is estimated to cost about \$10,000.00. Ms. Lazarus asked for Select Board to authorize joint maintenance budget to repair town asphalt courts. Mr. Carroll said we have \$55,000 in the maintenance account. Mr. Rossi moved to approve expenditure. Mr. Doty seconded the motion

SO VOTED: 3 Ayes

Mr. Rossi, Linda Countina and Tim Carroll will post a meeting soon of the CCC Advisory board.

At 6:30 PM with no further items for discussion Chairperson Malkin asked for a motion to adjourn. Mr. Rossi moved to adjourn. Mr. Doty seconded the motion. **SO VOTED: 3 Ayes**
Meeting adjourned

Minutes respectfully submitted by Diana DeBlase.

Approved 09/06/2022

Document list:

- Draft minutes from Select Board meeting held 07/19/2022
- Email from Frank Fenner about results of repairs to Boathouse Rd and his concerns
- Photo of small rocks on boat deck
- Photo of small rocks on slip area underwater
- Email from 2018 from Frank Fenner about the weak area by Galley with photos
- Planning Board Proposal 08/12/22 Zoning bylaw amendment to section 4
- Newspaper ad for Select Board meeting to consider increase to building permit rates
- Disclosure by non-elected municipal employee fill by Michael Owen
- PowerPoint of Energy Committee level 3 EV charger proposal
- Eversource Energy EV charging stations application and scope of work
- ZBA - July application decisions report
- ZBA- August special permit applications report
- Email from Laura Silber – continuing efforts for Housing Bank / transfer fee
- Comcast programming changes / update July 2022
- Chilmark Community Center – joint maintenance Fund balance sheet
- Chilmark Community Center – repair and resurface tennis courts proposal and scope