

**Regular Session Minutes – Selectmen’s Meeting  
Selectmen’s Meeting Room, Town Hall  
Tuesday, May 27, 2014 7:54 p.m.**

**PRESENT:** Margot R. Fleischman, Chair, Caroline Fedele,  
Michael A. Rosenberg, Mark Siegenthaler, William Moonan and  
Town Manager Richard T. Reed

**ALSO PRESENT:** Attorney Pamela Brown; The Great Wall Owner Alice Molvar;  
Architect Dustin Nolan; Mildred Seaborn, Human Relations Council;  
Elizabeth Rust, Regional Housing Services Office; Assistant Town  
Manager Jessica Porter; Town Engineer Adrienne St. John; Fire  
Chief David Grunes; Fire Captain Mark Sullivan; Finance  
Committee member Ben Thomas; Brian Dorrington, Bedford TV;  
Elizabeth Hacala and Mary McBride, Press Representatives

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**14-265      Alcoholic Beverage License Premise Modification – The Great Wall –  
309B The Great Road**

Attorney Pamela Brown, Architect Dustin Nolan and Great Wall Owner Alice Molvar were present to request a modification of premises to The Great Wall. Any establishment with a liquor license is required to come before the Selectmen before any modification can occur. Since this project is considered minor before the Alcoholic Beverage Control Commission, (ABCC) an Alteration of Premises does not need to be filed with them. The proposed project entails adding a sushi bar with seven seats and extending the current service bar to accommodate more seating. An existing six-top table will be removed. Attorney Brown noted that while the proposed floor plan displayed 244 seats, they would like to have the permitted number remain at 245 to provide flexibility with larger parties.

**Mr. Moonan made a motion to grant an Alcoholic Beverage License Premise Modification to The Great Wall at 309B The Great Road in agreement with the documents provided at this meeting. Ms. Fedele seconded the motion.**

**The motion passed 5-0-0.**

**14-266      Regional Housing Services Office – HOME Project Funding  
Agreement, 20 Railroad Avenue – General Update**

Elizabeth Rust from the Regional Housing Services Office (RHSO) and Assistant Town Manager Jessica Porter were present to give a general update about the program and to explain the amendment to the Funding Agreement for the HOME project at 20 Railroad Avenue. Ms. Rust distributed a PowerPoint which detailed the main areas in which the RHSO focuses its time. Specifically for Bedford, the RHSO is working on the monitoring process for Village at Concord Road, Patriot Place and Village at Taylor Pond.

The RHSO is moving its offices from Sudbury to Concord and will be updating their phone numbers and emails. All of the communities will continue to participate in the program.

The HOME project at 20 Railroad Avenue needs an additional \$1,000 to complete the project. The money will be transferred over from Bedford's HOME account which requires an amendment to the funding agreement. The amendment had already been approved by Town Counsel and Brenda Peacock of the Housing Authority.

**Mr. Rosenberg made a motion to accept the amendment to the HOME funding agreement for the 20 Railroad Avenue project. Mr. Moonan seconded the motion.**

**The motion passed 5-0-0.**

**14-267          Contract Award – Shawsheen at Page Road Cleaning and Lining Project – W. Walsh Company, Attleboro, MA**

Town Engineer Adrienne St. John explained that this project would continue the cleaning and lining project from last summer where most of the Great Road was completed. This summer 9,000 feet of water main will need to be cleaned on Shawsheen Road to Page Road. The projects use funds from the MWRA zero interest loan program. W. Walsh Company was the lowest bidder and was the company that did the work last year. The Town was very pleased with their work and they will be able to start once the contract is finalized. Ms. St. John is expecting that the project should be finished around Labor Day. When asked why the bid prices were so varied, Ms. St. John explained that W. Walsh Company knew they had to be very competitive with their bids as they had lost out on other projects. The traffic will follow an alternating pattern during the work. The water will be diverted above ground to resident's homes. The only disruption to the water supply will be that it will take longer for the water to get cold.

Town Counsel has been sent the contract but has not provided comments yet.

**Mr. Moonan made a motion to award the contract to W. Walsh Company for the amount of \$556,291.10 for the Shawsheen Road and Page Road cleaning and lining project subject to the approval of Town Counsel. Mr. Siegenthaler seconded the motion.**

**The motion passed 5-0-0.**

Mr. Rosenberg asked Ms. St. John for an update of the force main rehabilitation in Lexington. Ms. St. John explained that she will be attending a June 17, 2014 Lexington Conservation Commission meeting because the work will pass through their resource areas. The plans are being finalized and the bid process hopefully will begin in early July with a late July award date.

**14-268          Former Coast Guard Housing Site off Pine Hill Road**

Town Manager Richard Reed referenced a memorandum that was drafted to explain the current disposition process of the Coast Guard Housing on Pine Hill Road. After the appraisal is finished, all the information relating to the property, including the information

from the two charettes, will be posted on the website. The appraisal is based on the existing zoning for the property. Anyone who registers a bid must place a ten percent deposit. The bidding process should last 30-60 days. Mr. Reed believes that the process could start in late July.

Mr. Reed is hoping to speak with someone at the Coast Guard to explain to them what Bedford's hopes are for the property.

Ms. Fedele suggested contacting the other two communities who have Coast Guard housing that is being sold in the same manner to see if they have made any progress in talking with the Coast Guard.

Mr. Rosenberg suggested that this topic be placed on the Selectmen's agenda for the next few meetings so that they can legally discuss it as new information is received.

Mr. Rosenberg inquired whether there has been any talk about the Town trying to buy the property and that a Special Town Meeting will need to be called quickly if that is an avenue the Town wanted to pursue. Mr. Siegenthaler suggested that the Municipal Affordable Housing Trust has funds that could be used for this purpose. The Selectmen agreed that it was worth looking into the possibility.

Chair Fleischman asked Ms. Fedele if there was anything she wanted to discuss before she had to leave. Ms. Fedele had nothing new to report to the Selectmen. She departed because her brother-in-law is a firefighter and her participation in the discussion of the Paramedic Proposal could appear to be a conflict of interest.

#### **14-269 Fire Department – Paramedic Proposal – Selectmen Questions**

Fire Chief Grunes and Captain Mark Sullivan were present to answer the Selectmen's questions regarding the Paramedic Proposal. The handout included in the meeting packet organized the questions into related topics. This week's discussion will focus on the service aspect of the plan and the financial aspects will be discussed at the June 9<sup>th</sup> Selectmen's meeting so that Finance Director Victor Garofalo will be able to attend.

Chief Grunes noted that the proposal is intended to improve not just the medical services of the Fire Department but overall emergency response. The added personnel will alleviate current staffing issues. The move to municipal paramedic service will decrease the response time problem caused by the paramedic vendors being relocated further away. The municipal paramedic system would call on neighboring communities for backup in simultaneous emergency situations. Chief Grunes stated that the firefighters have been expressing frustration over not being able to help someone while waiting for the paramedics to arrive. Not all firefighters would receive the Advanced Life Support (ALS) training.

There are four current firefighters who expressed interest in receiving this training. One firefighter each year will be trained for the next four years. After the training is complete the additional staff will be hired.

Mr. Rosenberg inquired about whether a facilities study will need to be conducted. The fire station right now would be able to accommodate the additional staffing. The facilities study would analyze whether the fire station location is at the best spot.

**14-270            Miscellaneous Action Items – One-Day Special Liquor License, Old Town Hall, June 7, 2014 Bon Appetit Caterers f/b/o Eric and Elizabeth Lemont – Chapter 268A, Section 20 (b) Exemptions**

**Mr. Rosenberg made a motion to approve the temporary alcohol permit for Saturday, June 7, 2014 at Old Town Hall for Bon Appetit/Giragosian Enterprises. Mr. Siegenthaler seconded the motion.**

**The motion passed 4-0-0.**

**Mr. Rosenberg made a motion to approve the Chapter 268A Section 20(b) exemptions for Zach Walters, Robert Ackerman, Ryan Barnes, Gavin Heffernan, Christopher Wesinger, George Guay, Nicole Powell and Benjamin Richter. Mr. Moonan seconded the motion.**

**The motion passed 4-0-0.**

**14-271            Minutes – Regular Session – May 12, 2014**

**Mr. Rosenberg made a motion to approve the Regular Session Minutes of May 12, 2014, as amended. Mr. Moonan seconded the motion.**

**The motion passed 4-0-0.**

**14-272            Town Manager’s Report**

Mr. Reed reminded the Selectmen that at the next Selectmen’s meeting on June 9, 2014, there will be a joint discussion with the Planning Board regarding the Comprehensive Plan.

**14-273            Open Discussion**

Mr. Moonan inquired whether the Town Manager has compared the prices of Town Counsel fees. Mr. Reed replied that he needs to complete the survey in the next few weeks. Mr. Reed has informed Town Counsel that the rate increases have not been approved by the Selectmen.

Mr. Rosenberg noted that the Selectmen need to decide who will be covering the next few Finance Committee meetings. Mr. Siegenthaler and Mr. Moonan will be attending the June 5, 2014 meeting. Mr. Moonan will cover the June 19<sup>th</sup> meeting and Mr. Rosenberg will attend the July 10<sup>th</sup> meeting.

Ms. Fleischman reported that the Bicycle Advisory Committee is wondering about the implementation process for the Complete Streets Policy. The committee is also curious about the Great Road Master Plan and Minutemen Bikeway extension. Mr. Reed stated that the Bikeway extension project will be discussed at the June 9, 2014 meeting.

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Ms. Fleischman asked for a volunteer to attend the Eagle Scout ceremony on June 8, 2014. Mr. Rosenberg offered to attend.

**Mr. Moonan made a motion to adjourn. Mr. Siegenthaler seconded the motion.**

**The motion passed 4-0-0.**

The Regular Session meeting adjourned at 9:41 p.m.