

Select Board Meeting Minutes

Meeting Date: 9/19/2023

Members in Attendance: Michael Zullas, Chair; Erin G. Bradley, Vice Chair, Roxanne Musto, Secretary; Richard G. Wells, Member (REMOTE); Benjamin Zoll, Member; Nicholas Milano, Town Administrator and Lynne DeNapoli, Executive Administrative Assistant to the Select Board (REMOTE)

Meeting Location: Council on Aging - Hybrid

Time Meeting called to Order: 8:55PM

Time Meeting Adjourned: 10:59PM

1. Call to Order

Chair Zullas called the meeting of the Select Board to order at 8:55PM

2. Public Comment

Mark Christo - 19 Waldo Road

Mr. Christo shared his concerns regarding Milton's classification as a Rapid Transit Community. He referenced the failed rapid transit conversion of the Mattapan Line in the 1960's. Mr. Christo feels that the inaccurate designation will impact Milton's efforts to comply with the MBTA Communities Act. He encouraged the Town of Milton to continue its campaign for re-classification.

Maggie Wilson –21 Woodlot Drive

Ms. Wilson shared her concerns regarding the funding allocated for the proposed Animal Shelter project located on the Dump Access Road and a possible shortfall. Ms. Wilson encouraged the Select Board to revisit the \$2.5 million offer from the anonymous donor and build the new shelter on Governor Stoughton property, where it is currently located.

3. Discussion/Update/Approval – Proposal from and Contract with Axis Construction for the Animal Shelter project located on the Dump Access Road

Chair Zullas provided the Members with a review of the timeline/history of the Animal Shelter project.

Therse Desmond, Co-Chair of the Animal Shelter Advisory Committee and President of the Milton Animal League, Attorney Marion McEttrick, Counsel for the Milton Animal League and Victoria Shea, a Member of the Animal Shelter Advisory Committee and Treasurer of the Milton Animal League joined the Board Members to provide a progress report and request that the Select Board approve the Animal Shelter Advisory Committee's recommendation to move forward with the Request for Proposal from Axis Construction Corporation.

Mr. Paul Kalous from Hill International joined the discussion. Hill International is the Owner's Project Manager for this project. Mr. Kalous shared the proposed modular renderings from Axis Construction Corporation as well as the total project costs and construction schedule.

Following his presentation, Mr. Kalous responded to questions and concerns raised by the Select Board Members. Ms. Desmond and Attorney McEttrick provided additional support when needed.

Ms. Musto raised concerns about possible cost overruns for ledge removal and questioned who would be responsible for paying these costs. She also raised a concern about leaving \$2.5 million for the project on the table. There is \$5 million available if the Town chooses to build the new animal shelter at its current location, the Town Farm.

Following further discussion, Mr. Zoll moved to approve the notice of award to Axis Construction Corp. for the Animal Shelter project located on the Dump Access Road. The motion seconded by Ms. Bradley. The Board voted by roll call (3-2) to approve the notice of award to Axis Construction Corporation.

BRADLEY: YES

MUSTO: NO

WELLS: NO

ZOLL: YES

ZULLAS: YES

4. Discussion/Approval – MBTA's Response to the Select Board's Letter regarding classification of the Mattapan Line and Potential Follow Up

Chair Zullas reviewed the response from the MBTA regarding Milton's rapid transit classification. Chair Zullas shared a letter that he composed to the Deputy Director of the Community Services Division of the Executive Office of Housing and Livable Communities, (EOHLC) to request clarification of Milton's rapid transit classification. The letter also highlights inconsistencies in the Guidelines for the MBTA Communities Act relative to the term "rapid transit community" promulgated by EOHLC.

Chair Zullas noted that he sent a copy of the letter to Ms. Hall, Chair of the Planning Board, for her comments. Chair Hall and Members of the Select Board offered positive feedback. Ms. Musto suggested that Edward Augustus, the Housing Secretary, be included in the correspondence. Mr. Zoll noted that he is not in favor of re-classification but is open to compromise.

Ms. Bradley moved to approve the amended letter to the Executive Office of Housing and Livable Communities regarding Milton's Rapid Transit Classification. The motion was seconded by Ms. Musto. The Board voted unanimously by roll call (5-0) to approve the letter.

BRADLEY: YES

MUSTO: YES

WELLS: YES

ZOLL: YES
ZULLAS: YES

5. Discussion/Approval – Expenditure from the Milton Landing Revolving Fund for Fence Installation at Milton Landing

Mr. Wells, a Member of the Select Board Landing Committee provided a brief overview of the fence repair project.

Mr. Zoll and Ms. Bradley shared their concerns regarding the lack of communication between the Select Board and the Landing Committee. They were not pleased with the liberties that the Landing Committee took regarding the fence repair.

Chair Zullas suggested that the Board vote so the vendor can be paid and schedule a discussion on sub-committee responsibilities and best practices.

Mr. Wells moved to approve the expenditure of \$9,276 from the Milton Landing Revolving Fund for the Fence Installation at Milton Landing. The motion was seconded by Ms. Musto. The Board voted by roll call (3-1-1) to approve the payment.

BRADLEY: ABSTAIN
MUSTO: YES
WELLS: YES
ZOLL: NO
ZULLAS: YES

6. Discussion/Approval – Select Board Landing Committee Neponset River Tour

This matter has been deferred until next Spring.

7. Discussion/Approval – Employee Appreciation Lunch

Mr. Milano, the Town Administrator, provided the Board with an update. The Town has a gift account that can be used to sponsor the luncheon. Mr. Milano did inform the Members that the account will need to be sustained for future use. Chair Zullas moved to approve expenditure from the gift account of up to up to \$1,000 for an employee appreciation lunch. The motion was seconded by Ms. Musto. The Board voted by roll call (5-0) to approve the expenditure for the employee lunch.

BRADLEY: YES
MUSTO: YES
WELLS: YES
ZOLL: YES
ZULLAS: YES

8. Discussion/Approval – Closing Date for Warrant Articles for the December 4 Special Town Meeting Warrant Articles and the Date for Approving Articles for Inclusion on the December 4 Special Town Meeting Warrant

Following a brief discussion with Mr. Milano, the Town Administrator, the Board agreed not to amend the timeline for the Special Town Meeting scheduled for Monday, December 4, 2023.

9. Town Administrator’s Report

Mr. Milano wishes Colin Loiselle, the Assistant Town Administrator, well as he begins his new role as Town Manager in Tyngsboro tomorrow.

The Assistant Town Administrator position is now open. Please visit the Town’s website for the complete job description. www.townofmilton.org.

The Planning Department will be hosting an MBTA Communities Forum on September 25th in the Keys Room at Milton Public Library beginning at 6:30PM.

10. Chair’s Report

No Report

11. Future Meeting Dates:

The Board is scheduled to meet on Tuesday, September 26, 2023, Tuesday, October 10, 2023, and Tuesday, October 24, 2023. Mr. Zoll noted that he will not be in attendance at the meeting on Sept. 26th. Ms. Bradley noted that she will not be in attendance at the October 10th meeting.

12. Adjourn

Ms. Musto moved to adjourn at 10:59PM. The motion was seconded by Mr. Zoll. The Board voted by roll call (5-0) to adjourn.

BRADLEY: YES

MUSTO: YES

WELLS: YES

ZOLL: YES

ZULLAS: YES

Respectfully submit ted by Lynne DeNapoli, Executive Administrative Assistant to the Select Board

Documents:

Presentation from Hill International – Owner’s Project Manager

Presentation from Aix Construction Corp.
Milton Animal Shelter Project Budget
Town and Milton Animal League Memorandum of Understanding and amendment
Town and Milton Animal League Project Funding Agreement and amendment
Letter from the Select Board to the Massachusetts Bay Transit Authority, MBTA
Response Letter from the Massachusetts Bay Transit Authority, MBTA to the Select Board
Draft Letter to the Ex. Office of Housing and Livable Communities regarding the MBTA's
comments regarding the Mattapan Line