

## **MINUTES OF MEETING OF THE BOARD OF SELECTMEN**

Date of Meeting: April 20, 2021  
Date of Transcription: April 27, 2021  
Transcribed by: Cassandra Slaney

### **1. CALL MEETING TO ORDER BY CHAIRMAN**

*This meeting was held remotely due to COVID-19.*

### **2. ROLL CALL**

Selectmen Present: Peter W. Teitelbaum, Esq., Chairman  
Judith Whiteside, Clerk  
Alan H. Slavin  
Patrick G. Tropeano  
James M. Munise

Also Present: Derek Sullivan, Town Administrator

Not Present: Richard Bowen, Town Counsel

### **3. PLEDGE OF ALLEGIANCE**

### **4. ANNOUNCEMENTS**

- a. Proclamation – John Walcek

### **5. ANNOUNCEMENTS**

Used book sales will be held in the Meeting Room of the Main Library at 59 Marion Road. Access to the sale is from the Meeting Room door only (NOT through the library). Masks and social distancing will be required, and the number of shoppers at one time may be limited. Bring your own shopping bags please.

Each month the Friends will have a theme. They have plenty of books in all genres and for all ages. The month of April, our theme will be CHILDREN'S BOOKS.

Here are the dates and times:

April 22--Thursday from 9:30 am to 4:30 pm

April 23--Friday from 9:30 am to 4:30 pm

April 24--Saturday from 9:30 am to 2:00 pm

Shoppers are asked to bring their own bags if possible. The Friends are still unable to accept used book donations at this due to their storage space being filled.

Virtual Story time with the Children's Librarian is posted each week on Facebook and on the Library website.

## SELECTMEN MEETING MINUTES-4/20/2021 (CONT'D)

To date, Miss Marcia has filmed 43 weeks of virtual children's story times, activity videos, and children's/YA book talks. The Library archived most of these videos online and they can also be found in the archives here on the website

COA Reminder: Applications for Fuel Assistance deadline has been extended to April 30th. Call 508-291-3100 x3133 to determine your eligibility and to schedule an appointment.

Chair Yoga with Pam begins April 22 on Thursdays at 2:00 pm outdoors at the Wareham free Library weather permitting. Call 508-291-3130 to register.

Volunteer drivers are still needed for the Meals on Wheels program. There is a mileage reimbursement. Call 508-291-3100 x6514 for more information or to join.

Beginning April 20 from 9-10 am at the rear of the Multi service Center weather permitting, the COA will have Coffee and Conversation Sessions. All seniors are invited to attend.

Selectman Slavin asked for a moment of silence in memory of Anne Campbell who passed away on April 13<sup>th</sup>.

Selectman Slavin also wanted to express his appreciation to the Wareham Garden Club for maintaining the planters along Main Street.

Town Election is taking place May 4<sup>th</sup> from 8 a.m. to 8 p.m. Absentee ballots can be placed in the ballot box.

### **5. CITIZEN'S COMMENTS**

Present before the Board: Diane Kenney

Ms. Kenney questioned why the Town doesn't have the split tax rate. She offered to provide information that with split tax rates, small businesses can be offered tax exemptions. Selectman Teitelbaum explained that the guidance the Town follows to set the tax rate comes from the Massachusetts Department of Revenue division of local services.

### **6. BOARD'S COMMENTS**

*None.*

### **7. APPOINTMENTS/REAPPOINTMENTS/INTERVIEWS**

a. Affordable Housing Trust

i. Carl Schulz

**MOTION:** Selectman Whiteside moved to appoint Carl Schulz to the Affordable Housing Trust for a term to expire no later than June 30, 2023. Selectman Tropeano

seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**8. LICENSES AND PERMITS**

- a. Request for a Temporary Outdoor Seating All Alcohol License from Trova, Inc. d/b/a Bailey's Surf & Turf, 3056 Cranberry Hwy, E. Wareham.

**MOTION:** Selectman Whiteside moved to approve the request for a Temporary Outdoor Seating All Alcohol License from Trova, Inc. d/b/a Bailey's Surf & Turf, 3056 Cranberry Hwy, E. Wareham. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

- b. Application from LS Computers, 239 Onset Ave., Onset for a Second Hand Dealers License.

**MOTION:** Selectman Whiteside moved to approve the application from LS Computers, 239 Onset Ave., Onset for a Second Hand Dealers License. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

- c. Second Hand Dealers License Renewal
- i. GAMESTOP, Inc. #3814
  - ii. Gold World, Inc.
  - iii. Not Your Average Antiques
  - iv. South Shore Generator Service, Inc.
  - v. Wesley United Methodist Church

**MOTION:** Selectman Whiteside moved to approve the above Second Hand Dealers License Renewals as presented. Selectman Tropeano seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**9. TOWN BUSINESS**

- a. COVID-19 update.

There have been seventy-seven new confirmed cases and Wareham is in the red risk category.

- b. Trash disposal update.

Mr. Sullivan provided a breakdown:

2097 opt-out for transfer station  
101 seasonal resident applications  
106 qualified seniors for the discounted rate  
7700 residents will be receiving bills

SELECTMEN MEETING MINUTES-4/20/2021 (CONT'D)

Any issues regarding billing will be directed to Municipal Maintenance and any program related issues will be directed to ABC.

- c. Discussion and vote to authorize negotiation of a Marijuana Host Community Agreement for Emerald Turtle Cove Management Company LLC, 10 Little Brook Road, Wareham, MA 02576.

Present before the Board: Aaron Goines-CEO/Co-Founder, Janelle Goines-CEO/Co-Founder, Blake Mensing-Chief Counsel of The Mensing Group, LLC  
Attorney Mensing stated that the proposal from Emerald Turtle Cove Management Company is a cannabis establishment seeking commencement negotiations on the terms of the state required Host Community Agreement for cultivation, manufacturing and delivery.

**MOTION:** Selectman Tropeano moved to authorize negotiations of a Marijuana Host Community Agreement for manufacturing, cultivation, and delivery for Emerald Turtle Cove Management, LLC, 10 Little Brook Road, W. Wareham, MA. 02576. Selectman Munise seconded. Roll Call: Selectman Slavin-yes, Selectman Tropeano-yes, Selectman Munise-yes, Selectman Whiteside-present, Selectman Teitelbaum-yes.

**VOTE: 4-0-1 (Selectman Whiteside present)**

- d. Requests to place signs on Town Property.

**MOTION:** Selectman Whiteside moved to approve the requests from the Wareham Garden Club and Church of the Good Shepherd for temporary signs on Town Property. Selectman Tropeano seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

- e. Ratify hiring of the following:

- i. Stephen MacMillan – HEO for Municipal Maintenance
- ii. Michael Merriam – Mechanic for Municipal Maintenance
- iii. Thomas Glennon – Seasonal Deputy Harbormaster
- iv. Michael Houdlette – Seasonal Deputy Harbormaster
- v. Kristofer Darling, Jr. – Seasonal Deputy Harbormaster
- vi. Antonio Malette – Seasonal Deputy Harbormaster
- vii. Patrick Brophy – Seasonal Community Service Officer
- viii. Lisa Duarte - Seasonal Community Service Officer
- ix. Matt Glennon – Seasonal Launch Operator

**MOTION:** Selectman Whiteside moved to ratify the hiring of all of the above mentioned applicants. Selectman Munise seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

- f. Vote to hire Lt. Walter W. Correia, Jr. as Chief of Police.

**MOTION:** Selectman Tropeano moved to hire Lt. Walter W. Correia, Jr. as Chief of Police for the Town of Wareham. Selectman Whiteside seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

SELECTMEN MEETING MINUTES-4/20/2021 (CONT'D)

g. Vote to execute Chief of Police contract.

**MOTION:** Selectman Whiteside moved to execute the Chief of Police contract. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

h. Discussion and vote to recommend articles for 2021 Annual Spring Town Meeting.

**MOTION:** Selectman Whiteside moved to recommend the FY22 Capital Plan article for the 2021 Annual Spring Town Meeting. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the FY22 Budget article for the 2021 Annual Spring Town Meeting. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the EMS Budget article for the 2021 Annual Spring Town Meeting. Selectman Slavin seconded. . Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the Upper Cape Regional Technical School Budget article for the 2021 Annual Spring Town Meeting. Selectman Tropeano seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

i. Discussion and vote to recommend articles for 2021 Spring Special Within Annual Town Meeting Warrant.

**MOTION:** Selectman Whiteside moved to recommend the Fund Parking Program article for the 2021 Special Spring Town Meeting. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the Spring 2021 Capital article for the 2021 Special Spring Town Meeting. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the Transfer of Available Funds article for the 2021 Special Spring Town Meeting. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

SELECTMEN MEETING MINUTES-4/20/2021 (CONT'D)

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the PEG Access Receipts to Wareham Community TV article for the 2021 Special Spring Town Meeting.

Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the Home Rule Petition for Solar/Wind Taxation article for the 2021 Special Spring Town Meeting. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the Solar Pilots article for the 2021 Special Spring Town Meeting. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the Marijuana Delivery Operators By-Law article for the 2021 Special Spring Town Meeting. Selectman Tropeano seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-no, Selectman Teitelbaum-yes.

**VOTE: 4-1-0 (Selectman Whiteside opposed)**

**MOTION:** Selectman Whiteside moved to recommend the Updates to FEMA Floodplain By-Laws article for the 2021 Special Spring Town Meeting. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-present, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 4-0-1 (Selectman Munise present)**

**MOTION:** Selectman Whiteside moved to recommend the Wetland By-Law Amendment article 10 for the 2021 Special Spring Town Meeting. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the Wetland By-Law Amendment article 11 for the 2021 Special Spring Town Meeting. Selectman Tropeano seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the WPCF Funding Request article 12 for the 2021 Special Spring Town Meeting. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the WPCF Funding Request article 13 for the 2021 Special Spring Town Meeting. Selectman Tropeano seconded.

SELECTMEN MEETING MINUTES-4/20/2021 (CONT'D)

Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the Additional Liquor License 59 Main Street article for the 2021 Special Spring Town Meeting. Selectman Tropeano seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the Additional Liquor License 176 Main Street article for the 2021 Special Spring Town Meeting. Selectman Tropeano seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**MOTION:** Selectman Whiteside moved to recommend the Wareham Village 1 Liquor License District article for the 2021 Special Spring Town Meeting. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

- j. Any other Town business not reasonably anticipated 48 hours prior to the posting of this meeting.

Chairman Teitelbaum asked for the Board's input regarding the Massachusetts Audubon Society purchasing Little Harbor Golf Course and their plan to close the golf course and restore the coastal forest and conservation. Part of their fundraising efforts will include a Municipal Vulnerability Preparedness grant in partnership with the Town. Primary concerns from the Board included that if the Town accepts this grant by using state funds, Little Harbor Beach would no longer be for residents only, closing Little Harbor Golf Course which has been a recreation staple in the Town for many years, as well as the negative impact it would have on the residents that live in that area. Mr. Sullivan also stated that the Town has other projects eligible for MVP action grants that are a priority. Chairman Teitelbaum was seeking authorization from the Board to provide a letter stating that the consensus of the Board was not to support an MVP grant at this time.

**MOTION:** Selectman Munise moved to authorize the Chairman to provide a letter to the Massachusetts Audubon Society not supporting the MVP Action grant at this time. Selectman Whiteside seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**10. TOWN ADMINISTRATOR'S REPORT**

Mr. Sullivan stated that he would like to create a process for marijuana delivery Host Community Agreements to avoid any delays for applicants.

**11. LIAISON REPORTS/INITIATIVE REPORTS**

The American Rescue Plan of 1.9 trillion dollars is still waiting for final details. Selectman Slavin will be attending a meeting with MMA to review what the Town should do with the funds being granted.

**12. CONSENT AGENDA**

- a. Authorization to sign bills and documents, etc.
- b. Approval of meeting minutes: March 30, 2021; April 6, 2021.

**MOTION:** Selectman Whiteside moved to approve the meeting minutes for March 30, 2021 and April 6, 2021. Selectman Slavin seconded. Roll Call: Selectman Slavin-yes, Selectman Tropeano-yes, Selectman Munise-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**13. ADJOURNMENT**

**MOTION:** Selectman Slavin moved to adjourn at 9:18 pm. Selectman Whiteside seconded. Roll Call: Selectman Slavin-yes, Selectman Munise-yes, Selectman Tropeano-yes, Selectman Whiteside-yes, Selectman Teitelbaum-yes.

**VOTE: 5-0-0 (Unanimous)**

**14. SIGNING OF DOCUMENTS APPROVED BY THE BOARD**

Respectfully submitted  
***Cassandra Slaney***  
Department Assistant

The foregoing minutes were submitted to the Board of Selectmen on:

Attest:   
***Judith Whiteside, Clerk***

Date Signed: 5-4-21

Date sent to  
the Town Clerk: 5-5-21