

TOWN OF DEDHAM

In Re:  
  
DEDHAM TOWN MEETING

**DATE:** Monday, May 16, 2022

**PLACE:** Dedham High School Auditorium  
140 Whiting Avenue  
Dedham, MA

**COMMENCING:** 7:10 p.m.

P R O C E E D I N G S

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3           **THE MODERATOR:** We are very close to  
4 the quorum, so in order to save some time, we're  
5 going to ask Town Clerk Paul Munchbach to  
6 introduce you to electronic voting. Clerk  
7 Munchbach.

8           **MR. MUNCHBACH:** Thank you, Mr.  
9 Moderator. So everybody upon check-in should  
10 have received an electronic voting device. If  
11 you have not, please make sure you go to the  
12 front foyer and get one. You should have also  
13 got a name badge. Your name badge will have the  
14 electronic voting device's number on it so that  
15 it coincides with the back of the device --  
16 you'll see a number on it -- and that will be  
17 your device for the evening.

18           A little bit about the device. These  
19 devices are used -- they're not used by  
20 internet. They're used by a reliable radio  
21 frequency and are secure. If you leave your  
22 seat for any reason, and you leave the  
23 auditorium, please check with one of our staff  
24 members that are out in the foyer, and leave

1 your device with them. Please do not exit the  
2 school building with the device. They're  
3 expensive units, and they won't work outside the  
4 auditorium at this time.

5 When you look at your device, it's  
6 very simple to use. There are only two choices  
7 for you to use when using electronic voting.  
8 The choices are it is, number 1, green for yes,  
9 2, red for no. So when you're voting on the  
10 articles tonight, you'll have two choices.

11 The first choice will be either yes  
12 or no. If it's yes, you'll vote with the green  
13 button, which is number 1. If it's a no vote,  
14 you'll vote number 2, which is red. The  
15 abstention button, the yellow button, has been  
16 disabled. We did that just to make sure that it  
17 didn't affect any of our quantum votes for the  
18 evening.

19 When you do vote on the article, the  
20 moderator will let you know how much time that  
21 you have. It will either be 20 or 30 seconds,  
22 depending on the article. The moderator will  
23 let you know at that point in time during the  
24 vote that the vote is now open. At that point,

1 you will then be instructed to either vote yes  
2 or no on your device. Once you vote, please  
3 look at your device. A number will pop up, and  
4 the word "okay." That means your results --  
5 excuse me, your vote has been cast.

6 So, for an example, if you were  
7 voting yes on an article, the number 1 would  
8 show up, and it would say "okay." If you are  
9 voting no on the article, the number 2 would  
10 show up on your device and the screen, and then  
11 it would say "okay." If by some chance that you  
12 change your vote within the time during the 20  
13 or 30 seconds, you can change your vote up until  
14 the vote closes at that point.

15 So remember, your first vote cast  
16 will be your only vote cast if you do not do it  
17 within the 20 seconds or the 30 seconds that's  
18 allotted. After that, your vote will be cast.  
19 When the votes are cast, you'll look up on the  
20 screen, and you'll see we will have a total  
21 number of votes that will show up first. Then  
22 the next -- when the vote is closed, the  
23 moderator will say show the votes. The votes  
24 will be shown, and it will have a yes, no, and

1 then it will be decided whether it's passed by  
2 majority or by a two-thirds vote.

3 If you look, once again, at your  
4 electronic voting device, we had a handout  
5 similar to the handout that we had at the mini  
6 town meeting, and it lays it out pretty easily  
7 for you. Green, or 1A for yes, red, or 2B for  
8 no.

9 The only thing that I ask you for at  
10 the end of the night is that -- we have signs  
11 posted. We know everyone will be anxious to  
12 leave. We know it's hot, and we'll try to move  
13 through this as quick as possible, while making  
14 sure that we get the legislative business done,  
15 but just make sure that you drop your electronic  
16 voting device into one of the drop boxes or hand  
17 it to one of the town clerk staff or one of the  
18 board of registrars at the back of the foyer or  
19 the hall.

20 Does anybody have any questions about  
21 the use? In the case of a roll call vote, if a  
22 vote is challenged, and 15 town meeting  
23 representatives challenge a vote, we will then  
24 go to a roll call vote. What will happen at

1           that point, the moderator will then reread the  
2           article, let you know about the yes or no vote,  
3           and then you'll be instructed to vote. Once  
4           again, you'll have either 20 to 30 seconds to  
5           vote. Nothing will change. If you're voting  
6           yes, it will be 1A, green, for yes, 2B, red, for  
7           no, and then at that point, you'll be able to  
8           look on the screen.

9                        Because we have 273 town meeting  
10           representatives, the screen will scroll through  
11           all 273, and then what will happen at that point  
12           a light blue -- the screen under your name will  
13           be light blue. That means your vote has been  
14           casted.

15                       Once the vote is closed, it will then  
16           show everybody's name, and it will show if you  
17           voted yes or no by your name. It will either be  
18           red or green. If the screen is gray, that means  
19           that you did not vote. It could mean that you  
20           weren't here, or you decided not to vote on  
21           that, but that's the way it will show on the  
22           screen.

23                       Once again, we ask you to be -- this  
24           is our first time using electronic voting. We

1 have done a lot of research over the two past  
2 years to get this to town meeting and to present  
3 this to you. We ask you to be patient with us.  
4 We're doing the best we can that we think will  
5 help represent and get our legislative business  
6 done. And once again, if you have any  
7 questions, please let us know, and at this time  
8 I'll turn it over to the moderator.

9 **THE MODERATOR:** Just a couple of  
10 additional points on the system. We will be  
11 using voice votes for some very routine and  
12 noncontroversial issues. So for example, when  
13 you pass on an item, it's not really a vote, but  
14 you'll do that by voice. If a non-town meeting  
15 representative who's a resident of the town  
16 wishes to speak, that will be put to a vote.

17 I should say that in an effort to  
18 understand what works well and what doesn't work  
19 well in town meeting, we convene something  
20 called a town meeting forum, and Sarah Sally,  
21 Kevin Preston, Cherylann Sheehan, Michael  
22 Butler, and myself, with some help from Susan  
23 Fay and Maryellen McDonough, had hosted a bunch  
24 of town meeting representatives in another ten

1 or 15 sent in by email or phone, their ideas.

2 So you're going to see a few changes  
3 during the night, and I will try to correlate  
4 those back. And one of those is is that the  
5 previous relaxed approach to letting non-town  
6 meeting members speak will stop. If somebody is  
7 not a town meeting representative, we'll ask for  
8 a vote from the body to allow them to speak. I  
9 would hope that in most cases, you would extend  
10 that courtesy, but that would be up to you.

11 The two-thirds voting method is  
12 programmed into the system. It is .666667,  
13 which is as close to divide by two, multiply by  
14 three as is possible in a system of this sort,  
15 and it is consistent with also the process  
16 recommended by town meeting time, which is the  
17 book of procedures and rules that we do.

18 I just want to reiterate if you leave  
19 the hall, to go to the rest room, go out and get  
20 some fresh air, do not give your clicker --  
21 don't leave it behind for someone else to hold.  
22 This is not bingo. Nobody can cover your cards  
23 for you. You'd have to turn it in, please, and  
24 then, when you come back, you'll get your



1 clicker back.

2 We'd like to thank the members of the  
3 electronic voting committee, as Clerk Munchbach  
4 mentioned, who worked hard on this. If we have  
5 one message for you tonight, it is patience.  
6 Paul has been to at least three town meetings  
7 with this system in place, but every town is  
8 different, every auditorium is different, and so  
9 there will be parts of this that you'll want to  
10 question or ask us to look more closely at.

11 We will certainly take those ideas  
12 and try to -- if there's any shortcomings, we'll  
13 try to do a better job in November. But please  
14 understand that this is the first full run with  
15 people that we've been able to do this.

16 A quorum of 236 having been declared  
17 by the town clerk, the 2022 spring annual town  
18 meeting will come to order. This is the 97th  
19 year that the Town of Dedham has used the  
20 representative town meeting form of government.  
21 Please rise for the Pledge of Allegiance to our  
22 flag.

23 (All Rise.)

24 THE MODERATOR: If you could please

1 remain standing for a moment of silence for  
2 those members of our town government community  
3 who have passed away -- and while we are  
4 mourning our own, please also keep in mind the  
5 deaths in Buffalo, and most recently, the deaths  
6 in Laguna Woods, California -- from the Town of  
7 Dedham Pat Delsignore, a long time native of  
8 Riverdale; Theresa Hall; Helen Butler; from the  
9 police department, Sergeant Michael Buckley,  
10 Chief Michael Ware; Walter "Butchie" Nee, from  
11 the parks department; Ethel Pirelli, from the  
12 tax collector's office; Patricia Joyce, from the  
13 library; Ron Mada, a member of our planning  
14 board; Frank Stapleton, a member of the board of  
15 assessors. A moment of silence, please.

16 Thank you. All newly-elected and  
17 reelected town meeting members, which is almost  
18 all of you, please remain standing to be sworn  
19 in by the town clerk.

20 MR. MUNCHBACH: Thank you, Mr.  
21 Moderator. At this time, will all the town  
22 meeting representatives please raise your right  
23 hand.

24 (Town meeting representatives sworn in.)

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**THE MODERATOR:** The Dedham town meeting has 80 newly-elected town meeting representatives. That is about 30 percent of the entire body. I don't think the number has ever been this high. So we are going to be sure to make this a welcoming experience for our new members, maybe a little extra explanation, and a little bit more patience from all of us.

Before we proceed, I want to express my gratitude for the commitment of Dedham town meeting representatives. For the past four town meetings, you have been asked to meet outside, once on a 90-degree day in August, you've been asked to learn Zoom for those of you that weren't familiar with it, you were asked to meet in the airplane hangar, known as the Dedham Health & Athletic Club, and in all cases, the attendance was just wonderful.

So our gratitude and thanks to you for acknowledging your responsibilities as elected town meeting representatives. And we say this with full appreciation for those members whose personal or family circumstances, either tonight or even the last four, led them

1 to a decision not to participate, and we must,  
2 and do, respect those decisions.

3 The Chair is pleased once again to  
4 nominate Cherylann W. Sheehan from District 6 as  
5 the Deputy Moderator. All in favor, please say  
6 aye.

7 (Aye.)

8 **THE MODERATOR:** Opposed, no. The  
9 ayes have it. The town clerk will please share  
10 in Ms. Sheehan.

11 (Cherylann Sheehan sworn in.)

12 **THE MODERATOR:** We're very pleased  
13 this evening to have the opportunity to commend  
14 a Dedham native, a distinguished member of the  
15 United States Navy, Commander John A. Benda,  
16 except I've heard a lot of people calling him  
17 "Johnny" here tonight, so we know he is  
18 certainly a native guy.

19 This evening, the town meeting will  
20 vote on a resolution, which town meeting is  
21 empowered to do, provided for in our procedural  
22 rules honoring Commander Benda. This resolution  
23 was submitted by Amy O'Brien, Jim Maher, and  
24 Brian Keaney. So the Chair would like to

1 recognize Mr. Keaney to introduce the commander.

2 **MR. KEANEY:** Thank you, Mr.  
3 Moderator. My name is Brian Keaney, and I've  
4 got the privilege of serving as a library  
5 trustee.

6 I'm sure that just about everyone in  
7 this room would agree that one of the best parts  
8 of living in Dedham is the people who are here.  
9 Going back almost 400 years, we've had  
10 congressmen and senators and members of the  
11 president's cabinet, we've had scientists and  
12 artists, professional athletes and famous  
13 businessmen, and we've even had our fair share  
14 of military heros.

15 That includes not one, but two  
16 commanding officers of the USS Constitution, the  
17 oldest commissioned war ship in the world. So  
18 tonight, Precinct 2's Amy O'Brien, Precinct 5's  
19 Jim Maher, and myself would ask you to recognize  
20 one of them, Commander John Benda of the United  
21 States Navy.

22 Before he was a naval officer, Johnny  
23 and I walked these halls together as students,  
24 and since then, he's gone on to have an

1 illustrious career, much of which is outlined in  
2 the yellow sheets that were at the door.

3 This is the first time I can ever  
4 remember a town meeting being asked to just have  
5 a day for a distinguished Dedhamite, but I hope  
6 it won't be the last. There is certainly no  
7 shortage of good candidates out there, but  
8 tonight is for Commander Benda.

9 So Mr. Moderator, I move that the  
10 town meeting resolve that the Town of Dedham  
11 sends its most sincere congratulations and  
12 heartfelt appreciation to Commander Benda for  
13 his service to the nation, the United States  
14 Navy, and the USS Constitution, and be it  
15 further resolved that the select board shall  
16 issue a proclamation declaring October 21, 2022,  
17 the 225th anniversary of the launching of the  
18 Constitution, as Commander John A. Benda Day,  
19 and recommending that it be observed by the  
20 people of Dedham with appropriate exercises, and  
21 be it further resolved that the town clerk of  
22 the meeting -- or that the clerk of the town  
23 meeting shall affix a copy of the town seal to  
24 this resolution and forward copies to Commander

1 Benda and the Secretary of the Navy. Thank you.

2 **THE MODERATOR:** Thank you. Is there  
3 a second? All those in favor, please say aye.

4 (Aye.)

5 **THE MODERATOR:** Opposed, no. The  
6 ayes have it. A unanimous vote. That doesn't  
7 happen often, commander. Please.

8 **COMMANDER BENDA:** Unanimous. Thank  
9 you. After the Revolutionary War, the leaders  
10 of our country voted to disband the content of  
11 militia and sell off the last of the continental  
12 navy ships. So I appreciate and respect the  
13 difficult decisions that you have before you  
14 tonight. Vote smartly.

15 Years later, President George  
16 Washington decided that wasn't such a good idea,  
17 so he commissioned the first original six United  
18 States Navy frigates. He personally chose the  
19 name USS Constitution after our founding  
20 document. She was laid in 1795, and she was  
21 launched October 21, 1797 from a private  
22 shipyard at Boston Harbor right across from  
23 Charlestown. The first commanding officer of  
24 that ship was Captain Samuel Nicholson, who did

1 live right here in the Town of Dedham.

2 It was the honor of my life, my  
3 professional life, certainly, to be named the  
4 76th commanding officer of America's ship of  
5 state, Old Ironsides, to represent the American  
6 people, to represent the United States Navy, and  
7 to represent the people of Dedham. Every event  
8 I ever went to, I made sure that they introduced  
9 me as Commander John Benda, 76th commanding  
10 officer from the great Town of Dedham,  
11 Massachusetts.

12 I'd like to thank Amy, I'd like to  
13 thank Uncle Jimmy, and Brian, of course, for  
14 putting this in motion. It's a great honor to  
15 be recognized by my hometown. My mom and dad  
16 are still Dedham residents, living on  
17 Commonwealth Avenue in Riverdale. Dad is not  
18 feeling well, otherwise, he would be here,  
19 another navy veteran.

20 To all my other friends and family  
21 that are in the audience, aren't you jealous  
22 because you don't have a day named after you. I  
23 can't wait to rub it in to all my friends that  
24 aren't here. No, but thank you again for this



1 great honor. It's an honor to serve in our  
2 great navy for our country and for all of you.  
3 Goodnight. I'll see you all at the American  
4 Legion.

5 **THE MODERATOR:** I'm going to review  
6 the procedural rules for the meeting, again,  
7 remembering that for almost a third of the  
8 group, this is their first town meeting. Please  
9 make sure your cell phone is turned off or on  
10 the silent mode.

11 This is a representative town  
12 meeting. Elected town meeting representatives  
13 shall have precedence over others in speaking,  
14 unless voted otherwise by the town meeting.  
15 Speakers who are not town meeting  
16 representatives should please identify  
17 themselves as such when they approach the  
18 microphone.

19 Speaking of which, when you are  
20 speaking, please use the microphone. State your  
21 name and your district for the benefit of the  
22 official stenographer and for Dedham TV. The  
23 official stenographer creates a record of town  
24 meeting under the direction of the town clerk.



1 cooperation with that. Others found to be  
2 voting who are not representatives will be asked  
3 to leave the hall.

4 When electronic voting is being used,  
5 a roll call will be held at the request of 15  
6 members or at the discretion of the moderator.  
7 Any member who believes his or her vote was  
8 recorded in error may stand and request that  
9 their vote be confirmed by the town clerk.

10 All orders will be deliberated in the  
11 order -- oh, I'm sorry. All articles will be  
12 deliberated in the order in which they are  
13 printed in the warrant, except that any town  
14 meeting representative may move that an article  
15 be taken out of order. This motion requires a  
16 simple majority.

17 In order to make town meeting more  
18 efficient, Dedham's bylaws call for the use of  
19 what's called a consent calendar. We all know  
20 it as the pass procedure. This means that the  
21 moderator reads all article numbers and line  
22 items in the budget. If a member wishes to  
23 discuss, question, or amend the motion that's  
24 printed in the warrant, he or she should

1 indicate by simply calling out the word "pass."  
2 You do not have to be recognized. Just call out  
3 "pass."

4 Those articles or line items that are  
5 passed will be set aside for deliberation. All  
6 other articles and line items that are not set  
7 aside for discussion will be voted in one single  
8 vote, and you'd be voting on the recommendation  
9 of the finance and warrant committee or the  
10 planning board. This allows for  
11 noncontroversial matters that people aren't  
12 interested in discussing to be dealt with  
13 quickly so that our time can be focused on the  
14 matters that require more attention.

15 I should add that one of the other  
16 issues that came up with the town meeting forum  
17 was that the word "pass" is very  
18 counterintuitive because in most situations,  
19 "pass" means accept something, you pass a bill,  
20 but it doesn't. So one of the things we're  
21 going to do between now and fall, with the  
22 assistance of our town counsel, is look in  
23 detail at the way it's worded in our bylaw and  
24 see if we have the flexibility to change that

1            wording.

2                            The finance and warrant committee has  
3 met with the proponents of all the articles and  
4 all of the relevant town department heads. They  
5 have closely reviewed, and they have publicly  
6 posted hearings on all articles and the budget,  
7 with the exception of those that are under the  
8 jurisdiction of the planning board. Their  
9 recommendations is what is printed in the  
10 warrant book.

11                            When you vote, you're voting to  
12 accept, reject, or amend their recommendation.  
13 So in the warrant book, don't study the article.  
14 Look for the recommendation right under it.  
15 That's what you'll be voting on.

16                            The planning board holds public  
17 hearings on zoning articles, and they, too,  
18 study the matter and issue recommendations,  
19 which are printed in the warrant. When you vote  
20 on zoning articles, you're voting on the  
21 recommendation of the planning board.

22                            Any town meeting representative may  
23 propose an amendment to those recommendations.  
24 They are only recommendations. If you're

1 proposing a significant change or amendment,  
2 we'd like to have those amendments submitted in  
3 writing before we can deliberate them.

4 Significant changes to the motions  
5 that are printed in the warrant book are  
6 sometimes referred to as substitute motions, but  
7 at the end of the day, a substitute motion and  
8 an amendment are essentially the same thing.  
9 Simple amendments we will accept as presented on  
10 the floor.

11 Some motions require a two-thirds  
12 vote. In some cases, that's state law, and in  
13 some cases, it's our own procedural rules. Some  
14 articles generate no debate and are  
15 noncontroversial. Articles that require a two-  
16 thirds vote, the moderator may call for a voice  
17 vote and make a declaration that it is two-  
18 thirds. We've been doing this in Dedham now for  
19 a number of years.

20 However, any seven members can rise  
21 and challenge that, and an electronic vote on  
22 what the moderator felt was a noncontroversial  
23 issue will be taken. And if an electronic vote  
24 is not acceptable, the first one, then for 15

1 members standing, the second electronic vote  
2 will be a roll call vote with your vote and your  
3 name showing on the screen.

4 Please remember the motion to move  
5 the question. That's one of the terms that you  
6 only hear two nights a year, move the question.  
7 Move the question means cut off debate. Once  
8 somebody who has been recognized goes to the  
9 microphone and says Mr. Moderator, I move the  
10 question, all discussion has to stop, even if  
11 you're in line behind that person.

12 That proposal to stop debate is then  
13 put to the body -- the moderator cannot stop  
14 debate -- and it requires two-thirds of you to  
15 stop debate. That's a high threshold. Please  
16 remember that no action that we take is official  
17 until the meeting is finished and dissolved. So  
18 we have to resolve every article in the warrant,  
19 dissolve the meeting, and then those things that  
20 you voted go into effect.

21 Matters of law will be referred by  
22 the moderator to the town counsel. Questions of  
23 town meeting procedure are the responsibility of  
24 the moderator. Those are our rules. Are there

1 any questions on the rules? You can question  
2 them anytime during the evening, but any  
3 questions at this point? Just go to the  
4 microphone, please, and state your name. Mr.  
5 Davey.

6 **MR. DAVEY:** Steve Davey, Precinct 3.  
7 Now that we are on electronic voting and realize  
8 that we have a quorum in the room, do we need a  
9 quorum of voters?

10 **THE MODERATOR:** No. Our quorum is  
11 170. We now have 247 members present. If the  
12 sum of the ayes and the nays don't equal 170,  
13 and if the quorum was not doubted before the  
14 vote, that vote still stands. We don't assume  
15 that everybody here votes on every article. So  
16 that's a longstanding rule. That is not  
17 something that electronic voting has brought  
18 into play.

19 So in addition to the time clock,  
20 there's one other issue that came up at the town  
21 meeting forum that I'd like to very briefly  
22 address you with, and that's the use of social  
23 media during the meeting to disparage people  
24 while they're still speaking.



1                   There's no policy or rule that can  
2                   address this, free speech prohibit any such  
3                   rule, but consider that people on all sides of  
4                   all of the major issues in town have spoken  
5                   about the divisiveness in town. It's a very,  
6                   very difficult issue to make any progress on  
7                   because each side on any given issue believes  
8                   they're correct, and they know they're correct  
9                   because all their friends tell them they're  
10                  correct.

11                  Expressing disagreement on social  
12                  media, especially during the meeting, is one  
13                  thing. Disparaging the person by making a  
14                  statement about their integrity, their motive,  
15                  or a personal characteristic, that's something  
16                  very, very different. You can have the first  
17                  without the second. The moderator does not have  
18                  any authority over this issue, and nor should he  
19                  or she.

20                  So this is a request. Don't attack  
21                  the intelligence, the motive, or the personal  
22                  qualities of the person during the town meeting  
23                  on social media. This is a very, very small  
24                  step. You might ask why should I do this, when

1 the other side doesn't extend that courtesy to  
2 me. You can't control what others choose to do.  
3 You can control your response. You just need to  
4 make the decision to do so. So that's the  
5 request.

6 **MR. MUNCHBACH:** So before we get  
7 started, we're going to do a couple of sample  
8 questions on the electronic voting, so if  
9 everyone can get their electronic voting devices  
10 ready. As we mentioned earlier, everyone was  
11 assigned their own electronic device especially  
12 for them, numbered 1 through 273. The first two  
13 questions we'll do will be for just the general  
14 total, and then we'll do a roll call vote on the  
15 third vote.

16 So the first question is will the  
17 Patriots win the Super Bowl? You have 20  
18 seconds to vote. Remember, if you're voting  
19 yes, it's green, voting no, it's red. You have  
20 five seconds left, four, three, two, one, and  
21 the vote is closed, and the Patriots won't win  
22 the Super Bowl. That's okay.

23 We have another question, so get your  
24 electronic voting device ready. Will we be here

1           until midnight tonight? Vote 1, green, for yes,  
2           reluctantly, or 2, no, red. So if you vote in  
3           red, it's no, green is yes. You've got ten  
4           seconds left, nine, eight, seven, six, five,  
5           four -- get your votes in -- three, two, one,  
6           and we're going to close the vote, and no, we  
7           will not be here.

8                        So one more question. Everyone  
9           feeling comfortable? Well, we're going to ask.  
10          So the last question that we have will be a roll  
11          call vote. It will first show up color -- there  
12          will be a light blue color next to your name,  
13          which we'll scroll through, which will show that  
14          you voted, and at the end, when the vote is  
15          closed and the vote is there, then it will be  
16          shown either red or green.

17                       Do you feel comfortable using the  
18          electronic voting devices, is the question. You  
19          have 20 seconds to vote. Peter, can we scroll  
20          through the pages? There we go. You have a  
21          couple of seconds left to vote, and the vote is  
22          now closed, and the results. And that's how a  
23          roll call vote will be shown on the screen, and  
24          we'll scroll through so all the names will be

1 shown.

2 And as we mentioned by the bylaw, all  
3 the votes taken tonight by electronic voting  
4 will be posted on the town's website three days  
5 after town meeting. At that point, if everyone  
6 feels comfortable, Mr. Moderator, I would like  
7 to turn the town meeting back over to you.

8 **THE MODERATOR:** Thank you, Paul. On  
9 a real vote, we would scroll through all six  
10 pages. Yes, sir?

11 **MR. DELLOIACONO:** Mr. Moderator?

12 **THE MODERATOR:** Yes, Mr. Delloiacono.

13 **MR. DELLOIACONO:** Rich Delloiacono,  
14 Precinct 7. Just out of curiosity, I thought  
15 the quorum was at 236.

16 **THE MODERATOR:** Well, there were 247  
17 when I called the meeting to order.

18 **MR. DELLOIACONO:** I wrote down 236 on  
19 my notes.

20 **THE MODERATOR:** That might have been  
21 an earlier number before people were coming in.

22 **MR. DELLOIACONO:** Meeting into order  
23 is 247?

24 **THE MODERATOR:** 247.

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**MR. DELLOIACONO:** Thank you.

**THE MODERATOR:** Any other questions?

So we're now going to move to the warrant book, and you've also received in the mail a report of the planning board, which gives the recommendation on their articles. I believe they only had two articles this year. Kindly silence your cell phones, and all members, please remove your hats.

So I'm going to read through each article and each line item. That doesn't take as long as you might think. If you want to question, debate, or amend, you call out the word "pass." Now, even if you think you want to discuss, it's better to call out the word "pass" because once we vote that all inclusive vote to sweep everything else away, it's very difficult to get that back on the table.

So you can call out "pass." As I say, we're not recognizing people. We're just looking for the word. If when it comes time to go back and go through them you've decided you had your question answered or you don't wish to question it, there's no harm done. We'll just

1 keep moving. So there's no stigma attached.

2 Article 2. We're on Page 5.

3 **UNIDENTIFIED SPEAKER:** Pass.

4 **THE MODERATOR:** Article 2 is passed.

5 Article 3 is the budget, so go to Page 7. I'm  
6 going to read these fairly quickly. If you want  
7 to pass on something, and it's gone by, just  
8 make that known -- you don't have to be  
9 recognized -- and we'll make sure it gets  
10 passed.

11 So on Page 7, Line Item 1, 2, 3, 4,  
12 5, 6. Line Item 7, 8, 9, 10, 11, 12, 13, 14.  
13 Line Item 15, 16, 17, 18, 19, 20, 21, 22, 23,  
14 24, 25, 26, 27. Line Item 28, 29, 30, 31, 32,  
15 33, 34. Next page. Conservation department,  
16 35, 36, 37, 38. 39, planning department, 40,  
17 41, 42, 43, 44, 45, 46. The police department,  
18 47, 48, 49, 50, 51, and 52.

19 Please note 52, something called  
20 operating capital. The town a year or two ago  
21 changed the way in which they present their  
22 capital items. Smaller capital items are now  
23 included in the operating budget, and if you  
24 read across, you'll see the numbers under fiscal

1 year 2023, operating capital.

2 53, 54, 55, 56, 57, and 58. 59, 60,  
3 61, 62, 63, and 64. Top of Page 9, 65, 66, 67,  
4 68, 69, 70, 71, and 72. The school department,  
5 you vote that in one lump sum. That is Line 73.  
6 That is state law. Going down, 74, the Norfolk  
7 Agricultural School, and 75, the Blue Hills  
8 Regional School District. We are members in  
9 both of those districts.

10 In engineering, 76, 77, 78, 79, 80.  
11 Public works, 81, 82, 83, 84, 85, 86, and 87.  
12 Moving to Page 10, 88. Facilities department,  
13 89 and 90, 91, 92, 93, 94, and 95. 96, 97, 98,  
14 99, 100, 101, 102. Board of Health, 103, 104,  
15 105, 106. Council on Aging, 107, 108, 109, and  
16 110. 111, 112, 113, and 114. 115, 116, 117,  
17 and 118. Top of Page 11, 119, 120, 121, 122,  
18 123. 124, 125, 126, 127, 128, 129, and 130.  
19 131, 132, 133, 134, 135, and 136. 138, total  
20 debt service. 139, under employee benefits,  
21 140, 141, 142, 143, 144, 145, 146, 147.

22 That is the town budget. There were  
23 no passes. We've moving to the second budget,  
24 Article 4. This is the capital improvement

1 budget. This is the big ticket items in town.

2 **UNIDENTIFIED SPEAKER:** Pass.

3 **THE MODERATOR:** We're going to read  
4 the project, so you can pass on the project that  
5 you're interested in discussing or amending.  
6 The recommendation is printed on Page 12. The  
7 easiest way to look at this is on Page 13. The  
8 way Page 13 is set up is the department  
9 requesting the item is listed on the left, and  
10 as you move across, there's the department  
11 request.

12 There is an advisory group called the  
13 capital expenditures committee. There's their  
14 recommendation. T.M. is the town manager's  
15 recommendation, and then in the last line, it's  
16 the FWC recommendation. That's the finance and  
17 warrant committee. That's the number you're  
18 voting on, the finance and warrant committee  
19 recommendation.

20 Moving further, you'll see how are we  
21 paying for this. There are three ways to fund  
22 capital in the operating budget, and you have  
23 already accepted the operating capital in  
24 Article 3, free cash and by bonding, which means



1 borrowing.

2 So at the top of Page 13, we'll now  
3 go to the individual projects. 1.

4 **UNIDENTIFIED SPEAKER:** Pass.

5 **THE MODERATOR:** 1 is passed. 2, 3,  
6 4, 5, 6, 7, 8, 9, and 10, 11.

7 **UNIDENTIFIED SPEAKER:** Pass.

8 **THE MODERATOR:** Passed. 12.

9 **UNIDENTIFIED SPEAKER:** Pass.

10 **THE MODERATOR:** Passed. 13. Public  
11 works, 14.

12 **UNIDENTIFIED SPEAKER:** Pass.

13 **THE MODERATOR:** Passed. 15.

14 **UNIDENTIFIED SPEAKER:** Pass.

15 **THE MODERATOR:** Passed. 16.

16 **UNIDENTIFIED SPEAKER:** Pass.

17 **THE MODERATOR:** Passed. 17.

18 **UNIDENTIFIED SPEAKER:** Pass.

19 **THE MODERATOR:** Passed. 18, 19, 20,  
20 and 21. 22, 23.

21 **UNIDENTIFIED SPEAKER:** Pass.

22 **THE MODERATOR:** Passed on 23. 24,  
23 25.

24 **UNIDENTIFIED SPEAKER:** Pass.

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**THE MODERATOR:** Passed. 26, 27.

**UNIDENTIFIED SPEAKER:** Pass.

**THE MODERATOR:** Passed. 28, 29, 30, 31, 32, 33, 34, 35, 36 -- I'm sorry, 36 is a heading -- 37, 38, and 39. If you look at the bottom of the page, below all of that detail that we just went through, you'll see the sum of the different headings. So the department requested \$8.2 million, the capital expenditure committee recommended about \$7.3 million, the town manager recommended \$8.3 million, and the finance and warrant committee is asking you to vote for \$8.3 million.

Article 5, prior year bills. Article 6, line item transfers for the current fiscal year. So this is detailed on Page 15, and this is no new money. This is a transfer within money you've already approved among different line items.

This budget gets developed in February before the year starts in July, and the year goes for 12 months after July. So the town hall folks do the best job they can. The school department does the best job they can in

1 predicting what will be needed in a period that  
2 is between six and 18 months away.

3 They are requesting that you shuffle  
4 around \$664,000. That is six-tenths of 1  
5 percent of the town budget. That being said, if  
6 anybody has any questions on this, they should  
7 say pass. Otherwise, we move to Article 7. The  
8 recommendation of the finance committee is at  
9 the bottom of Page 15. Article 8 requires a  
10 two-thirds vote, so that will be passed by the m  
11 moderator. Article 9. Article 10.

12 **UNIDENTIFIED SPEAKER:** Pass on 9.

13 **THE MODERATOR:** Pass on 9. Article  
14 10, 11, Article 12.

15 **UNIDENTIFIED SPEAKER:** Pass.

16 **THE MODERATOR:** Article 12 is passed.  
17 Article 13 is passed by the Chair because it  
18 requires a two-thirds vote. Article 14.

19 **UNIDENTIFIED SPEAKER:** Pass.

20 **THE MODERATOR:** Passed. Article 15,  
21 Article 16. Is 15 passed? 14 is passed. Yes,  
22 14 is passed, 15 is passed. 16.

23 **UNIDENTIFIED SPEAKER:** Pass.

24 **THE MODERATOR:** Article 16 is passed.

1 Article 17. This is passed by the Chair. I've  
2 got a little housekeeping thing to do there.

3 Article 18. Article 19 is a two-thirds vote.  
4 That will be passed by the Chair.

5 The recommendation on the long zoning  
6 amendment that is proposed on Page 23 goes all  
7 the way over on Page 33. We can fast forward to  
8 Page 33, the report of the planning board. That  
9 will be passed because it requires a two-thirds  
10 vote.

11 Article 18 is not passed, unless  
12 somebody passed it out there. Article 20, which  
13 is on Page 35, it's not two-thirds because it is  
14 not a positive motion. So in other words, in  
15 order to change the zoning article, it requires  
16 a two-thirds vote, but it is not the  
17 recommendation that the article actually be  
18 changed.

19 Remember, you're always voting on the  
20 recommendation, and since it is not recommended,  
21 it's a simple majority vote to accept that  
22 recommendation, and I do not hear a pass on  
23 that. Article 21, Article 22.

24 **UNIDENTIFIED SPEAKER:** Pass.

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**THE MODERATOR:** It's passed. Article 23.

**UNIDENTIFIED SPEAKER:** Pass.

**THE MODERATOR:** It's passed. Article 24 on Page 39. Article 35 -- 25, sorry, Article 25. I hear no pass. Article 26. Over on Page 43, Article 27, pass on that. There's a new original motion on Page 45. The Chair will pass. That requires a two-thirds vote. And that is it.

Now, I'm going to read all of the items that you've called out for. If you don't feel this list is complete, now is the time to let your feelings be known.

So Article 4. That's the capital expenditure. We passed on projects 1, 11, 12, 14, 15, 16, 17, 23, 25, and 27. The Chair passed on Article 8. Article 9 is passed. Article 12. The Chair passed on Article 13. Article 14, 15, 16, 17. The Chair passed on Article 19, Article 22, 23, 27, and the Chair passed on Article 28.

Hearing no further discussion, the motion comes on the original motion of all

1 articles not passed. We'll do a voice vote.

2 All those in favor, please say aye.

3 (Aye.)

4 **THE MODERATOR:** Opposed, no. The  
5 ayes have it. Thank you. Now we'll go back and  
6 deal one by one with the articles that you set  
7 aside for further discussion. We'll start with  
8 Article 4. It's on Page 13 -- oh, Article 2,  
9 sorry. Passed on Article 2. Who wishes to  
10 speak on Article 2, Page 5? The Chair  
11 recognizes Ms. Carney.

12 **MS. CARNEY:** Once again, I would like  
13 somebody in town administration to briefly tell  
14 us any changes in any of the articles, please.

15 **THE MODERATOR:** The Chair recognizes  
16 our town manager, Mr. Goodwin.

17 **MR. GOODWIN:** Good evening. Thank  
18 you, Mr. Moderator. Leon Goodwin, town manager.  
19 So in Article 2, we have two proposed changes.  
20 One is to the union ASME contract for town hall  
21 employees, and I'll go through that one first,  
22 and then the second change that is being  
23 recommended is to the personnel plan, and that  
24 covers nonunion personnel, and that is the

1 personnel plan itself, plus the three schedules:  
2 Schedule A, which lists the employees who are  
3 covered by the personnel plan; Schedule B, which  
4 sets out the salary grades for those employees;  
5 and Schedule C, which covers the fringe benefits  
6 for those employees.

7 So for the ASME contract, that's a  
8 three-year contract. It's a 2 percent COLA per  
9 year. This is retroactive to July 1, 2021, and  
10 that's a 2 percent COLA in FY '22. That's the  
11 current fiscal year. There will be a 2 percent  
12 COLA in FY '23. There will be a 2 percent COLA  
13 in FY '24.

14 Another change that will come if this  
15 is funded, which has already been ratified by  
16 the select board, would be a change in the  
17 compensation and classification schedule itself.  
18 We did conduct a study through a company called  
19 GovHR. They surveyed surrounding communities  
20 that are comparable to the Town of Dedham to  
21 establish market rate salaries and a new salary  
22 schedule for our employees set at the 50th  
23 percentile, meaning that we will pay more than  
24 50 percent and less than 50 percent. So we're

1 right in the middle of the weight, which has  
2 been Dedham's pay philosophy for a number of  
3 years.

4 So with that scale comes a change.  
5 Currently, there are seven steps within each  
6 grade. This would move it to ten steps within  
7 each grade. The steps in 1 through 7 are 3 and  
8 a half percent, and then they go to 3 percent.  
9 Currently, all steps are 3 and a half percent.  
10 There was also an increase in the COLA -- excuse  
11 me, the longevity stipend for town hall  
12 employees. That's a 50 percent increase.

13 The total cost of that in FY '23 is  
14 \$4,000. It's not a substantial amount, even  
15 though when you say a 50 percent increase, it  
16 sounds very large, and a non-cost item, but an  
17 item that is changed at the recommendation of  
18 GovHR and at the request of the employees to  
19 assist us in recruiting and retaining employees  
20 as they increase their vacation time.  
21 Currently, employees start with two weeks of  
22 vacation. They will now start with three weeks  
23 of vacation.

24 That covers the changes to the ASME



1 contract, the major changes anyway, within the  
2 salary -- the personnel plan. Again, this is an  
3 annual thing. There's no contract length, per  
4 se, because it's approved on a year by year  
5 basis. Again, based on that salary survey that  
6 was conducted by GovHR, a new salary schedule  
7 was created for the nonunion employees.

8 **THE MODERATOR:** Mr. Goodwin, could  
9 you try to get a little closer to that  
10 microphone? I don't know if we can --

11 **MR. GOODWIN:** I can speak louder,  
12 too.

13 **THE MODERATOR:** There we go.

14 **MR. GOODWIN:** For the nonunion  
15 employees, again, we have a new salary scale  
16 based on the GovHR study, moving it to a 10-step  
17 scale, as well, similar to the union.

18 We also are moving a 2 percent COLA  
19 for that group in FY '23. We will be  
20 establishing -- I should go back. ASME is  
21 implementing performance evaluations. This  
22 group is also implementing performance  
23 evaluations.

24 Together, tied to the performance

1 evaluations with the nonunion group will be a  
2 proposed merit pay system. If folks score at  
3 the highest level within the merit system, they  
4 would get a 1.75 percent stipend per year.

5 If they score one step below that,  
6 they would get 1.25 percent of their base  
7 salary, and then the next step down would get  
8 .75. If you're in the lower tiers of  
9 performance, you would get no performance merit  
10 pay.

11 The total possible cost to the merit  
12 pay, if everyone got a 5 or the highest score,  
13 would be \$60,000 in the first fiscal year.  
14 We're also proposing 12 weeks of paid parental  
15 leave. That's consistent with the federal  
16 benefits now.

17 Again, this is something to try and  
18 make us competitive with the marketplace.  
19 Technically, there's no cost to this because we  
20 are simply paying wages for folks who would  
21 otherwise be receiving those same wages, but it  
22 certainly is a benefit to the employee.

23 **MS. CARNEY:** I have a question on the  
24 merit pay program. You have categories 1

1 through 5.

2 **MR. GOODWIN:** That's correct.

3 **MS. CARNEY:** 1 and 2 would be for  
4 people who need some help, we need to get them  
5 some help. The way it's presented, it says 3,  
6 they meet expectations; 4, they go little  
7 beyond; and 5, they're exceptional. Could I see  
8 on the board the criteria that you're using to  
9 put each person in the category?

10 **MR. GOODWIN:** We do have a  
11 performance evaluation system that will score  
12 each individual employee. I can't put it on the  
13 board because we don't have that with us this  
14 evening, but it is certainly something that I  
15 could share with you, if you would like to see  
16 it.

17 **MS. CARNEY:** Well, you know, it's not  
18 just sharing it with me. The biggest part of  
19 our entire budget in the town, obviously, is  
20 personnel, and I know that when it comes to a  
21 merit program, a critical component is criteria.  
22 I'd like to see criteria before I vote.

23 And in particular, you have category  
24 3, which says that they're meeting expectations.

1           In my mind -- and I've done a lot of evaluating  
2           -- when somebody meets expectations, that isn't  
3           merit. They're doing what's expected of them.  
4           It goes with the job.

5                       Now, 4 and 5 you could make an  
6           argument that if in some way, they're  
7           demonstrating above and beyond, then they  
8           deserve some additional consideration. But the  
9           way it's presented, everyone would get some  
10          merit just for doing their job and meeting  
11          what's expected of them. I don't know about  
12          that, and I would like to see criteria.

13                      You can say you have a rubric or you  
14          have something that you use for an evaluation  
15          instrument, but I'd like to see what you're  
16          using when you're rating that instrument, what's  
17          the criteria that you're using to put those  
18          people into the categories. And in the absence  
19          of seeing that tonight, I would not vote.

20                      And I would think that what we could  
21          do is to ratify every other aspect of the  
22          contract and to put the merit pay program on  
23          hold -- I'm not saying forget about it, I'm  
24          saying on hold -- until the fall town meeting

1 when you could present to the body what's the  
2 criteria you're using, because I'm hearing that  
3 you don't have it, really.

4 You have an evaluation instrument. I  
5 understand that. I want to see documented  
6 criteria because that's a significant part of a  
7 merit pay. So I would hope that the body would  
8 be willing to vote the contracts as presented  
9 without including merit pay and coming back to  
10 us in the fall, and showing us just how it is  
11 that the program will work, and then, at that  
12 point, the body can vote it.

13 **THE MODERATOR:** Thank you, Ms.  
14 Carney. Mr. Goodwin, any response?

15 **MR. GOODWIN:** Just that I would like  
16 to say that we will be using criteria. We do  
17 have the form. This is a starting point, moving  
18 forward with the town. The select board was  
19 briefed on this. We did work together on that  
20 document. It's similar to the document that's  
21 used to evaluate myself, the town manager, who  
22 is currently the only town employee who is  
23 getting an evaluation.

24 But if town meeting so chooses, I

1 would be happy to come back and present  
2 something in the fall and get the will of this  
3 body, as well. It is something that we are  
4 confident in, and we think that this is a move  
5 that will reflect the good work of our  
6 employees.

7 I think I would only beg to differ on  
8 one point, is that this being our leadership  
9 group, we do expect high performance out of  
10 them, so meeting expectations does, in my mind,  
11 merit performance -- a merit increase, just  
12 because the expectation is high in this group,  
13 and they are leading the rest of our employees.

14 **MS. CARNEY:** And that's in your mind,  
15 and I can respect that, but what I'm saying is  
16 that the category 3 really takes into account  
17 everybody that's doing their job, and that  
18 automatically adds an additional -- is it 1  
19 percent?

20 **MR. GOODWIN:** .75.

21 **MS. CARNEY:** .75 percent. So the  
22 salaries that they're receiving aren't just two.  
23 There's going to be merit added onto these.  
24 Now, you've gone from having seven steps to ten

1 steps, and you've indicated a three and a half  
2 percent going from a step to a step?

3 **MR. GOODWIN:** For the union, steps 1  
4 through 7 are 3 and a half percent. Then they  
5 move to 3 percent for the last three steps. For  
6 the nonunion personnel, it's 3 percent per step.

7 **MS. CARNEY:** So either 3 or 3 and a  
8 half percent, and then we have the 2 percent  
9 that everybody is starting with the COLA, and  
10 then we have the merit pay that we don't have  
11 any criteria that you can show us tonight that  
12 indicates how they're going to be rated for  
13 those categories. And in particular, my concern  
14 is category 3 is really doing your job, but  
15 that's for the body tonight to decide. Thank  
16 you.

17 **THE MODERATOR:** Thank you, Ms.  
18 Carney.

19 **MR. GOODWIN:** Thank you.

20 **THE MODERATOR:** Yes, ma'am?

21 **MS. WISEMAN:** Liz Wiseman, Precinct  
22 6, town meeting member. I commend the town on  
23 actually bringing --

24 **THE MODERATOR:** Closer to the

1 microphone.

2 **MS. WISEMAN:** Liz Wiseman, Precinct  
3 6, town meeting member. I commend the town for  
4 bringing our town into best practices, not only  
5 for town compensation, but for industry across  
6 the state and across the region.

7 I was pleased to find that we are  
8 bringing our benefit plan in terms of leave in  
9 line with federal practices, but also most of  
10 the companies in the state and surrounding  
11 areas. In addition, from my perspective, I've  
12 also done a lot of evaluations over my career,  
13 as well, and with all due respect, a 3, meeting  
14 expectations, means that they're a fantastic  
15 dedicated employee and deserve a merit in  
16 salary.

17 So I would ask the town meeting  
18 members to approve this article, as is  
19 recommended, because of the fact that it's  
20 bringing our practices in line. We're able to  
21 keep the people we have today and hire a very  
22 great caliber of talent, and I'd like to keep  
23 Dedham and its town employees qualified and  
24 dedicated and loyal, and that is -- one of those



1 things is compensation.

2 **THE MODERATOR:** Thank you, ma'am.  
3 Other speakers? I'd like to ask the town  
4 counsel a question before we vote.

5 (Pause.)

6 **THE MODERATOR:** We're checking on a  
7 procedural issue here. Sometimes a motion has  
8 got a conglomeration of issues involved. So  
9 you'll see there's a bunch of contracts that are  
10 being discussed in this motion, as well as the  
11 nonunion plan. So I'm just getting some  
12 clarification from the town hall.

13 While we're waiting for that, let me  
14 recognize our honored guest who came in just to  
15 wave and say hello, our Congressman, Steven  
16 Lynch. Congressman Lynch, you have to say  
17 hello. Congressman Lynch has agreed to attend  
18 this record of the Dedham Town Meeting, not that  
19 we keep track, Congressman, but we appreciate  
20 your dropping by. Thank you.

21 (Pause.)

22 **MR. BAUER:** Mr. Moderator, a point of  
23 order?

24 **THE MODERATOR:** Yes, Mr. Bauer.

1                   **MR. BAUER:** Could we have the lights  
2 turned up a little bit? I can hardly  
3 (inaudible).

4                   **THE MODERATOR:** I think you just want  
5 to get a better look at me, Brad.

6                   The motion on Page 5 deals with both  
7 the transfer of money out of the reserve fund  
8 into the departments to fund the labor  
9 contracts. I haven't heard anybody speak  
10 against the labor contracts. And it also  
11 includes the changes and the money to implement  
12 the changes for A, B, C.

13                   So the Chair is going to exercise its  
14 prerogative to divide the question, and I'm  
15 going to ask you to vote on the money for the  
16 labor contracts as one motion, and then we will  
17 consider the proposal to change A, B, and C and  
18 add the money that changing A, B, and C would  
19 implement.

20                   Now, if people had argued against  
21 both, we'd just do it in one motion, but people  
22 are not. Are there any questions about what  
23 we're going to try to do here? It's called  
24 dividing the question. We don't do it often,

1 but when we do it --

2 **UNIDENTIFIED SPEAKER:** Could you  
3 please reiterate what you just said?

4 **THE MODERATOR:** Yes. We're going to  
5 use a procedure called divide the question. I'm  
6 going to ask you to vote on the funding of the  
7 labor contracts, which have been negotiated.  
8 Now, again, that money is in a reserve fund.  
9 What the town does is it tries to guess how much  
10 we're going to have to spend on the labor  
11 contracts when they're settled; otherwise, we'd  
12 be coming here every two or three months when  
13 they settle a contract, and then that money gets  
14 transferred.

15 If it doesn't -- if the labor  
16 contract doesn't get resolved, the money doesn't  
17 go anywhere. So that's one part. The other  
18 part is A, B, C, and hold on for an update. So  
19 is there a motion to approve that part of --  
20 yes, Mr. Carmen Delloiacono.

21 **MR. DELLOIACONO:** Thank you, Mr.  
22 Moderator. Carmen Delloiacono, Precinct 4, also  
23 the town's wiring inspector and employee.  
24 Article 2 is to approve the actual contracts as

1 negotiated and written. Wasn't it already  
2 funded in the next article? So I just want to  
3 be clear on this. You're dividing down, and you  
4 use the term fund, which I believe we've already  
5 passed, and it's been funded. Thank you.

6 **THE MODERATOR:** Yeah, what I said was  
7 the money was put in a reserve fund. It now has  
8 to be transferred -- is that the right word --  
9 allocated from the reserve fund. It's already  
10 been appropriated. You've already paid taxes on  
11 it. It has to be now allocated. If the  
12 contracts weren't negotiated successfully, the  
13 money would go into free cash, and you'd have it  
14 back the next year, but they have been  
15 successfully negotiated.

16 **MR. DELLOIACONO:** Thank you.

17 **THE MODERATOR:** Is there a motion to  
18 approve that portion of this article's motion,  
19 which funds the negotiated labor contracts? Is  
20 there a second? Get your clickers out. All  
21 those in favor, please vote yes, green for yes.  
22 If you're opposed to doing that, red for no.  
23 You'll have 20 seconds. Close the vote.

24 So that is funded. We now move to a

1 consideration of Schedules A, B, and C, which,  
2 by the way, are in your book. They've been  
3 printed. You had an opportunity to look at them  
4 if you so desire. A, B, and C and the money  
5 associated with implementing A, B, and C. So is  
6 that clear? We've done the labor. These are  
7 the nonunion people, mostly management staff and  
8 town hall.

9 All those in favor of approving A, B,  
10 and C and the funds that are attached to them,  
11 please use your clicker and vote yes. If you're  
12 opposed, vote no. Five seconds. Close the  
13 vote. 206 are voting yes to approve A, B, and  
14 C, and 28 having voted no, the motion carries.  
15 Thank you very much.

16 Yes, sir? Mr. Gallagher, is that you  
17 in the mask?

18 **MR. GALLAGHER:** (Inaudible)

19 **THE MODERATOR:** We've got our crack  
20 guy on this, Mr. Gallagher. I'd be very  
21 surprised if you're right.

22 **MR. GALLAGHER:** (Inaudible)

23 **THE MODERATOR:** We're on that, Mr.  
24 Gallagher. Like I say, we've got our best

1 people working on this. He just happened to be  
2 in the wrong place in town hall this afternoon.  
3 We appreciate it.

4 We're now moving to Article 4.  
5 Article 4 is on Page 13, and the first project  
6 is parks safety/improvements bundle. It's been  
7 passed. Mr. Pepoli.

8 **MR. PEPOLI:** Thank you, Mr.  
9 Moderator. Good evening, everyone. Drew  
10 Pepoli, Precinct 7, as the chair of the capital  
11 expenditures committee. Here, as well, is my  
12 vice-chair, Maryanne Martin.

13 We passed on a number of these  
14 capital line items. So if you open to Page 13,  
15 you'll see the CEC recommendation, and if you  
16 scan through that, you'll see that the town  
17 manager and finance and warrant committee both  
18 recommended to not listen to our  
19 recommendations.

20 So what is the capital expenditures  
21 committee? We are tasked with reviewing every  
22 single major capital item that comes from the  
23 department heads from this town. They do an  
24 amazing job, and my committee does an amazing

1 job, as well, reviewing. We spend hours pouring  
2 through this list figuring out where and if  
3 anything we can be responsible and save on  
4 money.

5 Well, \$1 million is what we  
6 recommended for a reduction. It may not seem  
7 like a lot. We have a spending problem in this  
8 town, and we need to start being serious about  
9 our spending, and it's going to be a little  
10 painful. So we've gone through this list, and  
11 we've made some changes. And we're not saying  
12 not to do these.

13 What we want to recommend is that we  
14 hold off on doing these until the fall, see  
15 where we are from a budgetary standpoint, see  
16 how much of the billions of dollars being  
17 printed in Washington makes its way to the  
18 state and then to our town. But the town  
19 manager did not agree with that. The finance  
20 and warrant committee did not agree with that.

21 So I just wanted to give the  
22 department heads the credit and my committee the  
23 credit for trying to make an effort to reduce  
24 our capital spend in this town, and I wanted

1 everyone here to know that.

2 Everyone here complains about taxes,  
3 and we hear, well, we've got a good debt rating,  
4 we've got a good debt rating. We can bond.  
5 We've got \$13 million of debt expenses here, 13  
6 million, and they say it's going to go down.  
7 Well, it might, but you know what, this building  
8 itself, just so everyone knows, over the next  
9 five years needs about \$14 million worth of  
10 necessary work, 14 million. Our entire capital  
11 budget this year was 8.

12 So you know what, a little reduction  
13 in our roads, a little reduction in our  
14 sidewalks. I know, no one likes that, but we're  
15 not saying remove it. We're saying let's wait  
16 and see what we can get from other sources.  
17 Thank you very much.

18 **THE MODERATOR:** Thank you, Mr.  
19 Pepoli. Ms. Martin.

20 **MS. MARTIN:** I just wanted to quickly  
21 kind of add to that. We kind of look at the  
22 capital expenditure as the need to buy, the need  
23 to spend money. Everything else, all the  
24 articles for green this and pretty that, those



1 are really nice to have's. But when we say no  
2 to things that we should get, and we do it  
3 painfully and with a lot of due diligence  
4 because we know how high our taxes are because  
5 every one of us got reassessed, and even though  
6 our tax rate went down, well, it actually went  
7 up, on average about 6 percent for each of us.

8 So we did this with you in mind. We  
9 listen to our neighbors when they ask us please  
10 don't raise my taxes. We listen to you, and we  
11 didn't just cut for the sake of cutting. We  
12 actually read every single thing. We asked all  
13 the right questions. We went to the experts.  
14 We got their really true best guess, because  
15 that's all this really is. All that we're doing  
16 is a best guess.

17 But the evidence is we did the due  
18 diligence, and can you imagine our shock when we  
19 get the book and we realize everything we did  
20 was just like, well, thank you for your time,  
21 and now we're going to give them more. You  
22 know, we're your eyes and ears on this stuff.  
23 Drew made a very good point at the mini, that  
24 just because you have a credit line of X number

1 of dollars doesn't mean you go shopping and  
2 spend every penny of it.

3 **THE MODERATOR:** Thank you. Now, you  
4 folks have passed on several.

5 **MS. MARTIN:** Yes.

6 **THE MODERATOR:** Do you want to try to  
7 address those?

8 **MR. MARTIN:** I can because I've  
9 passed on like four of them.

10 **THE MODERATOR:** So you passed on Line  
11 Item 1.

12 **MS. MARTIN:** So 1 through 4 --

13 **THE MODERATOR:** Well, your  
14 recommendation is the same as the finance and  
15 warrant committee.

16 **MS. MARTIN:** Yeah, but we want to  
17 explain it because everybody is going to come up  
18 and say what did you cut to get down to 690.

19 **THE MODERATOR:** Well, why don't you  
20 go ahead and do that, then.

21 **MS. MARTIN:** If you look -- and Drew  
22 can explain this probably better than I -- we  
23 looked at the park and rec as one big aggregate  
24 ask because everything was bundled into

1 different line items, and we gave them \$50,000  
2 to spend, as they will, because some of the  
3 estimates were a little high or a little vague,  
4 and they can get what they want. So we didn't  
5 cut anything. We said here's 50 grand. Try to  
6 make it go as far as you can. That was 1  
7 through 4.

8 **THE MODERATOR:** Just to help me here,  
9 Maryanne, the sum of 1 through 4, the capital  
10 expenditure recommendation is the same as what  
11 the finance committee has recommended.

12 **MS. MARTIN:** Correct, correct. We  
13 agree -- we're happy there.

14 **THE MODERATOR:** Well, you passed on  
15 it, though, so --

16 **MS. MARTIN:** Just to explain because  
17 people are going to ask what was the 690. That  
18 was just a point of clarification. The ones I  
19 actually passed on, I would like answers to.

20 **THE MODERATOR:** In the future, it's  
21 probably better to let somebody pass on an  
22 article and then answer the question, because  
23 we've used up a few minutes here on an article  
24 that you don't really disagree with the finance

1 and warrant committee on.

2 **MR. PEPOLI:** But there will be  
3 questions, we know.

4 **THE MODERATOR:** All right, Drew.  
5 You've done this more than I have. We have to  
6 vote on the passed project, 1, \$690, as  
7 recommended by both, capital expenditures, the  
8 town manager, and the finance and warrant  
9 committee. Let's try for a voice vote. All  
10 those in favor, please say aye.

11 (Aye.)

12 **THE MODERATOR:** Opposed, no. It is a  
13 majority -- it is a two-thirds vote. So is  
14 Number 11 you?

15 **MS. MARTIN:** No.

16 **THE MODERATOR:** Who would like to  
17 talk on Project Number 11? Mr. Czazasty.

18 **MR. CZAZASTY:** Andrew Czazasty,  
19 Precinct 7. So I just want to get a  
20 clarification. So after the capital  
21 expenditures committee recommended the \$125,000,  
22 the department went back to the town manager and  
23 requested an additional \$60,000 without  
24 consulting the CEC. Is that an accurate

1 statement to make?

2 **THE MODERATOR:** Well, we can get one  
3 point of view, which is the CEC, and then we'll  
4 ask the town manager.

5 **MR. PEPOLI:** I think Leon is best to  
6 answer that.

7 **THE MODERATOR:** There we go. Mr.  
8 Goodwin? Thank you, Drew.

9 **MR. GOODWIN:** Thank you for the  
10 question. Leon Goodwin, town manager.

11 **THE MODERATOR:** Leon, would you take  
12 that mask off, please?

13 **MR. GOODWIN:** I'll take that right  
14 off.

15 **THE MODERATOR:** Really give it your  
16 all.

17 **MR. GOODWIN:** Yes, the way you  
18 explained it is basically correct. This number  
19 increased as a result of us -- this is a project  
20 where we're working with the state on this, and  
21 as a result of a new budget that was developed  
22 that will cover us through the rest of our  
23 obligation in this project, we do expend an  
24 additional \$60,000 that was not considered by

1 the capital expenditure committee.

2 That was raised with me. I brought  
3 that to the finance and warrant committee. We  
4 are in the midst of this project. It's not  
5 something that we can really stop at this point  
6 in time, so that's why we're recommending to  
7 move forward and complete the project, but there  
8 will be an additional cost.

9 **MR. CZAZASTY:** So why didn't the  
10 engineering department go back to the CEC first  
11 to, I guess, discuss the additional funding,  
12 because I thought that would be the role of the  
13 capital expenditures before they go to the town  
14 manager?

15 **MR. GOODWIN:** That was probably due  
16 to the timing of the new information.

17 **MR. CZAZASTY:** Because it sounds to  
18 me -- saying due to the timing, it sounds like  
19 there is a rush to be put into the budget.  
20 That's what it sounds like to me.

21 **MR. GOODWIN:** It was a rush to  
22 be included in the hearing with the finance and  
23 warrant committee, that's correct.

24 **MR. CZAZASTY:** Well, I'm just

1 thinking that it almost like de-legitimizes the  
2 process of the CEC because if they need to -- if  
3 they're allowed to -- the engineering department  
4 is allowed to just go around that, I feel like  
5 it kind of removes the whole process of why we  
6 need a capital expenditures committee in the  
7 first place is just my view of it.

8 **THE MODERATOR:** Thank you, sir.

9 **MR. GOODWIN:** Certainly no disrespect  
10 was meant to the capital expenditure committee  
11 or the process.

12 **THE MODERATOR:** Let me point out,  
13 especially for the benefit of the newer members,  
14 in both Article 2 and this article, in the  
15 interest of getting to the bottom of things,  
16 we've accepted this back and forth between two  
17 speakers. That's not generally the way we do  
18 this.

19 A speaker makes their points,  
20 somebody, in this case from town hall, would  
21 respond. If that speaker still has points to  
22 make, then they would be asked to be recognized  
23 again. We don't generally do this back and  
24 forth. Thank you. Did you pass on -- so we're

1 going to vote on 11. Do you have anything to  
2 say on 11? No, okay. We vote on the -- yes,  
3 sir?

4 **MR. BROPHY:** Matt Brophy from  
5 Precinct 2, right off Ames Street there. This  
6 is more like a question --

7 **THE MODERATOR:** These microphones are  
8 kind of --

9 **MR. BROPHY:** Matt Brophy from  
10 Precinct 2, and my question is in the overall  
11 general Article 4, it was discussed in the mini  
12 hearing. I just want more articulation of where  
13 the bonds, the loans, what entities loan us the  
14 money, and what's the yield? I'm curious about  
15 that. I'm a rookie rep, so I was just curious  
16 about that.

17 **THE MODERATOR:** Okay, Mr. Brophy.  
18 We'll ask the town's finance director, our CFO,  
19 Mr. John Arnett.

20 **MR. ARNETT:** Hello, everybody. Can  
21 you all hear me? Okay, talk loudly. Got it.

22 **THE MODERATOR:** All the speakers,  
23 please introduce yourself.

24 **MR. ARNETT:** This is John Arnett, the



1 director of finance. I'll use my Marine Corp  
2 voice. So the bonds are put out to the market,  
3 on the secondary market, and it is not privately  
4 placed, so it goes through a competitive bidding  
5 process.

6 We use our financial advisors through  
7 UNIVIC to help us package the bond together.  
8 They go out to bid. Again, through a  
9 competitive bid process, they come in, and then  
10 we take the lowest true investment cost. So  
11 every single year when we go out to bid, it will  
12 change, depending upon the marketplace. Did I  
13 answer the question?

14 **THE MODERATOR:** So what happens, Mr.  
15 Arnett, is a bunch of projects get packaged  
16 together. There's no bond for any one line  
17 item. They get packaged together --

18 **MR. ARNETT:** That is correct.

19 **THE MODERATOR:** -- and you put them  
20 out to bid on the market?

21 **MR. ARNETT:** That is correct. Each  
22 project is articulated within that bond package.  
23 So that's why at the bottom of the list, it  
24 gives the authority to go out to bond for that

1 total amount, and then each project has a  
2 project life, as well.

3 **THE MODERATOR:** Thank you. Thank you  
4 for your question, Mr. Brophy. Any other  
5 discussion on Project 11 in Article 4? There  
6 being none, we'll try for a voice vote. All  
7 those in favor, please say aye.

8 (Aye.)

9 **THE MODERATOR:** Opposed, no.

10 (No.)

11 **THE MODERATOR:** It is a two-thirds  
12 vote. Article 12 -- I mean Line Item 12. Mr.  
13 Pepoli.

14 **MR. PEPOLI:** Thank you, Mr.  
15 Moderator. Greenlodge Street Corridor &  
16 Construction. This project came before us last  
17 year for funds for the design. At the time, we  
18 were told a certain amount of state funding  
19 would be available and that the commitment to  
20 the town would be approximately \$400,000.  
21 Monies weren't available.

22 The project cost is now \$700,000 --  
23 sorry. The amount of money they expected was  
24 not available, so we went with the \$400,000. We



1 Butler, are you in line there?

2 **MS. BUTLER:** I have a question.

3 **THE MODERATOR:** Come on up to the  
4 microphone, please. State your name and  
5 precinct, please.

6 **MS. BUTLER:** Thank you. Susan  
7 Butler, Precinct 6. I noticed there were two  
8 FINCOM and warrant members who voted no, and I'd  
9 like to hear who they are, respectfully, and  
10 respectfully ask why you voted no on Article 4.

11 **THE MODERATOR:** Thank you.

12 **MS. BUTLER:** Thank you.

13 **THE MODERATOR:** Who from finance and  
14 warrant would like to -- Mr. Heffernan.

15 **MR. HEFFERNAN:** Good evening. John  
16 Heffernan, finance and warrant committee. I was  
17 one of the two who voted no on this article, the  
18 reason being is the amount of money that we are  
19 bonding.

20 So first of all, to be clear, the  
21 reason why we are bonding this much is that we  
22 did not have free cash available to us. So this  
23 year and in the previous two years, we had free  
24 cash -- we did not have free cash, so therefore,

1 for the past three years, we have been needing  
2 to borrow money. What I would have liked to  
3 have seen was some of these line items held off  
4 until either the fall or the spring until we  
5 could see if we had a better financial position.  
6 Thank you.

7 **THE MODERATOR:** Thank you, Mr.  
8 Heffernan. The Chair recognizes Mr. Emory from  
9 finance and warrant.

10 **MR. EMORY:** Mike Emory, finance and  
11 warrant committee. I was also one of the no  
12 votes. And I want to echo what Drew mentioned  
13 about the work that the capital expenditure  
14 committee did, and in particular, so looking at  
15 five years out, the amount of investments that  
16 we're going to have to make, the amount of  
17 things we're going to have to bond.

18 You're looking out five years. In a  
19 five-year plan, the amount of things that we  
20 were going to have to bond, the investments that  
21 we have to make, and as we all know, sometimes  
22 it's more expensive not to make the investment,  
23 such as (inaudible), than to make them. And we  
24 are trying to make some tough choices, and we

1 asked the capital expenditure committee to help  
2 us with those, and they did a good job, and I  
3 just wanted us to do a little bit more before we  
4 can approve those.

5 **THE MODERATOR:** Thank you, Mr. Emory.  
6 Mr. Civian. These microphones have a very  
7 narrow range. You can be this close, and  
8 they're fine. You go another quarter of an  
9 inch, and you're not heard well.

10 **MR. CIVIAN:** I'll put it right on my  
11 chest. My name is Fred Civian, a member of the  
12 finance committee. I abstained from the vote  
13 because that evening, I was stuck on an MBTA  
14 train for three hours and was not available for  
15 the meeting. I'm here tonight, though.

16 **THE MODERATOR:** And we're damn glad  
17 to see you. Any further discussion on Project  
18 Number 12?

19 **MS. HORNBLOWER:** Mr. Moderator, I do.

20 **THE MODERATOR:** Ms. Hornblower.

21 **MS. HORNBLOWER:** Patricia Hornblower,  
22 Precinct 1, 111 Village Avenue. I just wanted  
23 to say in my previous life, I was a member of  
24 capital expenditures for five years. I was

1 chairman of capital expenditures for four years.  
2 And I will tell you, if I opened up this book  
3 and I found my numbers had changed without  
4 meeting with us -- I know how long you work, I  
5 know every single department head that comes in  
6 front of you, I know the strategic planning that  
7 we did, the nine months that we spent going to  
8 meetings, and I have to tell you, you should  
9 have been told if there were changes.

10 And I used to show up at private  
11 meetings with different committees and find out  
12 before the book, but it shouldn't have been  
13 changed. So I support you 100 percent, the  
14 capital expenditures, because you're the ones  
15 who put the time in, and I would have known that  
16 had I been doing this, I would have been  
17 speaking quite strongly, as well. Thank you.

18 **THE MODERATOR:** Thank you, Ms.  
19 Hornblower. Mr. Pepoli.

20 **MR. PEPOLI:** Thank you, Mr.  
21 Moderator. I do want to clarify that the town  
22 manager did inform me of the majority of the  
23 changes prior to the book.

24 **THE MODERATOR:** Thank you.

1                   **MR. PEPOLI:** I just want to make a  
2 clarification.

3                   **THE MODERATOR:** Any other speakers?  
4 Mr. Goodwin.

5                   **MR. GOODWIN:** Thank you, Mr.  
6 Moderator, for recognizing me. Leon Goodwin,  
7 town manager. I understand Ms. Hornblower's  
8 point. That is not the case, though.

9                   I did reach out to Mr. Pepoli, who is  
10 the chair of the committee, and we discussed the  
11 changes that I would be making to the  
12 recommendations, and, in fact, Mr. Pepoli  
13 attended the finance and warrant committee  
14 meeting and made a similar argument in front of  
15 them as he is making here tonight. So it would  
16 be inaccurate to say that they were unaware of  
17 the changes.

18                   **THE MODERATOR:** Thank you, sir.  
19 Further questions? There is only one proposal  
20 before you, and that is for \$700,000. That's  
21 the recommendation of the finance and warrant  
22 committee, so that's what you're voting for.  
23 Get your clickers out. Yes is green, and no is  
24 red. You have 20 seconds to vote. Voting is



1 closed.

2 142 having voted in favor, 70 no, I'm  
3 going to ask to apply the two-thirds quantum  
4 calculator to that, unless you want me to do it.  
5 Peter, did you -- what's the thumbs-up here? It  
6 is a two-thirds vote. We're working out some of  
7 the kinks here.

8 So the original motion of \$700,000  
9 passes with a two-thirds vote. That was Number  
10 12. We're going to Number 14. Is there someone  
11 who wishes -- Mr. Pepoli, do you wish to speak  
12 on 14 -- Project 14?

13 **MR. PEPOLI:** Thank you, Mr.  
14 Moderator. I know it's a long night. I  
15 apologize. I just -- I want to give credit  
16 where credit is due to the work that was put in.

17 On roads, again, \$900,000. We  
18 recommended a reduction of \$225,000. We're not  
19 saying we're not spending money on roads. We're  
20 just saying let's dial it back a little bit  
21 while we figure out where we are from a  
22 financial standpoint.

23 **THE MODERATOR:** Thank you. Other  
24 speakers on the project? Mr. Goodwin.

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**MR. GOODWIN:** Thank you, Mr.

Moderator. Leon Goodwin, town manager. Again, as town manager, as departments -- I don't mean to speak for the finance and warrant committee, but I'm sure they also appreciate the work of the CEC, and by no means did we mean to disrespect the recommendation the CEC made.

The reason why we did not follow the recommendation with roads and sidewalks, and I assume we're going to have a similar discussion on that, is because we are in year three of a three-year road and sidewalk plan, and the select board has created this rolling three-year plan, and it goes back a number of years, long before I was here.

At that time, the payment condition index, the PCI, was much worse than it is today. Thanks to the leadership of the select board, the hard work of our engineering department, and the funding provided by you all, our roads are in much better condition today than they were 15 or 20 years ago.

We are in the middle -- or the end of a plan, rather. Our sort of rebuttal to the CEC

1 recommendation was we're in year three of a  
2 three-year plan. If the desire as a town is  
3 to reduce the amount we're spending on roads  
4 and sidewalks, let's have that discussion before  
5 we put together our next three-year plan, and  
6 we can design our plan around that lowered  
7 amount.

8 Currently, the plan has been adopted.  
9 There's a list of roads published on our website  
10 that we say we're going to do in FY '22, and if  
11 we lower the funding amount, there's a number of  
12 folks, maybe some of you sitting in this room,  
13 who will be quite disappointed when we reach out  
14 to you and say even though your road is on that  
15 list, we're not going to do it this year, and  
16 maybe not even next year, because we're changing  
17 the formula of how we fund our roads.

18 I think it's fair to follow the  
19 process. Certainly, we'll have a discussion,  
20 and I've called for it myself. We'll pull  
21 together the finance and warrant committee, the  
22 CEC, and the select board so we can talk about a  
23 funding level that we all feel is appropriate  
24 with the next road program.

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**THE MODERATOR:** Thank you. Mr.

Pepoli.

**MR. PEPOLI:** Thank you, Mr.

Moderator. Two quick things. I live on Greenlodge Street and recommended a reduction. So I know people will be disappointed, but I'm willing to rip the band-aid off on my own. And then we also shouldn't -- the select board or any other board shouldn't be committing future town meetings to a certain spend of a capital plan.

**THE MODERATOR:** Thank you, sir. Any other discussion on Project 14? There being none, the vote comes on the original motion of \$900,000. All those in favor, please click yes. Those opposed, click no. You have 20 seconds, please. The vote is closed.

158 having voted in the affirmative, and 91 in the negative, it is not a two-thirds vote. The floor is now open for an appropriation amount. As we stand now, there is zero appropriated for that project. Mr. Brophy.

**MR. BROPHY:** Matt Brophy, Precinct 2.

I move for 700,000.

1                   **THE MODERATOR:** Mr. Brophy moves that  
2                   that line item be funded at the level of  
3                   \$700,000. We just voted down \$900,000. Mr.  
4                   Brophy moves \$700,000. Is there a second? Any  
5                   discussion on \$700,000? There being none, the  
6                   vote comes on \$700,000. Using your clickers,  
7                   please vote green for yes, red for no. Four  
8                   seconds. By the way, we may find that 20  
9                   seconds is more than you need. We thought we'd  
10                  start there, and the votes are coming in. The  
11                  vote is closed.

12                                 It is a two-thirds vote. Thank you.  
13                   We now to move to Project 15. The Chair  
14                   recognizes Brian Keaney. Mr. Keaney is  
15                   submitting a substitute motion or an amendment  
16                   to the proposal made by finance and warrant.  
17                   Mr. Keaney.

18                                 **MR. KEANEY:** Thank you, Mr.  
19                   Moderator. My name is Brian Keaney, and today I  
20                   live at 183 Grant Avenue, but 30 years ago, I  
21                   lived on Madison Street, and every day my  
22                   sisters and all our friends and I would walk  
23                   down the sidewalks every day to get to the  
24                   Oakdale School.

1                   Twenty years ago, the town re-paved  
2                   that road, and when they did, they took out the  
3                   sidewalks. So from the chainlink fence behind  
4                   the Oakdale School all the way over to the front  
5                   lawn of the neighbors across the street was just  
6                   one ugly continuous sheet of asphalt. So we  
7                   weren't happy about that. The neighbors weren't  
8                   happy about that.

9                   So at least one person from every  
10                  house on Madison Street, between Cedar and Mount  
11                  Vernon, signed a petition and asked for new  
12                  sidewalks to be put in. We came before town  
13                  meeting. Town meeting said no. Okay, we move  
14                  on.

15                 A couple of years later, the same  
16                 thing happened. Another street had their  
17                 sidewalks taken out. They came before town  
18                 meeting and said we'd like new sidewalks,  
19                 please, and the town said yes. So Madison  
20                 Street comes back and says we want new  
21                 sidewalks. Town meeting says no for a second  
22                 time. So fast forward to last year, the town  
23                 re-paves Madison Street again; again, no  
24                 sidewalks.

1           I don't know what it is about Madison  
2 Street that the town doesn't think that it  
3 deserves sidewalks, but I do know that every kid  
4 that walks down High Street to get to the Avery  
5 School has a sidewalk. Every kid that walks  
6 down Greenlodge has a sidewalk. Every kid that  
7 walk down Needham Street to get to the Riverdale  
8 School has a sidewalk. We even took out a 30-  
9 year bond for a 20-year road on Whiting Avenue  
10 so the kids at the high school and the middle  
11 school would have nice streets and sidewalks to  
12 walk on.

13           It just doesn't make sense to me. I  
14 don't know what the issue is. Now, I recognize  
15 the town meeting is not the best place to be  
16 picking and choosing which streets get sidewalks  
17 and which don't, and I also know that maybe,  
18 possibly, in the future at some point, we might  
19 get a new Oakdale School, and maybe, possibly,  
20 during that project, it might be time to --  
21 might be possible to put new sidewalks in  
22 there.

23           But we didn't get this right the  
24 first time when it would have been cheaper and

1 easier and better. We didn't get it right the  
2 second time or the third time or the fourth  
3 time. So I don't want to wait for a possible  
4 fifth time somewhere off in the future where it  
5 may or may not be feasible to do it as part of  
6 the Oakdale School project. I also know that if  
7 we wait until we re-pave Madison Street again  
8 that not only will my kids be out of Oakdale,  
9 they'll be out of Dedham High. So that's just  
10 too long to vote -- to wait.

11 So Mr. Moderator, I move that Line  
12 Item 15 be amended -- and this is in the  
13 handout, by the way -- Line Item 15 be amended  
14 to set aside \$285,000 to be used to construct  
15 concrete sidewalks with granite curbs and green  
16 strips on both sides of Madison Street between  
17 Cedar Street and Mount Vernon Street. Thank you  
18 very much.

19 **THE MODERATOR:** Thank you. Further  
20 discussion? Mr. Pepoli.

21 **MR. PEPOLI:** I can't disagree with  
22 that.

23 **THE MODERATOR:** Thank you. So what  
24 we're voting on first is an amendment. So you



1 have a proposal from the finance and warrant  
2 committee for \$500,000. The amendment is that  
3 \$285,000 of that be dedicated solely to the  
4 project that Mr. Keaney has described.

5 If you vote yes, it does not raise  
6 the appropriation, but it means that 285 has to  
7 be spend on that one project. So is that clear?  
8 We're not raising it. So because this is an  
9 amendment, to pass the amendment requires only a  
10 majority vote. Once the amendment is either  
11 passed or not passed, then we would go to a two-  
12 thirds vote on the half million. Mr. Sullivan.

13 **MR. SULLIVAN:** Can I still ask a  
14 question?

15 **THE MODERATOR:** I'm sorry?

16 **MR. SULLIVAN:** Can I still ask a  
17 question?

18 **THE MODERATOR:** Sure.

19 **MR. SULLIVAN:** Jim Sullivan, Precinct  
20 2.

21 **THE MODERATOR:** Get up a little  
22 closer there, Jim.

23 **MR. SULLIVAN:** Jim Sullivan, Precinct  
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**THE MODERATOR:** Thank you, sir.

**MR. SULLIVAN:** Are these sidewalks on the list that's been approved?

**THE MODERATOR:** Mr. Goodwin is shaking his head no.

**MR. SULLIVAN:** So that's no. So that means someone else's project is not going to get approved or not get funded?

**THE MODERATOR:** Mr. Goodwin is shaking his head yes.

**MR. SULLIVAN:** Okay, thank you.

**THE MODERATOR:** Thank you, Mr. Sullivan. Any other questions or discussions? Mr. LoPorto.

**MR. LoPORTO:** Bob LoPorto, P5. Going off of that last question, what sidewalks are up to be redone next year?

**THE MODERATOR:** I don't know if Mr. Goodwin has got the sidewalk plan in his briefcase. He's looking for it on his iPhone. The Chair recognizes Mr. Flanagan while Mr. Goodwin is zeroing in.

**MR. FLANAGAN:** Thank you very much. Joe Flanagan, public works. So some of the

1 sidewalks that we'll be doing this year will be  
2 the roads that are scheduled to be paved on the  
3 paving list.

4 Unfortunately, if we do Brian's  
5 proposal for Madison Street, which would look  
6 great, and I'd be definitely for that, but some  
7 of the other streets that we are going to get  
8 paved will not get done. So we may do the  
9 roads, but we would not do the sidewalks.

10 **THE MODERATOR:** Thank you.

11 **MR. FLANAGAN:** I don't have the list.  
12 I'll just see if I could look it up. I have a  
13 list that is for next year's work. I know Burke  
14 Street will not get done, Sheila Road. There's  
15 a group in East Dedham that we're working in.  
16 So those roads will probably most likely not get  
17 done.

18 **THE MODERATOR:** Thank you, Mr.  
19 Flanagan. Further questions or discussions?  
20 We're voting on the amendment first, do you want  
21 to earmark \$285,000 for Madison Street. Any  
22 questions? Mr. Goodwin.

23 **MR. GOODWIN:** Thank you, Mr.  
24 Flanagan, and thank you, Mr. Moderator. So on

1 the town's website, under the engineering  
2 department, if you look under reports, there is  
3 a roads plan that is published there. I could  
4 read through them. I'm guessing there's  
5 probably 75 on that list. So do you want me to  
6 read through each and every one?

7 **THE MODERATOR:** No, sir, no, no.  
8 That was quick. Any other questions or  
9 discussions on the amendment? Yes, ma'am?

10 **MS. RELYEA:** Kristin Relyea,  
11 Precinct 4. I just wanted to know where the 285  
12 came from. I'm in support of paving -- I have  
13 kids that go to Oakdale School -- but it  
14 just seems like a large portion of that --

15 **THE MODERATOR:** So you're asking how  
16 did that particular number get --

17 **MS. RELYEA:** Yeah.

18 **THE MODERATOR:** Mr. Keaney?

19 **MR. KEANEY:** Thank you, Mr.  
20 Moderator. That came from Joe Flanagan, who got  
21 way more applause than I did.

22 **THE MODERATOR:** Good answer. Other  
23 questions? If not, the vote -- oops, Mrs. Fay,  
24 Susan Fay.

1                   **MS. FAY:** Susan Fay, Precinct 1. My  
2 kids all went to Oakdale, so I know of Madison.  
3 I have some concern about the process that this  
4 is the venue in which we discuss individual  
5 street projects, which we could all champion an  
6 individual neighborhood project, and I'm not  
7 sure that in this venue this is the time for us  
8 to earmark certainly more than half of the funds  
9 in this particular line item. Though I'm  
10 sensitive to the need, I just wanted to put that  
11 comment out there about the process.

12                   **THE MODERATOR:** Thank you. Yes,  
13 ma'am?

14                   **MS. DELUCA:** Hi, I'm Danielle DeLuca,  
15 Precinct 5. I'm on the active transportation  
16 working group, and we have -- as part of that  
17 group, we have a safe routes to school task  
18 force, so I wanted to invite Mr. Keaney if this  
19 doesn't get passed, and for any others who are  
20 hoping to improve walking routes for their kids  
21 to get to the schools, to consult with us, and  
22 hopefully we plan to develop like a list of  
23 priorities for sidewalks that need to get put in  
24 place to allow kids to walk to school safely.

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**THE MODERATOR:** Thank you, Ms.

DeLuca. Any others? If not, the vote comes on the amendment -- oops, yes? Just state your name and precinct for us, please.

**MS. O'CONNOR-HEISLER:** Hi, Theresa

O'Connor-Heisler, Precinct 3, and I'm a huge fan of Brian Keaney. He was in Precinct 3. And our children grew up and walked to school in East Dedham and graduated from the Avery School, and Avery School in East Dedham, there are not a lot of sidewalks. That's why in East Dedham, it's slated to have sidewalks put in, and we've been waiting a very, very long time, just like East Dedham waited a long, long time for a new school to be built.

So I'm all for Oakdale School getting a new school, and I support new sidewalks, but I stand here and ask the town meeting board of the community here to really consider what they've heard from other members and to think about that list, and think about all the children that haven't had sidewalks.

We're the least economic sound community in the town, and there are not even

1 curb cutouts, and they're very high. So please  
2 think of that. And for people that have  
3 handicapped children, and if your child was in a  
4 wheelchair, there's not access for them to take  
5 their child. So please think of that when  
6 you're voting. Thank you.

7 **THE MODERATOR:** Thank you, Ms.  
8 Heisler. Mr. Goodwin.

9 **MR. GOODWIN:** Thank you, Mr.  
10 Moderator. If I could, I would like to expand  
11 on my prior answer, clarify a little bit.

12 So I was answering the question of  
13 what roads would be basically impacted by  
14 changes to the plan, which I think is about 75  
15 roads -- I'm scanning it quickly because it  
16 includes Mill and Overlay, Reclamation, as well  
17 as a whole list of roads that will get routine  
18 maintenance. Routine maintenance for those  
19 roads -- there are many more of them in that  
20 category, but that would not involve sidewalk  
21 work.

22 So the DPW director just informed me  
23 that looking at the list of roads that are  
24 getting significant work in that Mill and Overly

1 and Reclamation categories, the ones that would  
2 potentially lose a sidewalk if this is passed  
3 would be Pine, Birch, Schiller, Ridge, and  
4 Garfield. I got it.

5 So that is to clarify. Again, so  
6 those are the roads that are on the table. If  
7 this body feels that Madison Street deserves  
8 this money this year, those other roads would  
9 likely not get sidewalks when they are worked on  
10 this year.

11 **THE MODERATOR:** Thank you. Mr.  
12 Delloiacono.

13 **MR. DELLOIACONO:** Thank you, Mr.  
14 Moderator, town meeting members. Carmen  
15 Delloiacono, Precinct 4. I believe an article  
16 before went from \$900 to \$700,000. That means  
17 there's \$200,000 that was accounted for, now  
18 floating. If Mr. Keaney would kindly change his  
19 article to do one side of the street, I think  
20 that would fit within that, and everyone can  
21 leave here at least semi-happy. Thank you.

22 **THE MODERATOR:** Ms. Matthews.

23 **MS. MATTHEWS:** Margaret Matthews,  
24 Precinct 6. After my gyrations there, I forgot



1 where I lived.

2 **THE MODERATOR:** It's hot in here,  
3 Margaret.

4 **MS. MATTHEWS:** Mrs. Fay is correct.  
5 This is not the venue, nor am I interested in  
6 this body setting a precedent that we will take  
7 an individual street and completely overhaul the  
8 priorities that we pay Joe Flanagan to create  
9 and that we often vote on. So I am not in  
10 support of this amendment. I believe it is  
11 completely out of order, and I think we should  
12 vote on the -- well, however we need to vote.  
13 It's just not right to do it this way, so  
14 consider that.

15 **THE MODERATOR:** Thank you. Let me  
16 point out that you don't have to vote for the  
17 amendment if you don't like it, but it's not out  
18 of order, literally, and I'm not sure that's  
19 really what Ms. Matthews meant, but it is  
20 properly before you. Anybody else?

21 The vote comes on the amendment. Get  
22 your clickers. Vote yes if you're in favor of  
23 Mr. Keaney's recommendation. Vote no if you are  
24 not. You have 20 seconds. Close the vote.



1 vote. We move down to 17, Colburn Street  
2 traffic calming. Questions? Ms. Martin.

3 **MS. MARTIN:** Maryanne Martin,  
4 Precinct 5. The traffic calming article that  
5 came before us was for temporary traffic calming  
6 deterrents on Colburn, they were not for  
7 permanent structures, and it was to see  
8 basically -- it sounds to us like an experiment  
9 -- if the neighborhood liked it, then we'd get  
10 permanent ones, and if the neighborhood didn't  
11 like it, we'd just pick them up and move them.  
12 I want to know if that's correct, and if so, can  
13 those temporary traffic calming for \$50,000 be  
14 used elsewhere?

15 **THE MODERATOR:** Thank you. Mr.  
16 Goodwin.

17 **MR. GOODWIN:** Thank you, Mr.  
18 Moderator. Leon Goodwin, town manager. That  
19 summary was correct. These are for -- this is a  
20 project that is a recommendation of the  
21 transportation advisory committee, as a result  
22 of numerous complaints that the select board  
23 received relative to speeding and vehicular  
24 strikes on Colburn Street.

1                   So these are temporary structures  
2                   that we would put in place to see if they  
3                   basically are effective at slowing people down  
4                   in that neighborhood. If they are effective,  
5                   we would move forward with a permanent fix.  
6                   The structures could be removed, these temporary  
7                   structures, and reused in a different location.

8                   **THE MODERATOR:** Thank you. Further  
9                   questions? Mr. Connally.

10                  **MR. CONNALLY:** I'm Jean Connally,  
11                  Precinct 3. I led the movement on this. A  
12                  bunch of neighbors on the Colburn Street area,  
13                  the cars were getting hit, including mine. Two  
14                  of my cars got hit.

15                  Cars speed down Colburn Street all  
16                  the time. There was an engineering study done,  
17                  and the study found that there was a lot more  
18                  cars speeding down Colburn Street than -- that  
19                  is in the limits. They're speeding. Cars are  
20                  getting hit.

21                  So we had the study done, and it was  
22                  recommended to put these speed bumps in to see  
23                  if we can calm these measures. Keep in mind  
24                  that Colburn Street is a key street where kids

1 are always walking down the street to go down to  
2 the Avery School. So there's kids going down  
3 there all the time, and there's cars getting  
4 hit.

5 So we brought this up, and it was  
6 suggested that we put in these speed bumps, and  
7 once the speed bumps go in, yes, there will be  
8 more votes in here to keep them in place, but we  
9 need to get action done here. This is not  
10 something that you can just put aside, because  
11 people's safety is at risk, kid safety are at  
12 risk, and property is being damaged. So I just  
13 wanted to speak up on that.

14 **THE MODERATOR:** Thank you, Mr.  
15 Connally. Mr. Driscoll.

16 **MR. DRISCOLL:** Jim Driscoll, Precinct  
17 4. I'm curious to know if the traffic calming  
18 devices are installed and that people want to  
19 keep them, can you keep the traffic calming  
20 features that you paid \$50,000 stay in place, or  
21 do they have to be taken out and have new ones  
22 put in, new permanent ones put in, and, if so,  
23 how much would they cost?

24 **THE MODERATOR:** Mr. Goodwin.

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**MR. GOODWIN:** Thank you, Mr.

Moderator, thank you, Mr. Driscoll, for the question. I just consulted with our public works director, Mr. Flanagan. It would be recommended that we remove these devices out of the road and put in permanent structures that are made out of asphalt. The permanent structures would cost, estimated, less than \$50,000 to put in place.

**THE MODERATOR:** Thank you. Any other questions? Mr. Krueger.

**MR. KRUEGER:** Charlie Krueger, Precinct 3. In the last ten years, we've had these temporary speed bumps put in our streets because we had the bridge redone, and then we had our roads redone. They work. Why spend \$50,000 to see if they work? They work.

It slowed the traffic down in our neighborhood. We woke up one day, they were gone. They are removable. If you're going to be serious about it, why spend \$50,000 on temporary, when we already know they work? Put the regular ones in. We've been asking for them for ten years now.

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**THE MODERATOR:** Thank you, Mr. Krueger. Other speakers on this project? If not, the vote comes on the original motion for Project Number 17, which is \$50,000. Let's try for a voice vote. All those in favor, please say aye.

(Aye.)

**THE MODERATOR:** Opposed, no.

(No.)

**THE MODERATOR:** It is a two-thirds vote. We are moving to Project Number 23, parks and recreation move to Capen. Mr. Maher.

**MR. MAHER:** Jim Maher, Precinct 5. So I asked this question during the mini town meeting and got an okay answer, but I probably should have noticed that 25 was on here, too. So the question I have is has the parks and rec commission and the school committee put a memorandum of understanding in place so that they will not be bumped out of that building?

One of the main reasons why recreation programs were removed from the school department buildings is because they would be interrupted or delayed due to the needs of the

1 school department. There needs to be solid MOU  
2 that's going to protect the recreation  
3 department to be able to stay in a building that  
4 they shouldn't be in permanently.

5 Secondly, on 25, the Dolan Center  
6 roof and structural, ceiling repairs. Is the  
7 recreation department then moving back to the  
8 Dolan Center once the Dolan Center is fixed?  
9 There is serious structural issues with the  
10 Dolan Center. Will the rec department be moving  
11 back, and if not, there is an MOU, memorandum of  
12 understanding, between the recreation department  
13 and the board of selectmen on what will happen  
14 at the Dolan Center.

15 By the way, the Dolan Center is named  
16 after the very first woman commissioner for the  
17 Town of Dedham, and it would be a shame to lose  
18 that identity for that building. So if someone  
19 could answer me, have both of the rec boards  
20 and the school department come to an MOU  
21 decision, and two, what is the future of the  
22 Dolan Center?

23 **THE MODERATOR:** Thank you, Mr. Maher.  
24 Mr. Goodwin.





1 answer that question, as well. We have not come  
2 up with future plans for the Dolan Center at  
3 this time because this has not been determined  
4 at this point in time. Certainly, I think there  
5 would have to be a discussion at the select  
6 board level with parks and rec, as well, to  
7 determine what the future use of that building  
8 would be that would best serve the community.

9 **THE MODERATOR:** Thank you.

10 **MR. MAHER:** The only department in  
11 this town that does not have a permanent home is  
12 the recreation department, and if they're going  
13 to be bounced from one building to another  
14 building to another building, the consistency of  
15 the programming will fail. Somewhere along, we  
16 have memorandum of understandings, which try to  
17 protect both parties or elected boards, but I'm  
18 not hearing that decisions are being made.

19 **THE MODERATOR:** Thank you, Mr. Maher.  
20 You'll notice that we're discussing actually two  
21 projects at once. We ordinarily do not do that,  
22 but it is allowable when they're interrelated,  
23 so we're allowing Mr. Maher to talk on both 23  
24 and 25. Mr. Delloiacono.

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**MR. DELLOIACONO:** Rich Delloiacono, Precinct 7. I'm sorry to make this night even longer, but I just want to know, how did the roof and all the damage to the Dolan Center add up to be \$280,000?

I understand, going by that building for the last few years, there's been a tarp on the back of the roof. Did that lead to this? Was it neglected? How did we end up with this amount of money to take care of this building?

**THE MODERATOR:** Thank you, sir. Denise Moroney, director of facilities.

**MS. MORONEY:** Thank you, Moderator. Thank you for your question. So the Dolan Center roof has been a problem for the past three years. We were originally called to the building because a light fixture was failing, and water was coming in the section that you're talking about that is now tarped. We had requested funds to replace the roof, and when we got our bids in, it was significantly higher in price, and that's why we are asking for the additional funds.

**THE MODERATOR:** Thank you.

1                   **MR. DELLOIACONO:** So there was a leak  
2 three years ago?

3                   **MS. MORONEY:** Correct, and we asked  
4 for the --

5                   **THE MODERATOR:** Mr. Delloiacono --

6                   **MS. MORONEY:** -- funds three years  
7 ago, and we have had Covid, which has --

8                   **MR. DELLOIACONO:** Go ahead, Mr.  
9 Moderator.

10                  **THE MODERATOR:** Go ahead and answer  
11 that, Denise. State your questions, and then  
12 we'll see who's going to answer them. Go ahead.  
13 I'm sorry, go ahead.

14                  **MS. MORONEY:** So because of the  
15 delays with Covid and the fact that we didn't  
16 have the funds to proceed with the bids that  
17 came in, we had to ask for more funds, and  
18 that's why we're before you tonight asking for  
19 those additional funds so we can go back out to  
20 bid and solve the problem.

21                  **MR. DELLOIACONO:** I understand costs  
22 have gone up due to Covid and such, but it  
23 sounds like for \$280,000, it seems like there's  
24 some structural integrity that was taken away

1 from the building because it's been put off.

2 I don't understand why \$280,000 went  
3 from a simple roof leak to now dealing with most  
4 likely mold, structural damage for roof studs,  
5 whatnot. I just have this question because it  
6 seems like an awful lot of money for something  
7 that probably could have got resolved a few  
8 years back.

9  
10 **MR. MODERATOR:** Thank you, Mr.  
11 Delloiacono. Ms. Moroney, if you can answer --  
12 you've already answered. Thank you.

13 **MR. DELLOIACONO:** I just want to know  
14 who's accountable for this from three years ago?  
15 I understand you asked for money in the budget,  
16 but because --

17 **THE MODERATOR:** Mr. Delloiacono,  
18 don't direct your questions directly to Ms.  
19 Moroney. Ask the questions to --

20 **MR. DELLOIACONO:** Me being a  
21 taxpayer, and I'm here representing the rest of  
22 the taxpayers of the town --

23 **THE MODERATOR:** Yes, I understand.

24 **MR. DELLOIACONO:** -- I was -- I'm

1 just curious --

2 **THE MODERATOR:** You've asked your  
3 question.

4 **MR. DELLOIACONO:** -- as to how it got  
5 to be this bad.

6 **THE MODERATOR:** Mr. Goodwin.

7 **MR. GOODWIN:** Thank you, Mr.  
8 Moderator.

9 **MR. DELLOIACONO:** Thanks, Leon.

10 **MR. GOODWIN:** So again, I think Ms.  
11 Moroney, who's our facilities director, answered  
12 the question quite well that we were notified of  
13 this issue three years ago through a series of  
14 funding requests, bids that have come in.

15 We all know that construction costs  
16 have gone through the roof, no pun intended.  
17 This project has been delayed. It has been  
18 protected for those three years. The structural  
19 damage did not occur within the last three  
20 years. The structural damage occurred many  
21 years prior to that.

22 This was not a new building when we  
23 took it over. It was an older building that we  
24 purchased. It's very likely that that roof was

1           leaking in some way for a number of years before  
2           the light fixture failed, and then that is  
3           probably what caused the structural damage that  
4           we are now having to fix when we fix the roof.

5                   **THE MODERATOR:** Thank you, Mr.

6           Goodwin. Mr. Delloiacono.

7                   **MR. DELLOIACONO:** Quick question,  
8           please.

9                   **THE MODERATOR:** Mr. Delloiacono?

10                   **MR. DELLOIACONO:** Yes.

11                   **THE MODERATOR:** I'm asking you to  
12           listen to me on this.

13                   **MR. DELLOIACONO:** Go ahead.

14                   **THE MODERATOR:** We don't do back and  
15           forth. If you want to speak again, ask to be  
16           recognized. I'll recognize you. I see you  
17           there. Go ahead, my friend.

18                   **MR. DELLOIACONO:** Mr. Moderator, Rich  
19           Delloiacono, Precinct 7.

20                   **THE MODERATOR:** Thank you.

21                   **MR. DELLOIACONO:** Just out of  
22           curiosity, is there such as an emergency relief  
23           fund for structural damage and stuff on our  
24           buildings?

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**THE MODERATOR:** Mr. Goodwin.

**MR. GOODWIN:** We do have a reserve fund of \$250,000 that covers emergency funding requests. This really didn't fall within that because we did have a funding mechanism that we thought would work.

**MR. DELLOIACONO:** Thank you.

**THE MODERATOR:** I understand you're trying to get to the bottom of something that's complicated, Rich, but be recognized, and then we do it that way instead of getting a tennis match going back and forth. Yes, Mr. Maher.

**MR. MAHER:** Jim Maher, Precinct 5. Other than the parks and rec employees, I'm probably one of the few people in this town that's been in the Dolan Center as much as the employees, and I can tell you right now this problem did not start three years ago.

It started six years ago when we had a heavy winter, and there were ice dams that were tearing the walls apart at the Dolan Center. Ice was coming through the roof, down the walls, and flooding the gym area.

This is not a three-year issue. The



1 beam that they're supporting now is all rotted  
2 out. They haven't even supported the one that's  
3 all eaten out by the carpenter ants. So there's  
4 more than \$280,000 worth of damage at the Dolan  
5 Center because once they open up those walls,  
6 it's not going to be pretty. A lot of the  
7 electrical is failing because the mice have  
8 chewed through a majority of the wiring. Alarms  
9 don't work.

10 **THE MODERATOR:** Thank you, Mr. Maher.  
11 I want to remind folks that we're voting on  
12 appropriations here. We're not going to try to  
13 manage the park and recreation department here.  
14 These questions are legitimate questions, but at  
15 the end of the day, what we're voting on is  
16 whether you want to spend this money or not.  
17 Yes, ma'am?

18 **MS. PENDLETON:** Christina Pendleton,  
19 Precinct 7. I'm curious. We're bouncing back  
20 and forth between the two articles. One article  
21 says that there's going to be a move to Capen of  
22 parks and rec. Is that just a partial move?  
23 Why are we -- I'm just curious why we're talking  
24 about putting almost \$300,000 into a building

1 that's failing. I've been in there a lot, too.  
2 I couldn't agree more. So why wouldn't we put  
3 that money into the Capen and move parks and rec  
4 there and just find another use for that  
5 building at another point or level it?

6 **THE MODERATOR:** There's a fair amount  
7 of confusion here, and the confusion is not  
8 unfounded. So we're going to ask the question  
9 once. We'll have it answered once, and if  
10 you're not happy with the answer, it can reflect  
11 in your vote.

12 So the question is why are we  
13 appropriating money to move parks and rec into a  
14 renovated Capen School and at the same time  
15 doing structural repairs on the Dolan Center.  
16 Those may not be at all contradictory, but I'd  
17 like one person to answer what the thinking is,  
18 and then we'll vote based on the information you  
19 have. Ms. Moroney.

20 **MR. MORONEY:** Thank you. So as far  
21 as the roof repairs at the Dolan, we don't want  
22 to abandon the Dolan Center. It's still a  
23 building that we can use, and we should be  
24 protecting the inside interior of the building

1 by replacing the roof and then doing the  
2 structural repairs of the beam in the dance  
3 studio. So we are looking to protect the  
4 building and basically repair all these issues  
5 that have been going on for several years.

6 **THE MODERATOR:** So it's not  
7 contradictory to repair the building, even  
8 though you may move the department?

9 **MS. MORONEY:** Correct.

10  
11 **THE MODERATOR:** Thank you. Any other  
12 questions or discussion? We discuss the two of  
13 them together, but they get voted separately.  
14 So first, on Line Item 23, there is a request of  
15 \$60,000 to move parks and rec into a renovated  
16 Capen School, and a couple of specifics are  
17 listed there. All those in favor of spending  
18 \$60,000 on this, please click your clickers yes.  
19 If not, click them no. The vote is closed.

20 It is a two-thirds vote, so you have  
21 voted to borrow \$60,000 to move the parks and  
22 recreation department. Now we come down to the  
23 Dolan Center, and I don't want to put words in  
24 anybody's mouth, but it sounds like that you are



1           Enough about my personal life. Oh, my God. So  
2           if I wasn't here all night, I'd probably be  
3           dating. But anyway, on the library, when it was  
4           brought forward to us, and I'm going to be  
5           probably directing it through the Chair to the  
6           facilities, we had asked a couple of different  
7           reasons why we were looking for \$50,000, and  
8           basically, it was basically a puddling issue in  
9           front of the library, and it was involving water  
10          backing up ruining the windows, blah, blah,  
11          blah, blah.

12                        People smarter than me just started  
13          talking about trenching and other ways to divert  
14          water, and we were told, or at least my  
15          recollection is, we didn't entertain that. So  
16          that's why we said no, because we thought there  
17          was alternative means of diverting the water, as  
18          opposed to it may be nice to redesign the  
19          windows and whatever on a beautifully historic  
20          building.

21                        **THE MODERATOR:** Others wishing to  
22          speak? Ms. Moroney.

23                        **MS. MORONEY:** Denise Moroney,  
24          director of facilities. So for the library

1 entrance, the entire building entrance grade is  
2 pitched towards the building. The option of  
3 putting in a trench drain could possibly work,  
4 but even if we do look into a trench drain, it  
5 is still going to cost money to do the work.

6 So I am perfectly fine with, once we  
7 go through all of the different options,  
8 presenting that to Drew and Maryanne, but I  
9 don't know, quite honestly, if a trench drain  
10 will serve the purpose because it won't solve  
11 all of the problem there of the grade.

12 So basically, the entire sections of  
13 asphalt in front of that building will need to  
14 be excavated, and again, you're going to still  
15 have excavation, even if you do trench repairs  
16 or trench installation. So I understand the  
17 concern during the discussions, and I applaud  
18 the optional idea of the trench drains, but  
19 again, it's going to take money to do that, no  
20 matter what we do. So I would respectfully ask  
21 that that \$50,000 be approved.

22 **THE MODERATOR:** Thank you. Further  
23 questions? All those in favor of the original  
24 motion of \$50,000 for this project, please say

1 aye.

2 (Aye.)

3 **THE MODERATOR:** No.

4 (No.)

5 **THE MODERATOR:** It is a two-thirds  
6 vote. So in order to kind of clean things up a  
7 little bit here, the original recommendation was  
8 for \$7,925,496. You've reduced that by  
9 \$200,000, so the new motion is \$7,725,496, and  
10 just to keep everything above board, I'll do one  
11 vote that would include all the projects as  
12 listed in the book, remembering that you did  
13 amend one of them for \$200,000. Is that clear?  
14 This is a two-thirds vote. We're going to  
15 borrow money here. All those in favor, please  
16 say aye.

17 (Aye.)

18 **THE MODERATOR:** Opposed, no. The  
19 ayes have it. It is a two-thirds vote. Thank  
20 you. Thank you for sticking through all that.

21 **MR. PEPOLI:** Mr. Moderator?

22 **THE MODERATOR:** Mr. Pepoli, yes, sir.

23 **MR. PEPOLI:** Thank you all. I truly  
24 appreciate all of the discussion and debate on

1 it. Thank you.

2 **THE MODERATOR:** Thank you, sir.  
3 Article 8 was passed by the Chair because it  
4 requires a two-thirds vote. Does anybody have  
5 any questions on Article 8? If not, the vote  
6 comes on the original motion. All those in  
7 favor, say aye.

8 (Aye.)

9 **THE MODERATOR:** Opposed, no. It is a  
10 two-thirds vote. Article 9. That was passed  
11 from the floor. Are there questions about  
12 Article 9? Mr. Maher.

13 **MR. MAHER:** As a former member of the  
14 parks and rec commission, we had two revolving  
15 funds, and we used to be able to get reports on  
16 a revolving fund. Where can all of the  
17 revolving fund reports be found online?

18 **THE MODERATOR:** Thank you. The Chair  
19 recognizes Mr. Arnett.

20 **MR. ARNETT:** Thank you, Mr. Chair.  
21 John Arnett, finance director. So we are in the  
22 process of transitioning over to a new financial  
23 system. As of right now, we do have open  
24 finance and open gov. I would be more than



1 happy to start linking those together to start  
2 showing revolving funds in the future or looking  
3 into that option.

4 As of right now, I am not aware of  
5 whether or not they are actually online, but if  
6 anybody has any questions, feel free to ask me  
7 any questions as far as revolving funds are  
8 concerned, what the cash balances are and so  
9 forth and so on.

10 **THE MODERATOR:** Thank you. Further  
11 questions? The vote comes on the original  
12 motion that it be indefinitely postponed. All  
13 those in favor, please say aye.

14 (Aye.)

15 **THE MODERATOR:** Opposed, no. The  
16 ayes have it. Article 12 on Page 18. The Chair  
17 recognizes both.

18 **MS. MacDONALD:** Good evening, Mr.  
19 Moderator. Sarah MacDonald, Precinct 5, town  
20 meeting member and co-chair of the master plan  
21 committee. I'm joined by?

22 **MS. PORTER:** Jessica Porter of the  
23 planning board, and also co-chair of the master  
24 plan committee.

1                   **MS. MacDONALD:** We appreciate you  
2                   taking just a few minutes today to receive a  
3                   brief update on behalf of the master plan  
4                   committee, which has been working for two-plus  
5                   years now on the project called "Designing  
6                   Dedham 2030."

7                   In the back of your book, you'll see  
8                   some highlights of the plan as recommended, and  
9                   we want to take a minute to thank town meeting  
10                  for funding what has been a really extensive and  
11                  exhaustive process looking at planning from all  
12                  angles across the community. We hope that this  
13                  report, when finalized, becomes a tool for town  
14                  meeting, departments, boards, and committees to  
15                  help set priorities and policies, some of which  
16                  we've started to poke at here tonight.

17                  Importantly, we also want to thank  
18                  the planning board and the select board for  
19                  their interest and engagement in what has been a  
20                  lengthy process. This all began by the master  
21                  plan committee appointments and the work that  
22                  the planning board did to identify a very, very  
23                  strong and broad cross section of our community.  
24                  We'll recognize those folks shortly.

1                   **MS. PORTER:** So we're trying to keep  
2 this very quick because we know it's hot, and  
3 we're already having a long night, but I just  
4 wanted to tell you a little bit about the  
5 process.

6                   Over the two years, we had thousands  
7 of people in Dedham engage in any number of  
8 events. We had -- I've lost track of the number  
9 of meetings -- I think there's something in the  
10 back that has that -- so a ton of meetings in  
11 person, Zoom, a Dedham day booth, we had  
12 surveys, so really a record amount of public  
13 engagement, and, in fact, the MAPC, who helped  
14 us through this process, has noted -- they  
15 actually have quantified and noted that Dedham  
16 had some of the strongest engagement in the  
17 region of any master plan that they've worked  
18 with. Thank you.

19                   So I know many of you participated in  
20 those. I'm sure your neighbors did, so we thank  
21 you for that. The planning board is currently  
22 in the process of reviewing the plan and making  
23 clarifications and finalizing in a way that's  
24 consistent with all of the goals and

1 perspectives that we've heard from the  
2 community.

3 We will be hopefully finalizing it  
4 over the summer or early fall, and so we  
5 encourage you to continue to stay tuned on that,  
6 and then, meanwhile, we just wanted to thank and  
7 recognize everyone who has really been integral  
8 on the process.

9 So what we're going to do is read  
10 your names, and if you would just stand up -- at  
11 some point, we'll have actually a little  
12 physical token of gratitude, but for now, if we  
13 could just ask you all hold the applause until  
14 the end, but we'll read names. People could  
15 stand up and stay standing until we're finished.

16 So first, the members of the planning  
17 board: John Bethoney, Mike Podolski, Jim  
18 McGrail, Jay O'Brien, and Drew Pepoli. And then  
19 we have our fantastic master plan committee  
20 members, again, Jay O'Brien from the planning  
21 board, Margaret Whitfield-Adams, Dieckmann  
22 Cogill, Josh Donati of the school committee,  
23 Nathan Gauthier of the conservation commission,  
24 Dan Hart, Justin Humphreys, Dan Maher, Alix

1 O'Connell of parks and recreation, Sharna Small-  
2 Borsellino from the active transportation  
3 working group, Andrew Tittler.

4 So those are the citizen  
5 representatives, and I also want to give a shout  
6 out to our town planner, Jeremy Rosenberger, and  
7 our assistant town planner, Michelle Tinger. So  
8 if we could give a round of applause for all of  
9 them. Thank you. See, we said it would be  
10 short.

11 **THE MODERATOR:** Thank you. So your  
12 summary is in the appendix, and the next step is  
13 it goes to the planning board; is that correct?  
14 Great. Thank you very much.

15 The vote comes on accepting reports  
16 in Article 12. All those in favor, please say  
17 aye.

18 (Aye.)

19 **THE MODERATOR:** Opposed, no.

20 (No.)

21 **THE MODERATOR:** All you're doing is  
22 accepting the report. The ayes have it, unless  
23 that's challenged by seven people.

24 Article 13 is passed by the Chair.

1           It's a two-thirds vote that requires borrowing.  
2           We have a substitute motion that's been  
3           submitted. So what we're going to do first is  
4           ask the proponents of the original motion to  
5           give us a presentation.

6                       This presentation will not be subject  
7           to the ten-minute rule -- this is too big and  
8           too complex an issue -- and then we will  
9           entertain the substitute motion, have that put  
10          on the floor by the proponent, and then  
11          discussion will follow. Dr. Teehan, are you  
12          going first?

13                      **DR. TEEHAN:** Well, it's 100 degrees,  
14          and it's 10:00 at night, so perfect time for one  
15          of our presentations. We have about 12 slides.  
16          We're trying to be brief and get through it.  
17          There's a ton of interest in this, there's a ton  
18          of engagement, so we want to make sure we answer  
19          everyone's questions.

20                      Great. So tonight we are here to  
21          discuss a very special and unique opportunity  
22          for our town, and I believe I can rightly say  
23          that it's a truly once in a century opportunity  
24          to create a great public space and a green space

1 in the heart of our community.

2 I can't tell you how many times in my  
3 life that I've driven through Needham or Norwood  
4 or another town center and saw the green space  
5 they had and said boy, I wish we had something  
6 like that in Dedham Square.

7 Well, now, tonight, you all will have  
8 the opportunity to create such a space with an  
9 affirmative vote on Article 13, an article  
10 which, if it passes, will ensure that no matter  
11 what, for generations and generations of future  
12 Dedhamites, there will be a green space in the  
13 square.

14 We have a great presentation for you  
15 tonight. All of us being here tonight has been  
16 the result of a tremendous process of civic  
17 engagement, a two-year-long process of analysis,  
18 study and discussion, collaboration and  
19 resources by many, many individuals to look at  
20 the project from many angles.

21 You will hear from the chairs of the  
22 Dedham Square Planning Committee, a group  
23 created by the select board to study the square  
24 and provide the foundation for the future of

1 this project as we hopefully move from concept  
2 to design with town meeting support.

3 You will see that through their  
4 extensive process of study and community  
5 engagement why we believe that a public space is  
6 far and away the best use of this critically  
7 located piece of town or land and pay back most  
8 to the town in many ways, including financially.

9 You will learn about the article you  
10 will be voting on, what it does and what it does  
11 not do. We will explain to you how town meeting  
12 will be voting on an appropriation and not a  
13 design. That's very important.

14 And while we have some nice concepts  
15 to show you later in the presentation of what we  
16 feel confident we can do for the money we're  
17 asking for, based on the reports of two separate  
18 consultants, nothing is decided yet about how  
19 this project will be designed, and a full design  
20 phase with a public collaborative process will  
21 ensue.

22 You will learn about the select  
23 board's consideration for this site related to  
24 traffic, pedestrian safety, cost and the



1 possibility of underground utilities on the  
2 site. You will see the select board plan for  
3 the path forward to get this project from  
4 concept to the great final result our citizens  
5 deserve, and you will learn about the work the  
6 select board has created and appointed already,  
7 whose express purpose will be to work with our  
8 town manager to help integrate the principles  
9 identified important by the square planning  
10 committee into the actual RFQ for the design,  
11 and you will also learn about the financial  
12 considerations about the product from our  
13 finance committee chair.

14 What I hope everyone will see when  
15 this presentation is done is that there has been  
16 a very thorough and effective process to this  
17 point and that has led us here to where we are  
18 this evening going back several years.

19 Everything that has happened to this point has  
20 been consistent while many other public projects  
21 of this town have not.

22 It has been a thorough, comprehensive  
23 and analytic process, and you will see the  
24 select board has, I believe, an effective plan

1 to move the project forward to an effective  
2 successful final result. And at that, I'm going  
3 to pass to our first presenters, the chairs of  
4 the Dedham Square Planing Committee, Jessica  
5 Porter and Mike Podolski.

6 **MS. PORTER:** Thank you, Dennis. So  
7 I'm going to do the first slide. Perfect. One  
8 more, I think. So I'm going to talk about the  
9 -- give you a brief history of the town green  
10 project and how we got to this point.

11 As we know, the police station will  
12 be moving, hopefully in October or November, to  
13 our new public safety building, thanks, in part,  
14 to this group funding that project a few years  
15 ago.

16 The use of the town owned land is  
17 under the jurisdiction of the select board, and  
18 the select board tasked the Dedham Square  
19 Planning Committee to analyze the potential uses  
20 for that building. We actually went through two  
21 different phases of our work.

22 The first was working with architects  
23 and real estate analysts to do a very thorough  
24 understanding of what are the different ways

1 that that parcel could be used. It could be  
2 torn down, reused as it is, turned into a  
3 parking lot, or turned into a town green, and  
4 Mike is going to talk a little bit about the  
5 specifics, but what I want you to understand is  
6 that we have actually cost it out and did a  
7 really, really extensive analysis.

8 All of that is in the report that  
9 hopefully you've had a chance to look at. And  
10 after understanding that analysis, and in  
11 particular, how little financial benefit there  
12 would be to the town in selling the property,  
13 the committee unanimously voted to pursue  
14 keeping the property and having that be used as  
15 a town green.

16 We then went through an extensive  
17 design phase because we wanted to be able to  
18 come to this body with actual numbers. So we  
19 went through an extensive design phase to cost  
20 out what would it cost to actually build a great  
21 town green for Dedham, and that's how we get to  
22 the numbers that we're here tonight.

23 I think one of the things that's  
24 particularly important for you to understand is

1 a level of community engagement in this project.  
2 We had over a dozen meetings. Some of those  
3 opened to the whole public. Some were focused  
4 on stakeholders, such as two meetings that we  
5 held at the senior center, knowing how important  
6 our seniors are in terms of thinking about both  
7 financial expenditures and also the use of land  
8 that's very close and walkable from the senior  
9 centers. We wanted to make sure that any  
10 project would be really reflective of their  
11 ideas and priorities.

12 We had a workshop with Girl Scouts at  
13 the site, and I can tell you my favorite thing  
14 about that was that as we were on the driveway  
15 of the police station working with Girl Scouts  
16 talking about what they would like to see in a  
17 town green, every police officer who left the  
18 building said please tear this down. So the  
19 girls definitely got the message that we were  
20 not going to -- it was not a good idea to keep  
21 that building.

22 We did, as I said, large community  
23 meetings in person, on Zoom. We luckily managed  
24 to have about six weeks of low code rate so we

1           could go to places like the Endicott Estate, the  
2           Motherbrook Art Center, and overall have come up  
3           -- have really been able to prioritize and  
4           understand how people in town really want to see  
5           that space used. So with that, I'm going to  
6           hand over to my co-chair, Mike Podolski.

7                       **MR. PODOLSKI:** Good evening. Mike  
8           Podolski, vice-chair of the planning board and  
9           co-chair with Jessica of the Dedham Square Reuse  
10          -- Dedham Police Station Reuse, now known as the  
11          Dedham Square Planning Committee. I'm trying  
12          not to prolong a long night.

13                      Jessica described to you that our  
14          committee was formed at the request of the  
15          select board who justifiably knew well in  
16          advance once the public safety building started  
17          that we were going to be stuck with an empty  
18          building in Dedham Square unless we did  
19          something, so two years ago, we started our  
20          committee.

21                      At the request of the select board,  
22          our committee was formed, and I just quickly  
23          wanted to note to all of you that our committee  
24          contained a representative from every district

1 in the town, as well as Selectman Dennis Teehan,  
2 parks and rec, finance and warrant, Dedham  
3 Square Circle, and the Council on Aging.

4 We were assisted also by our economic  
5 development office, which is John Sisson and  
6 Michelle Tinger. We met for two years during  
7 the pandemic by Zoom, met every month, and then  
8 in between months -- within months in order to  
9 get to a resolution.

10 As part of our analysis that's most  
11 important to you tonight is on the board. We  
12 looked at the economic benefits, security  
13 benefits, and environmental benefits of the four  
14 proposed uses, starting first with selling the  
15 parcel. As far as the committee was concerned,  
16 that was a nonstarter.

17 As is said many times in real estate,  
18 they're not making any more land. There's no  
19 reason the Town of Dedham should give up a  
20 parcel of land in the heart of Dedham Square.  
21 You get a one time drop in the bucket  
22 financially, and then someone else controls the  
23 property for the rest of -- who knows how long.

24 The second thing was we would keep

1 the parcel and make it into a parking lot. That  
2 was analyzed by the experts that Jessica  
3 mentioned, as well as myself and Jessica as  
4 being members of the planning board, and that  
5 really became a nonstarter for us.

6 Dedham Square presently is a very hot  
7 spot, as you might imagine. It's all asphalt  
8 and roofs, and so when you look down on Dedham  
9 Square from the bird's eye view, it's just a  
10 heat island. So to take down a building and  
11 then put in asphalt didn't make a lot of sense  
12 to us.

13 Plus, it's a very, very, as you can  
14 probably all well attest, busy, busy  
15 intersection, High and Washington, so it would  
16 take a lot of study to be able to put a parking  
17 lot there, where you would enter, how you would  
18 exit. It just didn't make economic sense to the  
19 town. And it would benefit some of the  
20 businesses in the town, the square probably, but  
21 not as much as we found out the town green  
22 would.

23 The third option was, well, let's  
24 keep the building and see if we could reuse it.

1 Well, we took a tour of the police station. I  
2 hope some of you had that opportunity. It's  
3 basically an unusable building. It's built in  
4 1962. It's got multiple rooms on multiple  
5 levels. It's got asbestos through the building.  
6 It's got a practice range in the cellar. It's  
7 got holding cells on the first floor. It's not  
8 the type of place you're going to put the  
9 Council on Aging or something like that. Nobody  
10 came forward and said, oh, we want that building  
11 right there. We're going to reuse it for the  
12 Town of Dedham. It didn't happen.

13 So through guidance from community  
14 members, we came up with the final analysis  
15 idea, which was, well, let's keep the parcel and  
16 tear down the building, and let's build a green.  
17 It seemed to make sense, and the more we looked  
18 at it, the more we analyzed it, the more we  
19 found that economically, community wise, and  
20 environmentally wise, it was the best use we  
21 could find for that parcel of land.

22 So after these many years of study,  
23 in February of this year, we took a vote -- the  
24 committee, that is -- and we voted to recommend



1           that the parcel be made into a green space park.  
2           We sold that idea around, met with Council on  
3           Aging neighbors, we met with the neighborhood,  
4           we met with the community, and by November, we  
5           were ready to -- made our report.

6                         We made our report to the board of  
7           selectmen recommending that the parcel be used  
8           as a green space in the town square, and we're  
9           very proud of that recommendation, and we hope  
10          you'll support the recommendation that the park  
11          be so sited where we've discussed and reviewed,  
12          and hope that you will -- that all of us will  
13          get to enjoy it. Thank you.

14                        **MS. SULLIVAN:** Good evening,  
15          everyone. My name is Dimitria Sullivan, and I'm  
16          a member of the select board, and I'm going to  
17          actually go over the time frame.

18                        In November of 2021, the DSPC  
19          presented its recommendation to the select board  
20          for a town green, which included a conceptual  
21          design. In January of 2022, the select board  
22          hosted two listening sessions and gathered  
23          additional public input before voting on warrant  
24          Article 13.

1                   Community feedback significantly  
2                   showed a desire to design a community town green  
3                   in Dedham Square, and on January 20, the select  
4                   board voted unanimously to approve the future  
5                   use of the police station property at 600 High  
6                   Street for the development of a town green.

7                   On March 24, the select board voted  
8                   to appropriate up to \$2.5 million for the total  
9                   cost of design, demolition, construction, and  
10                  outfitting the town green. Article 13 was then  
11                  sent to the finance and warrant committee for  
12                  review and recommendation. On April 13, the  
13                  select board voted to create a town green  
14                  working group, and on May 11, representatives  
15                  were appointed.

16                  So you may ask why a phased approach.  
17                  As the chief executive officers of the town, the  
18                  select board was responsible for reviewing the  
19                  proposal in its totality, including the overall  
20                  project cost and impact to all residents. The  
21                  select board considered multiple factors: cost,  
22                  boundaries, the Verizon parcel, traffic impact,  
23                  and utilities.

24                  So first we looked at the project's

1 cost, as presented to the board. The estimated  
2 cost associated with the reconstruction of curbs  
3 disproportionately increased the overall project  
4 costs. We also considered the cost impact again  
5 on all residents. Boundaries, the Verizon  
6 parcel. The use of the parcel is not currently  
7 an option for the town, which reduced the  
8 overall project footprint of the committee's  
9 proposed parcel boundaries.

10 Next, we looked at traffic, parking,  
11 and safety. An additional study of traffic and  
12 safety of the entire High and Washington Streets  
13 intersections is needed to analyze potential  
14 changes to the existing layout. After  
15 completing the necessary study, all changes  
16 must be made through the town engineering  
17 department, and Article 13 includes \$50,000 for  
18 a dedicated traffic study to identify available  
19 options.

20 Then we looked at the underground  
21 utilities. Uncertainties exist regarding  
22 underground utilities within Dedham Square. A  
23 complete underground survey and study must be  
24 completed before any excavation work that may

1           disturb the utility lines or connections  
2           preventing disruption and increase costs,  
3           etcetera.

4                       Considering all of the above, the  
5           select board recommends a phased approach.  
6           Phase one includes the demolition of the  
7           existing building, working within the existing  
8           police station parcel boundaries, shown in red  
9           on the slide, and completing a traffic study of  
10          the entire intersection.

11                      Phase two, following additional study  
12          and analysis, phase two and future phases could  
13          include work outside the existing parcel  
14          boundaries, including potential sidewalk,  
15          roadway expansions, and additional amenities.  
16          We collaborated on a compromise, a plan to keep  
17          the momentum.

18                      The select board is committed to  
19          integrating the work of the DSPC and the  
20          community into the final design and created the  
21          Town Green Working Group, TGWG, to accomplish  
22          just that. The group consists of six members:  
23          five appointed by the select board, and one  
24          nominated by the DSPC.

1                   So what are the roles of everyone  
2                   who's involved? Well, the TGWG will be to work  
3                   with the town manager and the town engineer to  
4                   develop the request for qualifications, RFQ, to  
5                   solicit designers, help develop criteria to  
6                   select a designer, develop and execute public  
7                   outreach throughout the formal design phase,  
8                   provide regular updates to the select board, and  
9                   present the recommended final design plans to  
10                  the select board for the board's consideration  
11                  and vote.

12                  The select board's role will be to  
13                  oversee the TGWG and support their community  
14                  engagement efforts, work with the town staff to  
15                  share information and updates about the project,  
16                  overall budget, and then the select board will  
17                  vote on the final design of the town green. I  
18                  thank you for your time this evening, and next,  
19                  I will ask select board member Erin Boswell to  
20                  come on up.

21                  **MS. BOSWELL:** Thank you, Dimitria and  
22                  all of the previous presenters. I think this is  
23                  a really amazing opportunity for our town. To  
24                  say that the process that has been undertaken

1 under the past two years is a new gold standard  
2 in community feedback and design is an  
3 understatement.

4 As has been discussed, hundreds of  
5 members of our community have provided their  
6 feedback through a multitude of opportunities  
7 over the past couple of years in order to share  
8 their vision, ideas, wants, and needs for this  
9 town green, and I'm excited by the ideas that  
10 were presented by our community members and  
11 neighbors.

12 Some of the concepts that came as a  
13 result of these discussions, again with the  
14 diverse groups around our town, we have an  
15 opportunity to create a community porch where  
16 there could be tables and seating.

17 I have many memories over the decades  
18 in Dedham Square, and those include memories  
19 where I would go to get an ice cream or a cup of  
20 coffee and be left standing in the middle of the  
21 sidewalk because there weren't benches or  
22 seating for me to sit at with my family. I  
23 think it's really exciting that we have an  
24 opportunity to provide that in the heart of our

1 downtown that can really serve to bring our  
2 community and our families together.

3 Additional items that came as a  
4 result of community feedback include seat walls  
5 for sitting, benches, large boulders for kids to  
6 climb around and keep them occupied maybe while  
7 we finish our coffee, trees for shade, and ADA  
8 accessible paths, and also bike racks.

9 I think what's really important is  
10 that we have now had multiple proofs of concept  
11 that we can build this park using the concepts  
12 -- if someone could advance -- the concepts that  
13 have been developed by the Dedham Square  
14 Planning Committee and the select board. Each  
15 underwent a proof of concept that shows for \$2.5  
16 million, we can create a legacy town green for  
17 the future generations.

18 So it's helpful to have an  
19 opportunity to look at what some of these  
20 designs have been. And to be clear, we're not  
21 voting on a particular design tonight, we're  
22 voting on an allocation. But just as an idea,  
23 we can see that there's designs that provide  
24 ample space for people to gather, seating. I

1 can imagine, for instance, having a community  
2 concert on a community porch or spending a few  
3 minutes in between going to different stores and  
4 restaurants in our town, further supporting our  
5 local businesses.

6 I'm excited by this opportunity. I  
7 will now pass the presentation on to Dave  
8 Roberts, who will go into the finances of the  
9 project.

10 **MR. ROBERTS:** Thank you, Erin. As we  
11 can all see, up on the screen here is the  
12 breakdown relative to the costs of this project.  
13 One thing that -- during our hearing process,  
14 the finance and warrant committee asked for a  
15 breakdown relative to the cost to the taxpayers  
16 per year, and that is reflected on the screen,  
17 as you can see.

18 We also asked many questions, and we  
19 were reassured that throughout this process, the  
20 town will continue to seek out grants to help  
21 with the funding part of this project. We were  
22 also assured that there would be a vehicle for  
23 private funding.

24 We use the example if folks can



1 remember when we did the fields adjacent to the  
2 high school here that there was a program, buy a  
3 brick, buy a bench, things like that, that  
4 helped to augment and supplement the aspects of  
5 the project. I think at this time, I'm going to  
6 turn it back to Dr. Teehan.

7 **MR. TEEHAN:** Thank you very much, Mr.  
8 Roberts. So we're going to open up to questions  
9 in a little bit. I'm just going to make a few  
10 closing remarks just to go through a little bit  
11 about what happens.

12 If you vote yes tonight, you're  
13 voting on an appropriation, not a design. Part  
14 of the appropriation includes money for the  
15 design process, which is consistent with how we  
16 typically do projects. The town green working  
17 group would then work with the town manager to  
18 help make that design process a reality.

19 And we would do the traffic study  
20 appropriated to help look at traffic and  
21 pedestrian safety and some of the other issues  
22 around the curbing because we know those issues  
23 are really important to our constituents, and we  
24 know that because of the engagement from the

1 square planning group.

2 If we get a no vote tonight, what we  
3 will do is we will work with the town green  
4 working group to help work with the select board  
5 and the town manager to take the baton and  
6 figure out what the next steps are for the  
7 project. So we're asking for you please to  
8 consider a yes vote tonight.

9 I just want to mention one word about  
10 this whole process, and that word is  
11 "compromise." And this may not be the exact  
12 project that any one of us might want -- we may  
13 want less. I know some might want less, and I  
14 know some might want more -- but what I can tell  
15 you and reassure you tonight is that a  
16 tremendous amount of work, study, analysis, and  
17 engagement has gone into the article that you're  
18 voting on tonight, and really, the article  
19 you're voting on tonight, it is the moderate  
20 path. It is the middle path. It is the  
21 reasonable compromise that is the result of a  
22 lot of that work.

23 The original price tag of this  
24 project was \$4.5 million, and then when the

1 Verizon parcel was excluded, through no action  
2 of our own, because they just didn't want to  
3 give it to us, the price tag went down to about  
4 3 and a half. The article you're voting on is  
5 2 and a half. And that was really the result of  
6 a lot of give and take from a lot of the  
7 individuals involved.

8 We have two consultants that we have  
9 worked with that have given us consistency in  
10 the pricing, and we feel like right now we can  
11 sit up here and say, with a reasonable degree of  
12 certainty, that we have a great plan, that we  
13 have a good idea of what it will cost, and what  
14 we can do.

15 We're not really quite sure how it's  
16 going to lay out yet. That's what the working  
17 group and the town manager are going to do. But  
18 the article before you is modest, it is  
19 reasonable, and it is the result of a very, very  
20 long and thorough process of study, analysis,  
21 compromise, and engagement, and that's why we're  
22 asking you to vote in favor of it this evening.  
23 And at that point, I will open it up to  
24 questions and say thank you for your time.

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**THE MODERATOR:** Thank you, Dr. Teehan. I believe there's a substitute motion, so Dr. Teehan, if you want to take a seat. Is there a substitute motion? Ms. Gilbert.

**MS. GILBERT:** Good evening. My name is Mary Gilbert, Precinct 4, vice-chair and town meeting member, recently reelected, and I'd like to thank people for casting their votes for me.

I have a crowd behind me. Now, you might think they're in support of what I'm about to say. I hope I can change some minds. My substitute motion is to lower the cost of what we're presenting tonight. My substitute motion, which -- is it up on the board -- it is in the handout. Thank you.

I'm proposing an amendment to Article 13 based on the feedback I have received from residents. The message, \$2,550,000 is too much to spend on a 14,500-square-foot park. That would add \$14.88 for the next 20 years to the residents' tax bill, I agree. But just as clearly, the comments included the desire to keep the land and for some kind of green space in Dedham Square, but not at the price

1 recommended in Article 13.

2 After a close review -- now, I was  
3 given -- the numbers were based on beta that I  
4 was given, which, unfortunately, I don't believe  
5 there was a handout for town meeting, at the  
6 front, and I do not have enough copies,  
7 unfortunately, for you to see, but their numbers  
8 rang out to \$2,500,000, and \$50,000 was added  
9 for the traffic study.

10 So after a close review of the beta  
11 estimate, my amended number is \$1,320,000. This  
12 should lower that \$14.88 addition to the  
13 residents' tax bill by I think -- and I'm doing  
14 this as a rough way -- by about 48 percent,  
15 which would bring it down to roughly -- and  
16 again, this is my best guess -- to about \$7.74.  
17 Again, this is not confirmed, but an estimate  
18 based on my number, \$1,320,000, is approximately  
19 48 percent less than what the number is in the  
20 article.

21 To give some perspective on the  
22 current proposed town green size, let's compare  
23 some other green spaces in Dedham. 96 Trenton  
24 Road, the Manor playground, is 17,568 square

1 feet. Town meeting voted last year \$389,000 to  
2 fund the work on that project. Oakdale Square,  
3 Oakdale Common, that is 20,000 square feet.

4 I appreciate and acknowledge the work  
5 that has gone into bringing this article to town  
6 meeting. I know there was a lot of engagement.  
7 I carefully reviewed these numbers and kept what  
8 I believe is necessary to create a simple town  
9 green. The most important element to create a  
10 green space is to demo, obviously, the building  
11 and create -- the most important element is to  
12 demo the building and create some infrastructure  
13 under that for the site.

14 That would be done in phase one. You  
15 can rest assured there will be a phase two,  
16 which will involve additional money from us.  
17 Planting a lawn, some trees, some plants, and  
18 creating a simple walkway will draw residents  
19 to use the open space. If the desire grows to  
20 add additional features, we can seek private  
21 funding and public grants to further develop the  
22 park.

23 Is the town green a want or a need?  
24 I would say it's both. Funding the need is

1 clear and a solid base for a park. It's  
2 necessary to remove the building. I believe  
3 \$1,320,000 would accomplish creating a simple  
4 open green space in Dedham. I respectfully ask  
5 for your support to approve my substitute motion  
6 for Article 13 that asks for the \$2,550,000  
7 presented in the original article to be lowered  
8 to \$1,320,000. Thank you.

9 **THE MODERATOR:** Thank you. So just  
10 to talk for one second about the steps we would  
11 take here, so this is an amendment to the main  
12 motion, to the original motion. So first, you  
13 would vote on the amendment, do you want to cut  
14 the price. It would require only a majority  
15 vote to amend it.

16 Then that amended package would go  
17 before you, and that would require a two-thirds  
18 vote because that's where you'd actually be  
19 borrowing the money. So it's a two-step  
20 process. Mrs. Keough.

21 (Pause.)

22 **THE MODERATOR:** Are there members who  
23 wish to speak? Mr. Sullivan. Then Mr.  
24 McDermott.

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**MR. SULLIVAN:** Jim Sullivan, Precinct

2. I would like to ask you to vote against Mary's substitute motion and support the original motion. I'm also the chair of the building and planning construction committee, currently working on the public safety building.

We tried to do the comparison to other public safety buildings in other towns. Very simply, they were building some of these buildings in open fields with empty parking lots --

**THE MODERATOR:** Just move a little closer, Jim, to the mike.

**MR. SULLIVAN:** -- with plenty of space to stage and build. The Dedham site is pretty much an inner city build, just like this park. There are no fields to stage in. You are on that site, and you're trying to demo a building, you're trying to design a space, and you're trying to build a park. There are no excess lands that you can work from. Comparing it to Trenton Street Park, it's not apples to apples. It just doesn't work.

Our public safety building was



1 millions of dollars more than these buildings  
2 built in open fields, strictly because of the  
3 site, and I find that that's exactly what's  
4 going to happen on this, a \$2.5 million project.  
5 Like Dennis says, it's a compromise. You'll get  
6 something more than just grass is what I think  
7 you're going to get from your site. So I'd just  
8 ask you to support the original motion. Thank  
9 you.

10 **THE MODERATOR:** Thank you, Mr.  
11 Sullivan. Mr. McDermott and then Dr. Teehan.

12 **MR. MCDERMOTT:** Thank you, Mr.  
13 Moderator, and thank you, town meeting members.  
14 Some of you may know one of our favorite  
15 constituents, whose name is Sister Barbara  
16 Lavin, who came up to me, and she said to me --  
17 by the way, I'm Shaw McDermott, Precinct 1, in  
18 case you didn't know.

19 But anyway, she came up to me and  
20 said Shaw McDermott, this is a once in a  
21 lifetime opportunity. Don't blow it. So now  
22 I'm faced with a choice of trying to do what  
23 Sister Barbara told me to do and what my dear  
24 friend Mary, whom I've worked with many times on

1 many projects, is asking us to do. And Mary,  
2 I'm sorry to say Sister Barbara wins. Any of  
3 those of you who are in town meeting who grew up  
4 in the 1950's in Dedham, as I did, would  
5 recognizes why you better listen to Sister  
6 Barbara.

7 More substantively, let me say in  
8 response again to my dear friend Mary, this is a  
9 once in a lifetime opportunity. It is a product  
10 of work done by the committee, and you've heard  
11 about that. I bring to bear my thinking about  
12 this from 30 years in this body, having been in  
13 the master plan committees from 1996, 2009, and  
14 the most recent time, having served, as many of  
15 you know, in Washington and in authority and  
16 chairing that authority that did big  
17 infrastructure projects, and having there read  
18 numerous very dense bond documents and  
19 applications for the largest loans in the  
20 history of the United States for infrastructure  
21 projects.

22 I'm here to tell you, though, I much  
23 like our master plan committee report that you  
24 will have a chance to see, that the effort and

1 the actual written product that you would have  
2 the advantage of reading if you'd like to is one  
3 of the best things I've ever seen written by any  
4 committee in the Town of Dedham, period,  
5 nonstop. I could go on. It is as good as gold  
6 and as good as it gets.

7 The effort was superlative. The  
8 report was first rate. The analysis was  
9 compelling. Any of you who have had the  
10 opportunity of going to Post Office Square in  
11 Boston will understand the economic power behind  
12 this proposal. This is not just a patch of  
13 grass, I'm here to say, this is something that  
14 is important to the life and the vitality of  
15 public health and the long-term commercial  
16 benefit of that square and of our town. Have no  
17 doubt about it, I am convinced of it, and I hope  
18 you will be, too.

19 Now, I respect Mary deeply, as you  
20 heard, but the trouble with her substitute  
21 motion, which was filed this afternoon -- or  
22 this morning, is that it doesn't give you the  
23 pathway. And I'm also here to tell you, having  
24 been involved, as many of you know, in private

1 philanthropy and involved in some of these big  
2 public works projects, and knowing something  
3 about state and federal funding, that you don't  
4 get what you want from a half-baked plan and a  
5 half-baked process. You just don't get it.

6 Private philanthropy is smart, and  
7 they will go to something that is good and that  
8 is compelling. You can't ask people for money  
9 by a wish and a promise. That won't work.

10 Ditto, in terms of presentation to state and  
11 federal authorities -- I emphasize federal here  
12 -- you're not going to get anything that you  
13 want by just being half-hearted about this.

14 The committee has done a brilliant  
15 job. The board of selectmen -- the select  
16 board, I should say, have done a brilliant job.  
17 Ms. Sullivan and Dr. Teehan did an excellent  
18 thing in steering this through a very  
19 interesting and worthy process of accommodation  
20 to various interests.

21 What they have presented is first  
22 rate, and I ask you, with all deference to my  
23 good friend Mary, to vote down her substitute  
24 motion and to embrace the original motion, which

1 the select board by five to nothing and the  
2 finance and warrant committee by a vote of eight  
3 to one, supported. Thank you.

4 **THE MODERATOR:** Thank you, Mr.  
5 McDermott. We're going to hear from Dr. Teehan,  
6 then Ms. Butler and Mr. Maher, and then Mrs.  
7 Gilbert.

8 **DR. TEEHAN:** Thank you. I'll be  
9 brief. I just want to reiterate one more time  
10 that the article being put before you is the  
11 result of a compromise around costs, that we did  
12 try to do the financially responsible thing with  
13 the 2.5 million. So I just think that needs to  
14 be said again.

15 Second of all, we have no idea what  
16 we could do for 1.3 million. There are certain  
17 costs that are intrinsically associated with  
18 working on that site. Getting into movement of  
19 utilities, the design is always going to be ten  
20 percent. If you go back to Dave Roberts' first  
21 slide, I have no idea what, if anything, we  
22 could even do. The cost of removing the  
23 building is \$800,000 in and of itself, factory  
24 design, utilities, you might have maybe a couple

1 of hundred grand left to finish a park, and who  
2 knows what, if anything, that would be able to  
3 accomplish.

4 Thirdly, please remember this is a  
5 critical location for the town, and it is worthy  
6 of the study, the resources that we have put  
7 into it and that we plan to put into it. So I  
8 will leave it at that, but I just wanted to  
9 mention those last three things.

10 **THE MODERATOR:** Thank you, Dr.  
11 Teehan. Ms. Butler.

12 **MS. BUTLER:** Cecilia Emery-Butler,  
13 District 4. I think this is a great idea, but I  
14 have real problems with the way this warrant  
15 article is written. The term "playground  
16 purposes" is in this warrant article in two  
17 places, and yet people are talking about a town  
18 green. So I want to know what is it going to  
19 be, a playground or a town green?

20 **MR. MODERATOR:** Thank you. Mr.  
21 Maher. We'll get your question answered, Ms.  
22 Butler.

23 **MR. MAHER:** Jim Maher, Precinct 5.  
24 First of all, I want to thank town meeting for

1 supporting the Trenton Road playground. As some  
2 of the town meeting members know, we had a  
3 community planting this past weekend, and we  
4 worked extremely hard, and within days of that  
5 community planting, more people have been  
6 reaching out to me wanting to donate items for  
7 the playground to help decrease the cost of the  
8 \$380,000 that you voted for.

9 I just want you to know that it's  
10 going to make an impact in our neighborhood, and  
11 I know the town green is going to have an impact  
12 on Dedham Square. Just the community  
13 camaraderie of digging holes and putting 364  
14 ferns into the ground and watering each and  
15 every one of them is backbreaking. But I want  
16 you to know that I fully endorse the selectmen's  
17 \$2.5 million, because Dennis is right, once you  
18 open up that ground, you don't know what you're  
19 going to find, and the likelihood of receiving  
20 state or federal grants is tough.

21 We heard tonight that grant money was  
22 cut on roads and sidewalks at the state level.  
23 So I think that if we don't fully fund this at  
24 the \$2.5 million, I think we'll be very

1 disappointed. Do it the way we did Trenton  
2 Road, fully fund it, and then ask for Dedham  
3 Square Circle or the town green fund to help  
4 defray the cost of that \$2.5 million on  
5 donations. Come back next spring and say okay,  
6 we spent the 2.5, but we got half a million  
7 dollars in donations and trees and benches.

8 Of the 380K that you voted for for  
9 Trenton Road playground, we're almost \$40,000 in  
10 donations to defray the cost, and now that we're  
11 getting close to the grand opening this Saturday  
12 at 1:00, we've got more people who want to  
13 donate. So just be aware that if you're fully  
14 funding it at 2.5, there's the opportunity for a  
15 nonprofit like the Manor Neighborhood  
16 Association to help knock down that cost. Thank  
17 you very much.

18 **MR. MODERATOR:** Thank you, sir.

19 We're going to hear from Mary Gilbert and then  
20 Dr. Teehan and then Mr. Matthews. Go ahead, Mr.  
21 Goodwin.

22 **MR. GOODWIN:** Mr. Moderator, if I  
23 may, I would like to answer Ms. Butler's  
24 question about where the term "playground" came



1 from.

2 **THE MODERATOR:** Yeah, I told Ms.  
3 Butler that question would be answered, but we  
4 have some other people in line, so just hold  
5 that thought, if you would, sir.

6 **MS. BUTLER:** As I said, I appreciate  
7 all the work that's gone into this, but my  
8 appreciation doesn't blind me to the cost, and I  
9 believe that 2.5 million is too much for this  
10 project.

11 We were talking about doing it in  
12 phases. The first phase can be knock the  
13 building down, do the site work, plant some  
14 lawns. I looked over the budget, the numbers --  
15 I didn't cut anything for the demolition --  
16 800,000 is in my number.

17 For site preparation, the number on  
18 the beta was 175. That is in my budget. The  
19 hardscape was priced out on the original budget  
20 at \$450,000. I cut that to \$95,000. The  
21 amenities were \$400,000, amenities. I cut that  
22 to \$40,000. The community port structure I just  
23 frankly cut altogether, I zeroed that out. The  
24 design contract documents at 150, I dropped it

1 to 100. Because the scope is getting smaller, I  
2 thought that number would also go down.

3 So I really did study this. I  
4 believe we do want a green space. I'm  
5 advocating for, as Dr. Teehan said, a  
6 compromise. We're going to do this in phases.  
7 I guarantee you phase two, they're coming back  
8 for more money. So let's build up.

9 We can get private donations, as Mr.  
10 Maher said, and we need to start thinking about  
11 the debt. That's been the theme tonight, and I  
12 think we really need to consider it. There are  
13 wants and needs. I'm advocating for the need to  
14 take the building down and pay for that and then  
15 figure it out from there.

16 The size of the space is 14,500  
17 square feet. It is a small space. It is inner  
18 city, if you will. It might not be a right  
19 spot, but there is a desire for open space. I'd  
20 like to see it. I'm advocating and asking,  
21 respectfully, for you to vote for my substitute  
22 motion.

23 **THE MODERATOR:** Thank you, Ms.  
24 Gilbert. Dr. Teehan.

1                   **DR. TEEHAN:** I just wanted to address  
2                   Cecilia's question. There'll be a full design  
3                   phase, ultimately, to decide what actually goes  
4                   onto the site. Just from the initial conceptual  
5                   designs, no one is really thinking about a  
6                   playground on that site. It's not a great  
7                   location for it. So I think that will be  
8                   extremely unlikely, but until we go to a full  
9                   design phase, no one knows 100 percent for sure,  
10                  and that's all, Mr. Moderator.

11                  **THE MODERATOR:** Thank you. Mr.  
12                  Matthies.

13                  **MR. MATTHIES:** Fred Matthies,  
14                  Precinct 3. I don't know if people are aware of  
15                  this, but we used to pump our own gas there.  
16                  There's a gas tank in that property. They're  
17                  talking about the underlying costs of what  
18                  you're going to find when you start digging  
19                  things up --

20                  **THE MODERATOR:** Just move closer to  
21                  the microphone, if you would, Fred. Thank you.

22                  **MR. MATTHIES:** That's something.  
23                  When you start digging it up, you're going to  
24                  come to the gas tank. I mean, is this something

1           that -- this was already -- is this going to be  
2           big money, pit number two, because the town hall  
3           was quite a big money pit. Is this going to  
4           cause another one? We should know what we're  
5           getting into before we start any hole digging.  
6           There's been projects where we didn't know the  
7           final cost or any close to it, and we went way  
8           over budget on it.

9                       **THE MODERATOR:** Thank you, Mr.  
10          Matthies. Leon, did you want to add anything to  
11          answering Mrs. Butler's question or Mr.  
12          Matthies' question?

13                      **MR. GOODWIN:** Thank you, Mr.  
14          Moderator. So to respond to Ms. Butler, the --  
15          I'm going to call them legal terms of art. Park  
16          and playground purposes came from the state when  
17          we were applying for the federal land and water  
18          conservation grant. They indicated that we had  
19          to have that language and that dedication in our  
20          warrant article in order to be eligible for  
21          those grant funds.

22                      Now, as town meeting knows, we did  
23          not receive those funds, but if we wanted to be  
24          eligible in the future or to be eligible for

1 other grant funds, it's advisable to keep those  
2 in there. The state looks at parks a little bit  
3 differently than the town does, and so when we  
4 just had parks in there before, that could be  
5 interpreted as meaning just open space and not  
6 such an active recreation area as this one is  
7 intended to be, and that's why we have that  
8 warrant article worded the way we do.

9 With regard to this follow up  
10 question, we have done some site assessment.  
11 When we were doing environmental, we did do a  
12 hazardous materials investigation on the  
13 building. So we have a fairly good idea of what  
14 lies in the site, but again, that will all come  
15 to bear when we do the study and start doing  
16 some geotechnical work on the site.

17 **THE MODERATOR:** Thank you. Mr.  
18 Smith.

19 **MR. SMITH:** My name is Peter Smith,  
20 and I've worked on this project for two years.

21 **THE MODERATOR:** Just get a little  
22 closer.

23 **MR. SMITH:** My name is Peter Smith  
24 from Precinct 1. I've worked hard on this

1 project for two years and have been over the  
2 numbers many, many times. I'm a real estate  
3 professional. I'm a developer. You may know  
4 Norfolk House or Court Street, which I  
5 redeveloped. So I've lived with this project,  
6 and I hate to say this, but you're hearing  
7 wishful thinking.

8 You can't just come and slice this  
9 and slice that. We've had two estimates showing  
10 2.5 million. This is the minimal plan. This is  
11 a good plan. Thinking of 1.3 million is wishful  
12 thinking, and it's diverting us all.

13 One of the smartest things that's  
14 been done is the select board has picked a  
15 working group to deal with issues like this on  
16 the ground, the detail of it. That's the only  
17 way you get a great project like this going.  
18 You don't debate it like this in town meeting.  
19 You get good people working on it, as have been  
20 working on it for two years. We can't pass this  
21 moment.

22 **THE MODERATOR:** Thank you, Mr. Smith.  
23 Ms. Paxson.

24 **MS. PAXSON:** Amy Paxson, Precinct 1.

1 Most of what I wanted to say Mr. Smith just  
2 said, but I just want to reemphasize the fact  
3 that we are choosing between a plan that many  
4 citizens have spent years working on and  
5 received input from hundreds of residents in  
6 Dedham, versus a plan that seems somewhat  
7 hastily put together and I don't think is going  
8 to deliver what the town really wants.

9 And if we're talking about the  
10 difference between \$14 a year versus \$7 a year  
11 per taxpayer, I don't think it makes any sense  
12 to save \$7 in order to have something that's  
13 less good than what we could have.

14 **THE MODERATOR:** Thank you, ma'am.  
15 Yes, ma'am?

16 **MS. FRIDAY:** Susan Friday, Precinct  
17 5. I vote to move the question.

18 **THE MODERATOR:** So move the question  
19 means end debate. It's not debatable whether to  
20 move the question. We have to go straight to a  
21 vote on moving the question, even though there  
22 were people in line waiting to speak.

23 So the first vote is to stop talking,  
24 move the question. It requires two-thirds to

1 cut off debate. Please use your clickers. Vote  
2 yes to move the question and stop debate. Vote  
3 no to continue debating. You have 20 seconds.  
4 You're voting on move the question, not the  
5 article -- not the motion shown up there. Close  
6 the vote.

7 So it's been voted to stop debate,  
8 which means we go immediately to considering the  
9 article. Remember, the first thing we do is we  
10 vote on the amendment. The amendment only needs  
11 a majority vote to get attached to the main  
12 motion, but then that main motion would require  
13 a two-thirds vote with that amendment attached  
14 to it. Now, is that clear, Mr. Podolski? Is  
15 that clear? Sometimes this stuff gets a little  
16 convoluted. All those in favor of Mary  
17 Gilbert's amendment, please use your clickers,  
18 and vote yes if you agree, and vote no if you  
19 don't agree. Close the vote.

20 56 having voted in favor of the  
21 amendment, and 191 opposed, the amendment fails.  
22 The vote now comes on the original motion, \$2.55  
23 million, as proposed by the proponents. Any  
24 questions on what we're voting on? If you have



1 a question, I can answer your question. We  
2 can't talk about the article because we moved  
3 the question. We moved it right along, right  
4 down the road. We moved that question. I like  
5 that, "move the question." I don't like "pass,"  
6 but I like that "move the question."

7 All those in favor of the original  
8 motion of 2.55, please use your clickers and  
9 vote yes. If you are opposed, vote no. This  
10 requires a two-thirds vote. Close the vote.

11 190 voting in the affirmative, and 52  
12 in the negative, it is a two-thirds vote. Thank  
13 you. Move to Article 14. Mr. Civian.

14 **MR. CIVIAN:** My name is Fred Civian,  
15 24 Spruce Street. Two and a half months ago,  
16 end of February, I wrote and submitted Article  
17 14 as a Plan B in case the select board was  
18 reluctant to leave the building of a high-  
19 quality town green.

20 Now, two and a half months later, we  
21 do not need a Plan B. We have an excellent town  
22 green working group set up. Let's go where the  
23 select board is leading us. Please,  
24 indefinitely postpone Article 14.

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**THE MODERATOR:** Thank you, sir.

Further discussion? Hearing none, the vote comes on the motion to indefinitely postpone. All those in favor, please say aye.

(Aye.)

**THE MODERATOR:** Oppose, nay. The

ayes have it. Thank you. Article 15, the Powder House. That was passed from the floor. Is there anybody wishing to discuss Article 15? If not, the vote comes on the original motion of the finance and warrant committee, which is printed on the top of Page 21. All those in favor of the original motion, please say aye.

(Aye.)

**THE MODERATOR:** Opposed, no. The

ayes have it. Thank you very much. Article 16. Somebody passed on Article 16. Mr. Brophy.

**MR. BROPHY:** Matt Brophy, P2. I

guess clarification of why it's being tabled?

**THE MODERATOR:** Why is it being

indefinitely postponed?

**MR. BROPHY:** Why is it proposed?

**THE MODERATOR:** Okay, sir. Thank

you. Mr. Goodwin?

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**MR. GOODWIN:** Thank you, Mr. Moderator, and thank you, Mr. Brophy, for the question. It's simply that this article was submitted a little bit prematurely. We need to do a little bit more research, and we will be back, hopefully in the fall.

**THE MODERATOR:** Any further discussion? If not, the vote comes on the original motion. All those in favor, please say aye.

(Aye.)

**THE MODERATOR:** Opposed, no. The ayes have it. We move to Article 17. We have a little housekeeping here to do. The finance and warrant committee has a new original motion.

**MEMBER OF FINANCE AND WARRANT**

**COMMITTEE:** Thank you, Mr. Moderator. The new original motion voted by the finance and warrant committee has moved that the town vote to take no action, as the action necessary was taken under a vote of Article 11. As you recall, this was a duplicate article, but just in terms of housekeeping, and to make things very clear, I move that the town vote to take no action, as

1 action necessarily was taken under a vote on  
2 Article 11.

3 **THE MODERATOR:** So this has never  
4 happened before, but the same article got put in  
5 twice. You've already voted for it. We need to  
6 dispose of the article that's here, and that's  
7 the recommended way of disposing of it, a vote  
8 to take no action. Is that clear? You've  
9 already voted for this. You already voted for  
10 it. So the motion is to take no action. All  
11 those in favor, please say aye.

12 (Aye.)

13 **THE MODERATOR:** Opposed, no. The  
14 ayes have it. Thank you. Thank you for helping  
15 us fix that. Article 18. This was passed. We  
16 will vote on Article 18. It involves borrowing,  
17 so we will be needing a two-thirds vote. Let's  
18 try for a near unanimous vote. All those in  
19 favor of Article 18, please say aye.

20 (Aye.)

21 **THE MODERATOR:** Opposed, no. The  
22 ayes have it. It is a two-thirds vote. Article  
23 19 is the zoning amendment. We ask Mr.  
24 Rosenberger, the planning director, to give the

1 report of the planning board.

2 **MR. ROSENBERGER:** Good evening, town  
3 meeting members. I'm Jeremy Rosenberger,  
4 planning director. Unfortunately, planning  
5 board chair John Bethoney could not be with us  
6 tonight, and he sends his best, so you have me.

7 As such, I'm here to let town meeting  
8 members know that the planning board held a  
9 public meeting on both Articles 19 and 20, and  
10 we're talking about 19 right now, on March 23,  
11 2022, and as you will find in your book and the  
12 letters that you received probably two weeks  
13 ago, the planning board voted unanimously on  
14 Article 19 to recommend approval, as amended.  
15 Thank you, Mr. Moderator.

16 **THE MODERATOR:** Thank you, sir. Are  
17 there any questions on this article? The  
18 recommendation is on the bottom of Page 33. It  
19 goes over onto 34. If there are no questions or  
20 comments, we will vote on the original motion.  
21 All those in favor, please say aye.

22 (Aye.)

23 **THE MODERATOR:** Opposed, no. The  
24 ayes have it. It is a two-thirds vote. Article

1 20. It's also a zoning amendment, but we are  
2 not recommending that it -- the planning board  
3 is not recommending that it be approved, so it  
4 only requires a majority vote. All those in  
5 favor, please say aye.

6 (Aye.)

7 **THE MODERATOR:** Opposed, no. The  
8 ayes have it. Thank you. Article 22. There  
9 being no discussion on Article 22, the vote  
10 comes on the original motion of the finance and  
11 warrant committee on Page 37 that it be  
12 indefinitely postponed. All those in favor of  
13 that, please say aye.

14 (Aye.)

15 **THE MODERATOR:** All those opposed,  
16 no.

17 (No.)

18 **THE MODERATOR:** The original motion  
19 does carry. Article 23, another bylaw committee  
20 recommendation. We do have a substitute motion  
21 filed by Laura Fukushima. Would you like to  
22 take the floor?

23 **MS. FUKUSHIMA:** So I'm Laura  
24 Fukushima from Precinct 4. Since this article

1 holds owners responsible for disposing of  
2 property, I just --

3 **THE MODERATOR:** Just move a little  
4 closer, Laura, if you would, please.

5 **MS. FUKUSHIMA:** Sorry. I just wanted  
6 some clarification of which owner we're talking  
7 about in the cases of when property is sold. So  
8 I just wanted to -- I was hoping to add a  
9 sentence in the current language; also, to  
10 prevent cases in which someone acquires property  
11 and is responsible for disposing of bulk items  
12 that the previous owner had.

13 So I'd like to see a sentence added,  
14 "For cases in which a property is sold, the  
15 selling owner shall be responsible for the  
16 removal and disposal of any bulk items that were  
17 on the property at the time of the sale, with  
18 the exception of those items that were intended  
19 by agreement to remain on the property as part  
20 of the sale." Secondly, just because I'm a  
21 grammar nerd, I'd like to insert the preposition  
22 "to" in the sentence "bulk items subject to this  
23 bylaw shall include."

24 **THE MODERATOR:** Thank you. You have

1 this in writing, so what Ms. Fukushima is doing  
2 is adding a clause into the text of the motion  
3 that you already have. Is there any discussion  
4 or questions? The Chair recognizes the town  
5 counsel, Lauren Goldberg.

6 **MS. GOLDBERG:** Mr. Moderator, through  
7 you, I just wanted to point out that there are  
8 some concerns about this amendment, mostly  
9 because it will be very difficult to enforce  
10 with this language. We don't have any access to  
11 where a selling owner goes, nor do we have any  
12 access to private agreements.

13 So the idea of having the owner be  
14 responsible is that there would be a person for  
15 whom we could reach out to to seek compliance.  
16 With the proposed amendment, we have concerns  
17 there won't be anyone to hold responsible.

18 And also, just as a reminder, you  
19 have a walkthrough when you're going to purchase  
20 a home or a property, and you have the  
21 opportunity to enter into a private agreement  
22 with the owner about how to deal with those  
23 matters. But from the enforcement side, we have  
24 concerns about that amendment.



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**THE MODERATOR:** Thank you. Any further questions or discussions on the amendment, which would add the language that you have? If not, first, we would vote on do you want to attach this amendment to the main motion. That's a majority vote. All those in favor of attaching the amendment, please say aye.

(Aye.)

**THE MODERATOR:** Opposed, no.

(No.)

**THE MODERATOR:** So the amendment fails. So now we go back and vote on the original motion as it's printed. All those in favor, please say aye.

(Aye.)

**THE MODERATOR:** Opposed, no. The original motion passes. We're moving to Article 27. Article 27 is a roadway acceptance plan that requires -- oh, is there a -- new original motion.

**MEMBER OF FINANCE AND WARRANT**

**COMMITTEE::** Article 27, the finance committee voted this evening and moved that it be

1 indefinitely postponed.

2 **THE MODERATOR:** Any questions or  
3 discussions on the finance and warrant  
4 committee's recommendation to you on this  
5 article? If not, we'll vote on the motion to  
6 indefinitely postpone. All those in favor,  
7 please say aye.

8 (Aye.)

9 **THE MODERATOR:** Those opposed, no.

10 (No.)

11 **THE MODERATOR:** The original motion  
12 passes. Our last article of the evening is  
13 Article 28. This requires a two-thirds vote  
14 because it involves a conveyance of land from  
15 one department to another department, so there  
16 we go. Any questions on Article 28? The vote  
17 comes on the original motion. All those in  
18 favor, please say aye.

19 (Aye.)

20 **THE MODERATOR:** Opposed? The ayes  
21 have it. Thank you very much. It's been moved  
22 by Mr. Brophy, seconded by Mr. Keaney, that the  
23 2022 special annual town meeting be dissolved.  
24 It's a two-thirds vote. I have to say the

1 words. All those in favor of the motion to  
2 dissolve the meeting, say aye.

3 (Aye.)

4 **THE MODERATOR:** Opposed, no. The  
5 ayes have it. Goodnight, and God bless you.

6 (Whereupon, the meeting was adjourned  
7 at 10:45 p.m.)

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C E R T I F I C A T E

COMMONWEALTH OF MASSACHUSETTS

NORFOLK, ss.

I, ARLENE R. BOYER, a Certified Court Reporter and Notary Public in and for the Commonwealth of Massachusetts, do hereby certify:

That the proceedings herein was recorded by me and transcribed by me; and that such transcript is a true record of the proceedings, to the best of my knowledge, skill and ability.

IN WITNESS WHEREOF, I hereunto set my hand and notarial seal this 28th day of May 2022.

---

Arlene R. Boyer, CVR  
Notary Public

My Commission Expires  
November 21, 2025