

TOWN OF FRAMINGHAM
SELECTMEN'S RECORDS

REGULAR MEETING OF THE BOARD OF SELECTMEN - JUNE 21, 1982

The regular meeting of the Board of Selectmen was held at 7:30 P.M. Present: John F. King, Chairman, Claire F. Lavin, Clerk, and John F. DelPrete. Executive Administrator M. P. Clarke was also present.

WARRANTS:

#206 - June 21, 1982 - Bills \$382,418.76
#207 - " " " Drawdown Rehab. Fund \$21,090.27
#208 - " " " Bills \$277,220.94
#209 - " " " Payroll \$980,151.18

COIN OPERATED MACHINE LICENSES:

Tano's Pizza, 575 Worcester Road, one machine
Kosta's Sea Food and Pizza, 94 Union Avenue, two machines
Mitchell Gold d/b/a Wild Tops, Marshall Mall, 80 Worcester Road, two machines

MOTOR VEHICLE-LICENSE - CLASS II -

Alan R. Oulette, 290 Irving Street

RATIFICATIONS:

Permit to obstruct sidewalk

Brian Construction and Development Co., 79 Irving St., 6/21/82-approx. 3/1/83 - erect barricade for purpose of remodeling building.

Permit to occupy and obstruct street

Balco, Inc., Lexington Street, June 23, 1982

Permit to open, occupy and obstruct street

Commonwealth Gas Co.: 27 & 29 Gordon Street, 6/23/82-7/23/82
119 Salem End Road, 6/21/82-7/21/82

APPOINTMENTS:

SPECIAL POLICE OFFICER - Paula J. Morgan, 8 Greenview Street, Framingham, for a term of duration of employment with Marshall's Inc.

CONSTABLE - William Foley, 90 Newbury Street, Framingham, for a term of three years.

HEARINGS:

Boston Edison Company Petitions:

Carol Clinton of the Boston Edison Company was present to petition the following permits from the Board:

Waveney Road, approximately 60 feet east of John McQuinn Circle, a distance of about 30 feet - Conduit.

Worcester Road, northerly, approximately 755 feet east of Dinsmore Avenue, a distance of about 10 feet - Conduit.

New York Avenue, westerly, approximately 147 feet east of the Framingham-Southborough town line, a distance of about 15 feet - Conduit.

Hearing no opposition, John F. DelPrete made the motion to grant said permit. Claire F. Lavin seconded the motion. As usual John F. King abstained so as to prevent any question of possible conflict of interest.

RIBS, INC. - APPLICATION FOR ALL ALCOHOLIC BEVERAGE LICENSE AS A RESTAURANT

Attorney John Acton, appearing on behalf of Ribs, Inc, presented an application for an all alcoholic beverage license as a restaurant at 303 Worcester Road. This location is the former Sea 'n Surf location. It was pointed out that it is expected that approximately 70 people will be employed with an annual payroll of roughly \$750,000 when the restaurant has been refurbished and opened for business. Considerable renovation must be accomplished and the target for opening is the month of September, 1982.

Upon questioning by John DelPrete, Mr. Acton stated that one of the conditions of the approved loan from the Small Business Administration was that all liabilities had to be paid prior to any transfer. It is expected that any liabilities to the Town of Framingham must be settled before the license will be issued.

It was stated that no entertainment except for a piano player would be utilized at the restaurant. It was emphasized that it is a family-style restaurant and will not cater to a night club lounge type of atmosphere.

After a brief discussion concerning the description of the restaurant and the proposed menus, the Board voted to award the all alcoholic beverage license by a unanimous vote of 3-0.

CONFERENCE - PROPOSALS FOR REUSE OF LINCOLN SCHOOL PROPERTY

Lou Guerrieri, Chairman of the Real Property Committee and Christy Maltas, Planning Director appeared to discuss the proposals for reuse of the Lincoln School property. Mr. Maltas gave a brief recapitulation of the procedures followed to receive proposals for reuse. At the conclusion of this recap, Mr. Guerrieri requested that the Board of Selectmen call a special Town Meeting for the month of September for the purpose of accepting a proposal for sale and reuse of the building. He further stated that it was the recommendation of the Real Property Committee that the property be sold to Kuhlman Company for demolition and construction of a new building for medical office condominiums.

A letter from Mr. Robert Lincoln recommending utilization of the property for rehabilitation for elderly housing and a letter from Mrs. Celia Herendeen commenting about statements made by the hospital concerning a requirement for expansion and change of the nursing program to continue accreditation were read into the record.

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A petition was presented to the Board of Selectmen requesting that the building be maintained and rehabilitated and no proposal for demolition and replacement be considered.

Mr. Jay Lander, of 20 Rose Lane appeared in his capacity as President of the Board of Trustees of Framingham Union Hospital. He referred to a Lincoln School Study Committee which had been on-going for some time. He requested the Board of Selectmen's recommendation and approval of the hospital's bid for purchase of the property.

Mr. Richard Strehlke gave a brief presentation concerning his proposal to rehabilitate the existing structure. He cited the fact that his projects in the Town of Framingham had a total value of approximately \$14,000,000 on the tax roles which returned roughly \$400,000 taxes to the Town annually.

Mr. John Coleman made a fairly lengthy presentation of his proposal which had already been presented to the Real Property Committee. Selectman Lavin objected to the length of the presentation by only 1 proposed developer. She recommended that a special evening meeting of the Board of Selectmen be held on a Tuesday or Wednesday night for all interested developers to make proposals.

Chairman King questioned the procedure for a legal presentation on proposals to the special Town Meeting. It was agreed that the matter would be taken under advisement and Town Counsel would be asked for recommendations on proper procedures for a special Town Meeting. It was indicated that Town Meeting was not the proper form for an auction bid and it was hoped that some legal acceptable procedure could be established.

INTERVIEWS - POSITION OF VETERANS' AGENT AND DIRECTOR OF VETERANS' BENEFITS

The Board of Selectmen held interviews with the following candidates for the position:

James Gavin
Jack Carpenter
Alfred Hallenbrook
Yolanda Wodtke
Paul Flaherty

Yolanda Wodtke requested that her application be withdrawn. Each of the other candidates gave a brief outline of their qualifications and reasons for seeking the position. At the conclusion of the interviews, Selectman Lavin made a motion to appoint James Gavin effective July 1, 1982. Selectman DelPrete commented on the outstanding application and proposal made by Mr. Paul Flaherty and said that he would second the motion for appointment of James Gavin only because he felt that promotion from within the ranks of existing employees should be a prime consideration, if possible. The appointment was made by a unanimous vote for a three year period to be effective from July 1, 1982 to May 1, 1985.

The Board noted receipt of the following correspondence:

1. Letter from the Human Relations Commission concerning facilities for handicapped,
2. Notification of a grant from the DEQE for upgrading of the water supply which totalled \$318,250,
3. An invitation to attend a Little Big League Field Day on July 4th.

LETTER RE: INSTALLATION OF SIGN FROM PUBLIC WORKS COMMISSIONERS

The Board reviewed a letter received from the Board of Public Works pointing out that they did not have the proper funding for any signs except safety control signs such as stop signs and speed signs. They, therefore, could not install the signs which had been ordered for Grant Street, Frederick Street, Hayes Street and Wilde Avenue for resident parking and special parking restrictions. It was requested that the cost of these signs be determined and the individual petitioners be notified that if they wish to have signs installed they would have to pay for the individual signs themselves.

PROPOSED IRVING STREET PARKING REGULATIONS

A letter from Lt. Robert Foley, Safety Officer recommended that no parking anytime be established on Irving Street, northeast side from Hollis Street to Blandin Avenue and on Columbia Street, northside from Irving Street to South Street. It was requested that the businesses in the area be notified of this proposal and asked for their responses prior to the acceptance of the Safety Officer's recommendation.

WALNUT STREET TRUCK EXCLUSION

The Safety Officer outlined the requirements for a truck exclusion on Walnut Street. It was requested that the alternate routes be set up and a hearing be held with people who might be affected by this change in traffic routing.

APPOINTMENT OF ACTING ASSISTANT PURCHASING AGENT

At the request of the Purchasing Agent, the Board of Selectmen voted unanimously to appoint Mrs. Jean Adams as Acting Assistant Purchasing Agent for the period from July 1, 1982 thru July 11, 1982 to cover the vacation period established for the Purchasing Agent.

SALE OF PROPERTY TO JAMES E. KONINGISOR

At the request of Mr. Koningisor, the Board of Selectmen voted unanimously to sell the property which was approved by Town Meeting at 9 Lake Terrace as outlined in the Town Meeting vote.

CHANGE IN RATE FOR INSPECTION OF A TAXI-METER DEVICE

The Board voted unanimously to establish a change in the Hackne regulation from a \$2,00 fee to a \$6,00 fee for inspections of taxi-meter devices.

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PROPOSED PEACE DAY CELEBRATION

The Board reviewed a letter from Rev. James T. Hegley of the Park Street Baptist Church advising that a committee wished to hold a Peace Day Celebration on the downtown common on August 1, 1982 from 5:30 P.M. to 7:30 P.M. It was stated that permission had been received from the Park Commissioners. The Board requested that notification be given to the Police Department concerning this celebration.

REQUEST FOR JOINT MEETING RE: ROUTE 9 CROSSOVERS

A letter was received from the Planning Board requesting that the Board of Selectmen arrange for a joint meeting with the Planning Board, the representatives to the State Legislature as well as the Senator and representatives of the State Department of Public Works to discuss the plans for crossover restructures on Route 9. It was agreed that as soon as the individuals involved could be contacted and a mutually agreeable date be established, the meeting would be scheduled.

REQUEST FOR ARTICLE - SPECIAL TOWN MEETING

The Board agreed to accept a proposed article for amendments to Section 4 of the Zoning By-Law in the next special Town Meeting as requested by the Planning Board.

INLAND ROUTE PROJECT REPORT

Christy Maltas gave a brief report on the progress being made on the Inland Route Project for renoyation of the Railroad in downtown Framingham.

LEGAL SERVICES - WORKMEN'S COMPENSATION

The Board of Selectmen voted unanimously to transfer the responsibility for legal services for Workmen's Compensation claims to the Town Counsel's office with the proper charges to the Workmen's Compensation account being established. This was in keeping with the recommendations of the Cost-Savings Committee to consolidate all Town legal work as much as possible.

APPRAISAL - SALE OF LAND TO AT&T

The Board reviewed the estimate of value from the Board of Assessors and the appraisal which was obtained at the expense of AT&T concerning the property proposed for sale under Article 44 of the Annual Town Meeting. It was agreed that representatives of AT&T would be contacted and the sale would be consummated at a mutually agreeable price as soon as possible.

The Board noted receipt of Fire Department overtime for the week ending June 19, 1982. A new brochure prepared by the Planning Department with the assistance of Keefe Technical School entitled Framingham; A Profile was reviewed and the Department and the School was complimented on the work they accomplished.

The meeting was adjourned at 10:10 P.M.


CLAIRE F. LAVIN, CLERK