

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

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Chair Manupelli called the meeting to order at 8:03 p.m. via in person and remote participation. Participating members were Ms. Gonzalez, Mr. Wallner, Mr. Stuto, Mr. O'Leary and Town Administrator, Michael Gilleberto.

**EXECUTIVE SESSION**

Members recite the Pledge of Allegiance.

**First order of business      Sign Town Election Warrant**

Town Clerk, Susan Duplin was present along with Constable, John Firriello. She said that the next town election will be on May 3, 2022 from 7:00 a.m. - 8:00 p.m. at Saint Theresa's Church. Constable Firriello has posted the election warrant in two (2) places in each precinct. Voter registration deadline is April 13, 2022. She recommended coming into the town hall or going to Secretary of the Commonwealth of Massachusetts Galvin's website <https://www.sec.state.ma.us/ele/eleidx.htm> to register.

Chair Manupelli added to please make sure you're registered to vote and to come to the election to have your voice heard. There was a Democratic "Meet the candidate night" at Hopothecary Ales Brewery and Kitchen on April 4<sup>th</sup> and another one coming up on April 13<sup>th</sup> at North Reading High School.

MADAM CHAIR, I MOVE TO SIGN THE MAY 3, 2022 REGULAR TOWN ELECTION WARRANT.

MOTION BY:	MR. STUTO	
SECONDED BY:	MR. O'LEARY	
VOTED BY:	MR. STUTO	AYE
	MRS. GONZALEZ	AYE
	MR. WALLNER	AYE
	MR. O'LEARY	AYE
	MRS. MANUPELLI	AYE

VOTE: 5-0

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**Next order of business.      Public Hearing: General On-Premises/All Alcohol License – Ultra Chic Events, LLC, D/B/A Ultra Chic Events at Hillview Country Club**

Chair Manupelli read the Hearing Notice.

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

Adilson Santos introduced himself and his wife Fabiana Santos of 26 Nelson Ave, Reading, MA. They have a new lease agreement with the Town of North Reading at Hillview Country Club. They both have worked in event planning but Fabiana has been doing it for the last 15 years.

Mr. O'Leary appreciates the subcommittee's process. He thinks they are the best fit for the community with the option of adding the Pub down the road. He is hopeful for the future with an enthusiastic but measured approach.

Mr. Wallner added that they want to see the Hillview Country Club be successful and told them to ask for help.

Mr. Stuto had no comment.

Ms. Gonzalez said congratulations and she is looking forward to the return of the Junior Prom. The Hillview Country Club is a gem to this community.

Chair Manupelli asked about what kind of experience they have with alcohol sales, if they are hiring a bar manager, what their experience is with food sales and crowds and how many employees will be on their staff.

Mr. Santos answered that they have no experience with sales but are TIPS certified and dealt with public drinking at most of their events. They will hire a bar manager when they get the license. They are comfortable with food and keep the temperatures proper for food safety. They added that all 9 of their staff members are always walking around making sure no minors are drinking alcohol.

Hillview Commissioner George Stack spoke highly in favor of the board granting the license to them. He commented that during his 35-year affiliation with the Hillview operations he was thrilled to finally have someone onboard like Ultra Chic that knows how to "market" their event planning business.

Ms. Santos added that they are focusing on upstairs and hoping everyone knows the Hillview Country Club is up and running. Mr. Santos also said that their goal is to bring the Hillview Country Club back and make it so people want to come back. They are hugely focused on event planning. They look forward to having the Hillview become the destination for town events, high school events, golf outings and the like again.

Mr. Vincent Ragucci (from the zoom) asked what the hours are going to be.

Mr. Gilleberto answered that the hours during which Alcoholic Beverages may be sold are: From 8:00 a.m. to 1:00 a.m., weekdays except Sunday which is Noon to 1:00 a.m. Last Call: 12:40 a.m., All glasses off tables: 1:00 a.m. All patrons off premises: 1:15 a.m. according to the license.

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

MADAM CHAIR, I MOVE TO APPROVE A GENERAL ON-PREMISES/ALL ALCOHOL LICENSE FOR ULTRA CHIC EVENTS, LLC, D/B/A ULTRA CHIC EVENTS AT HILLVIEW COUNTRY CLUB, 149 NORTH STREET SUBJECT TO ALL REGULATORY DEPARTMENTS REQUIREMENTS, AND TO APPROVE ADILSON SANTOS AS MANAGER.

MOTION BY: MR. STUTO  
SECONDED BY: MR. O'LEARY

VOTED BY:	MR. STUTO	AYE
	MRS. GONZALEZ	AYE
	MR. WALLNER	AYE
	MR. O'LEARY	AYE
	MRS. MANUPELLI	AYE

VOTE: 5-0

**Next order of business. Approve FY2023 Employee Health Insurance**

Mr. Gilleberto said that the increase to the FY23 Employee Health Insurance plan will be 7.5%

MADAM CHAIR, I MOVE TO APPROVE THE EMPLOYEE HEALTH INSURANCE FOR FY2023 AS INDICATED IN THE ATTACHED SUMMARY.

MOTION BY: MR. STUTO  
SECONDED BY: MR. O'LEARY

VOTED BY:	MR. STUTO	AYE
	MRS. GONZALEZ	AYE
	MR. WALLNER	AYE
	MR. O'LEARY	AYE
	MRS. MANUPELLI	AYE

VOTE: 5-0

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

**Next order of business.      Water/Wastewater Update**

DPW Director Joseph Parisi presented a slideshow.

Chair Manupelli asked why there is going to be temporary paving and not a full resurfacing.

Joseph Parisi responded that after the main is completed the trench will settle.

Chair Manupelli asked what a 5 year road opening moratorium means.

Joseph Parisi answered that when a roadway is first paved you don't want to open a new roadway to disturb the newly paved road so they prohibit such for 5 years.

Chair Manupelli asked about the complexity of the Project Design Plan.

Joseph Parisi answered that the preliminary design includes a summary, storm drains, manholes, water value steps, etc. He then continued with the slideshow.

Mr. Wallner asked when the Return of Investment is due.

Joseph Parisi said by midsummer.

Chair Manupelli asked about the funding piece and where it comes from and when will they see that part of the plan.

Joseph Parisi said with the betterments and it will be determined with a company called Kleinfelder.

Chair Manupelli asked if a new business is built on Main Street do they pay a betterment as they are built.

Joseph Parisi responded that there are two parts to the betterment/assessments. The first is the current user assessment. The second is new business payment what's called a privilege fee or compensatory fee will be added to compensate for the additional capacity of wastewater.

Chair Manupelli asked about additional permitting for increasing the capacity.

Joseph Parisi said its 500K gal/day with Greater Lawrence. They will only be using maybe half that amount and the rest is reserve. It lets the Town of North Reading have a plan for additional growth especially the more environmentally sensitive areas of town.

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

Ms. Gonzalez asked if there is a requirement hook up or is it optional.

Joseph Parisi said that it's a Board of Health decision and there is some leeway but it's not required.

Chair Manupelli asked if there is a plan to extend to Martin Pond or have potential to phase in later.

Joseph Parisi answered that it's not on the initial phase but possible for the future.

Chair Manupelli said is there grant funding potential propose betterment bylaw override.

Joseph Parisi answered yes.

Abigail Hurlbut asked if you don't follow DOT wait 5 years to do sewer.

Joseph Parisi responded with correct.

**Next order of business. Review/Approve Potential Changes to Solid Waste Program for FY**

**2023**

Mr. Dan Greenberg did a brief overview of the letter in the Select Board package with updates.

DPW Director Joseph Parisi presented a slideshow.

Mr. O'Leary applauded the efforts but still is concerned about the small user not getting any relief.

Mr. Wallner responded that he is disappointed. The light users are 70% and will be supplementing everyone else. The barrel size is not part of the long-term vision and it's not equitable. (2) 50 gallon barrels is huge. JRM will be picking up huge barrels and it will be abused. It will be a blessing to the abuser. This plan is not reducing the waste stream and going the other way. He said he is disappointed with the latest vision.

Mr. Stuto added that the 70% number was bad data and unrealistic. A town mandate barrel size of 50 gal is \$100. How does the town enforce it? What will people do with the barrels they have now? Also how do we help the little old lady? He wants raw data.

Ms. Gonzalez added that as the liaison she has seen the hours of work that has gone into this project. The town is aware of the abuse. The way to help the small user is to add the Pay As You Throw (PAYT) bags. There has been no enforcement. Now there is an option for extra trash and one can get the bags. She

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

understands that they do not agree on the fee but the Town of North Reading price is the lowest around. There is a need to address the extra trash that the town pays for now to pick up. Not using the bags will be enforced. The feedback was that we all have big barrels and not only 35 gallons. (2) 50 gal barrels are adequate. JRM needs to be able to lift them.

Chair Manupelli added that the desire is to get into uniformity. A 65 gallon barrel will not get picked up. You will be responsible to go get it and be charge the fee that JRM changes the town. Users will need to get the bags. The Select Board annually looks at the fee to cover the cost and this will achieve equity for the little old lady, Long-term habits with recycle down to (1) 50 gal. barrel. The one bag granny does not need to buy a big barrel.

Mr. Stuto asked about the resident who uses the contractor bags to empty out the shed do they call the DPW.

Mr. Greenberg said that for special circumstances JRM will pick up.

Mr. Stuto said by buying the bags.

Mr. Greenberg answered that equity is achieved by reducing the fixed fee to bring relief to the small user. He added the long-term plan is to get to (1) 35 gallon barrel plus the bags.

Chair Manupelli asked for the comments to not be an angry exchange.

Mr. Stuto asked for an explanation.

Mr. Ed McGrath answered Mr. Stuto's question of how many barrels and recycling barrels are put out in town. The vast majority 2 barrels or less. There is a small percent 195 households had more than three barrels.

Mr. Stuto has no real confidence (2) 35 gal barrels.

Chair Manupelli said asked and answered and Mr. McGrath did the footwork.

Mr. McGrath added he was the first chairmen of the recycling committee 32 years age. He was a recycling manager for the Town of Bedford. He added that Bedford is the same size as the Town of North Reading. In 2011 Bedford issued a 48 gal. cart with overflow bags for \$2.00 a bag. In these programs the hauler fronts the money to buy the carts \$45.-\$50 and town reimburses hauler over 3-5 years.

Mr. Wallner wants to be successful long-term.

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

Mr. O'Leary endorses success that helps address equity.

Ms. Gonzalez said thank you to the recycling committee and volunteers.

Chair Manupelli said that mandates are coming. They will instruct JRM of the Town of North Reading's requirements. They need to let the public know about the mattress and textiles and be proactive before the mandates. Thank you.

MADAM CHAIR, I MOVE TO APPROVE A CURBSIDE SOLID WASTE COLLECTION EFFECTIVE JULY 1, 2022 AS FOLLOWS:

1. ANNUAL HOUSEHOLD RATE OF \$300 ANNUALLY, BILLED QUARTERLY
2. TRASH LIMIT OF TWO 50 GALLON BARRELS PER HOUSEHOLD
3. MAXIMUM WEIGHT OF 40 POUNDS PER BARREL
4. PAY AS YOU THROW BAGS FOR TRASH IN EXCESS OF TWO BARRELS AT A RATE  
OF \$2.50 PER BAG.

MOTION BY:	MR. STUTO
SECONDED BY:	MR. O'LEARY

VOTED BY:	MR. STUTO	AYE
	MRS. GONZALEZ	AYE
	MR. WALLNER	NAY
	MR. O'LEARY	AYE
	MRS. MANUPELLI	AYE

VOTE: 5-0

**Next order of business. Review Department of Public Works 2022 Construction Plans**

DPW Director Joseph Parisi presented a slideshow.

Chair Manupelli asked for an explanation of the schedule of the roads.

Joseph Parisi said it's an assessment of roadways and the cost associated. He then completed his slideshow

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

**Next order of business.      Review Updated FY 2023 Revenue/Expense Plan**

Mr. Gilleberto provided a brief update that is in the Select Board packet. He added that there was more to come to get a balanced budget.

No questions.

**Next order of business.      Review Draft Warrant – June 6, 2022 Spring Annual Town Meeting**

Mr. Gilleberto went over the list of 28 articles that were being proposed for June Town Meeting.

Chair Manupelli asked when they will vote on the articles May 2<sup>nd</sup> or May 9<sup>th</sup>.

Mr. Gilleberto answered that it will be posted on the website this week. Ministerial acts. Board of Assessors-Deb Carbone will present on #24 & #25, Chief Donald Stats will present on #25 and Forrest Committee will present on #29 at the April 25<sup>th</sup> meeting.

**Next order of business.      Public Comment**

Chair Manupelli wanted to state for the record that all the letters presented to the Select Board were received and will be made part of the record of this meeting.

Mr. Stephen Delisle-3 Mount Vernon Street said that the Select Board knows how he feels. The “abandon railroad” in his yard is not abandoned as he uses it daily. If the town takes his property it cuts his yard by 1/3 and makes his yard useless. He then invited the Select Board to come to his home to see for themselves.

Ms. Barbara Nicosia-5 Railroad Ave. added that the trail is proposed to go through her yard and the abandoned trail is not abandoned. She spoke to people in her neighborhood who did not know about this. She is not selling and does not want the trail to go through her property.

Mr. Matt Donahue- 19 Woodland Drive asked if the Select Board knows that the virtual Land Utilization Committee (LUC) meeting has no agenda item for public comment.

Mr. Gilleberto said to addend the virtual meeting and that it’s unlikely there will be public comment but he spoke to the chair and there will be an in person meeting to allow for comments soon.

Chair Manupelli asked that after the last meeting if they could reconfigure a new pathway with showing drone footage. There was misinformation and they are doing the best they can but it will take more than just one public meeting.

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

Mr. Gilleberto again said there will be a follow up meeting with questions period. It's a public meeting and not a Hearing but it's on record and he added to please attend the virtual meeting.

Mr. Donahue asked what the process is moving forward.

Mr. Gilleberto said that the LUC will inform what their status is. Then the warrant will be approved and signed. Next the Select Board will make a determination on it and lastly the Select Board will vote.

Chair Manupelli said it depends on who shows up to vote.

Mr. O'Leary said that the Select Board can take it off but they do not customarily do that as it is another board that recommends at town meeting. LUC will determine the appropriate time and will be flushed out over the next 6 weeks. The Rail Trail is a huge asset to the town but it does impact homeowners.

Ms. Mary Garlock-17 Woodland Drive said she is opposed to it and has been losing sleep over this rail trail. She was not notified as an abutter of this at all.

Mr. William Smith- 230 Elm Street said he can't believe this has gone on as long as it has. \$12 million for a walkway to Lynnfield. Have they thought about the snowmobiles in the winter? He is displeased with the lack of transparency from the LUC who have met 23 times in the last 2 years with no outside input. This place is packed with people not in favor of the trail. Williams Road has 20K sq. ft. to be taken and you need 1800 for a nonconforming lot. He had 112 acres of land and the Town of North Reading took 50 acres of it. This is the 5<sup>th</sup> time they are trying to take his property and they had taken down a bridge he built with his father. The town cut them off and it's crazy. Have they spoke to the people on Burdett Road yet? \$12 million for phase one. How can they put something on the warrant when it was not discussed with anyone in town? It takes away their rights and privacy. Mr. Smith asked why the chairperson of the LUC who lives in Topsfield can spend money in the Town of North Reading.

Chair Manupelli said to make sure Mr. Smith heard when the LUC meeting was going to be held.

Mr. Ralph Simard-90 Park Street said he was not asked about anything regarding this rail trail. The Post office and the Lions Club were approached but not him or his neighbors; they were not approached at any time. He added that the Select Board are the gate keepers of the town and they claim there is not enough info from either side. What is the feasibility for either side the pros and cons. Having a meeting without public comment is wrong. The LUC needs to hear all sides and added that all his neighbors signed a letter that was submitted to the Select Board. He added that the trail needs to have 16-18 feet and he is concerned about the wetlands and conservation lands. He wants to know if anyone has spoken with Ms. Leah Basbanes in Conservation yet.

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

Ms. Deborah Pascale-170 Elm Street said this bike path will needs 10-14 feet wide with 2 foot shoulder for stopping.

Mr. Fred Hein-114 Haverhill Street he said he will attend the virtual LUC meeting but if it goes any further he wanted to go on record that he will not grant any easements.

Mr. O'Leary added that they have responsibilities to the subcommittees. It only takes 10 signatures for a citizen's petition and they have the right to be heard. The Town Meeting has the ultimate decision.

Ms. Gonzalez said that Mr. O'Leary only speaks for himself.

Chair Manupelli said the previous approved expenditure for the design and study went through many private parcels. The Select Board went back and asked and it was not an easy task to take the plan from where it was to where it is now in this revised plan. It impacts significantly less parcels directly. Those who are against it need to show up to vote no.

Mr. Ralph Simard-90 Park Street said that it cannot be rubber stamped. Lynnfield to Wilmington is only midway through concentrating on IRP. The IRP to Wilmington portion will have no money to start that plan. How to get from A-B.

Mr. Wallner said the LUC is not looking for \$10-12 million. It is \$850K for the 1<sup>st</sup> phase \$850K for the 2<sup>nd</sup> phase and the state will be paying the rest. Bridges, sidewalks are not on the town dime. They are on a good path that the state will fund construction. 70% is not on private land and there is always a work around.

Mr. Simard-90 Park Street said 70% is wetlands and protected land.

Mr. Wallner said the state would not let wetlands get destroyed. The plan is elevated trails over wetlands.

Chair Manupelli said we need more info from the LUC.

Mr. Stuto added that he thinks everyone in the room should go out and vote at Town Meeting and can give a resounding yes or no. For all that don't think it's a great project, they will want that Town Meeting affirmation as it speaks volumes.

Mr. Donahue wanted to add that is what they want, to be able to have their opinions heard at the Town Meeting as well. He also reminded of Mr. Wallner Facebook post. He stated that Mr. Wallner's comment makes it difficult for any kind of honest vote.

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

Chair Manupelli added that the Select Board has not even voted any recommendation on any of these warrant article yet. That is how the Select Board shepherds this through the process by hearing from all and all 5 Select Board members get a vote and a chance to explain why they feel the way they do. Majority will rule. It sounds like there was not a lot of dialog with those effected and they agree that was a problem. Now the LUC has done what the Select Board asked of them

Chair Manupelli thanked everyone for their comments.

**Next order of business.        Legal Bills**

MADAM CHAIR, I MOVE TO APPROVE LEGAL BILLS FOR FEBRUARY, 2022 IN THE AMOUNT OF \$26,096.71 AS FOLLOWS:

GENERAL	\$ 6,662.71
LABOR	\$ 11,562.00
20 ELM STREET	\$ <u>7,872.00</u>
TOTAL	\$ 26,096.71

MOTION BY:                MR. STUTO  
SECONDED BY:            MR. O'LEARY

VOTED BY:	MR. STUTO	AYE
	MRS. GONZALEZ	AYE
	MR. WALLNER	AYE
	MR. O'LEARY	AYE
	MRS. MANUPELLI	AYE

VOTE: 5-0

**Next order of business.        Minutes**

MADAM CHAIR, I MOVE TO APPROVE THE FEBRUARY 28, 2022 REGULAR SESSION MINUTES AS WRITTEN.

MOTION BY:                MR. STUTO  
SECONDED BY:            MR. O'LEARY

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

VOTED BY:	MR. STUTO	AYE
	MRS. GONZALEZ	AYE
	MR. WALLNER	AYE
	MR. O'LEARY	AYE
	MRS. MANUPELLI	AYE

VOTE: 5-0

MADAM CHAIR, I MOVE TO APPROVE THE FEBRUARY 28, 2022 EXECUTIVE SESSION MINUTES AS WRITTEN.

MOTION BY:	MR. STUTO
SECONDED BY:	MR. O'LEARY

VOTED BY:	MR. STUTO	AYE
	MRS. GONZALEZ	AYE
	MR. WALLNER	AYE
	MR. O'LEARY	AYE
	MRS. MANUPELLI	AYE

VOTE: 5-0

MADAM CHAIR, I MOVE TO APPROVE THE MARCH 14, 2022 REGULAR SESSION MINUTES AS WRITTEN.

MOTION BY:	MR. STUTO
SECONDED BY:	MR. O'LEARY

VOTED BY:	MR. STUTO	AYE
	MRS. GONZALEZ	AYE
	MR. WALLNER	AYE
	MR. O'LEARY	AYE
	MRS. MANUPELLI	AYE

VOTE: 5-0

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

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MADAM CHAIR, I MOVE TO APPROVE THE MARCH 14, 2022 EXECUTIVE SESSION MINUTES AS WRITTEN.

MOTION BY:	MR. STUTO	
SECONDED BY:	MR. O'LEARY	
VOTED BY:	MR. STUTO	AYE
	MRS. GONZALEZ	AYE
	MR. WALLNER	AYE
	MR. O'LEARY	AYE
	MRS. MANUPELLI	AYE

VOTE: 5-0

MADAM CHAIR, I MOVE TO APPROVE THE MARCH 21, 2022 STRATEGIC PLANNING MINUTES AS WRITTEN.

MOTION BY:	MR. STUTO	
SECONDED BY:	MR. O'LEARY	
VOTED BY:	MR. STUTO	AYE
	MRS. GONZALEZ	AYE
	MR. WALLNER	AYE
	MR. O'LEARY	AYE
	MRS. MANUPELLI	AYE

VOTE: 5-0

**Next order of business. TOWN ADMINISTRATOR REPORT**

Mr. Gilleberto stated that in the attached Select Board packet please find a listing of items he provided to Senator Tarr, as well as a listing of potential projects he provided to Senator Tarr and Representative Jones.

He then added that after conversations with Congressman Moulton's office narrowing down attractive projects and feasible costs, he has submitted two projects for consideration for Congressionally Directed

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

Funding: First is a \$1.5 million for final wastewater design for Main/Park/Concord Streets. Second is a \$1.5 million for construction of a wastewater collection system connecting Flint Memorial Library, the Police and Fire Stations, the Damon Tavern, and Third Meeting House to the Middle/High School wastewater treatment plant.

Lastly, attached please find a copy of comments submitted by the Town Planner to the state regarding the MBTA communities program.

**Next order of business. BOARD MEMEBER REPORTS**

Mr. O'Leary wanted to make a comment regarding the suit being brought to the Town Administrator, School Committee members and other public officials. He wanted to put the public on notice that this is causing a significant amount of human resource time in the town hall and money to the tax payers. Over the last 2 years the response has been well focused and we believed in the administration during the pandemic. We need to send the message of support over the last 2 ½ yrs. To defend the actions if necessary and it should be done only through council. In his 49 years as a public official he will only respond in this public way.

Mr. Wallner added that the North Reading Transcript is presenting a Candidate Forum Night moderated by Editor Emeritus of the Transcript, Bob Turosz, next Wednesday, April 13 from 7-8:30 p.m. The questions will be presented by a panel of 18-year-olds, representing the town's newest and youngest voters.

Mr. Stuto said he met with the EDC last week and there is a tremendous amount of support for the sewer. He said many members have seen a ceiling hit for the town regarding the commercial base. There will be two events this year. There will be one meeting in May if there is a sewer article to discuss and one before the OTM. They have a budget for this.

Ms. Gonzalez said that the CIT is offering Guiding Good Choices Spring 2022 to North Reading families and free of charge. This interactive program offers science-based skills and practice to help parents, grandparents and caregivers, strengthen bonds with their children, increase protective factors and decrease risk factors and prevent youth substance use. This is a four part series. CIT are also joining the NRPD to offer Community Naloxone training on March 30<sup>th</sup>, April 3<sup>rd</sup>, April 6<sup>th</sup> or April 28<sup>th</sup>. Also they will be doing their annual "Hiding in Plain Sight" in the police station meeting room.

Mr. O'Leary said that "Hiding in Plain Sight" is a great program.

Chair Manupelli mentioned that NOTEorious will be hosting their annual "Sing Fling" at NRMS/HS PAC at 7:00 on April 14<sup>th</sup>. It is a great show and also a fundraiser to help them get to New York for the International Finals of the ICHSA. She also got to see incredible performances by the All Town Band and

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

Chorus groups last week. It was noted that the music department teachers in the Town of North Reading fought to keep the programs going throughout the pandemic when other schools programs shut down altogether. All their efforts were pivoted to keep the services, continue to keep it safe and the music programs alive.

She also added that it is easy to condemn but we as a Select Board stand behind the School Board, Board of Health, Administration, and Town Administration. There is not a text book for this time in history.

Ms. Gonzalez also said that she learned during the superintendent's meeting and that it's one thing to question things but this is so far beyond questioning. The superintendent has been inundated with records request that are impeding him for doing his daily job. The people need to understand that he can't do his job due to the multiple records requests.

Chair Manupelli said that there is exempt material that is targeted in these multiple letters.

Mr. O'Leary said that the costs associated with the Freedom Act and the requesting individual who should pay the bill for being so disruptive.

Chair Manupelli added that as we learn to live with Covid and improved message handling is not being taken lightly. As Mr. O'Leary said as we lean on the lawyers at the tax payer's expense. She appreciates the efforts by all.

Mr. Wallner concluded with how many lives were saved and are alive today because of the coordinated efforts. We need to come from a position of compassion.

**Next order of business.            OLD AND NEW BUSINESS**

Mr. Stuto see Board Member Report  
Ms. Gonzalez see Board Member Report  
Mr. O'Leary see Board Member Report  
Mr. Wallner see Board Member Report  
Chair Manupelli see Board Member Report

**Last order of business.            ADJOURN**

MADAM CHAIR, I MOVE TO ADJOURN.

MOTION BY:	MR. STUTO
SECONDED BY:	MR. O'LEARY

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

---

VOTED BY:	MR. STUTO	AYE
	MRS. GONZALEZ	AYE
	MR. WALLNER	AYE
	MR. O'LEARY	AYE
	MRS. MANUPELLI	AYE

VOTE: 5-0

ADJOURN: 11:23 P.M.

\_\_\_\_\_  
DATE

  
\_\_\_\_\_  
VINCENZO STUTO, CLERK

EMPLOYEE HEALTH INSURANCE FOR FY2023 SUMMARY:

# MINUTES OF THE SELECT BOARD MEETING MONDAY, APRIL 11, 2022

Participating Funding Arrangement - PFA Strategies		
"A low-risk partially self-funded solution"		
Annual Plan Year: July 1, 2022 - June 30, 2023		
Town of North Reading	Plan Year: July 1, 2022 - June 30, 2023	Plan Year: July 1, 2022 - June 30, 2023
<b>Plan Year: July 1, 2022 - June 30, 2023</b> Deductible then; \$2,000 / \$4,000 Deductible then; \$30 / \$45 copay Deductible then; \$750 copay Deductible then; \$1,000 copay Deductible then; \$1,000 copay Deductible then; \$1,000 copay Deductible then; \$25 copay \$20 / \$40 / \$60 \$40 / \$80 / \$120 \$1,000 / \$2,000 20% DME \$5,000 / \$10,000	<b>Plan Year: July 1, 2022 - June 30, 2023</b> Deductible then; \$2,000 / \$4,000 Deductible then; \$30 / \$45 copay Deductible then; \$750 copay Deductible then; \$1,000 copay Deductible then; \$1,000 copay Deductible then; \$1,000 copay Deductible then; \$25 copay \$20 / \$40 / \$60 \$40 / \$80 / \$120 \$1,000 / \$2,000 20% DME \$5,000 / \$10,000	<b>Plan Year: July 1, 2022 - June 30, 2023</b> Deductible then; \$2,000 / \$4,000 Deductible then; \$30 / \$45 copay Deductible then; \$750 copay Deductible then; \$1,000 copay Deductible then; \$1,000 copay Deductible then; \$1,000 copay Deductible then; \$25 copay \$20 / \$40 / \$60 \$40 / \$80 / \$120 \$1,000 / \$2,000 20% DME \$5,000 / \$10,000
<b>Annual Plan Year: July 1, 2022 - June 30, 2023</b> \$918.44 \$2,373.63 \$479,645.45 \$4,155,745.40	<b>Annual Plan Year: July 1, 2022 - June 30, 2023</b> \$1,255.28 \$3,361.75 \$6,696.13 \$115,887.80	<b>Annual Plan Year: July 1, 2022 - June 30, 2023</b> \$1,255.28 \$3,361.75 \$6,696.13 \$115,887.80
<b>Plan Year: July 1, 2022 - June 30, 2023</b> Office Visit / Specialty Emergency Room Inpatient Day Surgery High Tech Radiology Lab and X-ray Prescription Drugs - 90 Day Mail Order Prescription Drugs - Out of Pocket Maximum Copayments (if applicable) Medical - Out of Pocket Maximum	<b>Plan Year: July 1, 2022 - June 30, 2023</b> Office Visit / Specialty Emergency Room Inpatient Day Surgery High Tech Radiology Lab and X-ray Prescription Drugs - 90 Day Mail Order Prescription Drugs - Out of Pocket Maximum Copayments (if applicable) Medical - Out of Pocket Maximum	<b>Plan Year: July 1, 2022 - June 30, 2023</b> Office Visit / Specialty Emergency Room Inpatient Day Surgery High Tech Radiology Lab and X-ray Prescription Drugs - 90 Day Mail Order Prescription Drugs - Out of Pocket Maximum Copayments (if applicable) Medical - Out of Pocket Maximum
<b>Plan Year: July 1, 2022 - June 30, 2023</b> Administration Cost (Annual Fee Separate) Projected PFA Plan Payment By Group Annualized Monthly Administrative Costs Total Projected (Budgeted) PFA Costs	<b>Plan Year: July 1, 2022 - June 30, 2023</b> Monthly PFA Fee: \$14.50 \$679,345.98 \$65,076.00 \$1,044,316.98	<b>Plan Year: July 1, 2022 - June 30, 2023</b> Annual Fee: \$1,000.00 \$1,468.58 \$1,044.00 \$2,677.58
<b>Plan Year: July 1, 2022 - June 30, 2023</b> \$113.85 \$306.24 \$47,826.41 \$1,044,316.98	<b>Plan Year: July 1, 2022 - June 30, 2023</b> \$30.25 \$71.80 \$223.53 \$2,677.58	<b>Plan Year: July 1, 2022 - June 30, 2023</b> \$30.25 \$71.80 \$223.53 \$2,677.58
<b>Plan Year: July 1, 2022 - June 30, 2023</b> \$1,082.29 \$2,679.89 \$766,871.86 \$8,200,062.98	<b>Plan Year: July 1, 2022 - June 30, 2023</b> \$1,285.53 \$3,452.64 \$6,881.26 \$116,575.36	<b>Plan Year: July 1, 2022 - June 30, 2023</b> \$1,285.53 \$3,452.64 \$6,881.26 \$116,575.36
<b>Plan Year: July 1, 2022 - June 30, 2023</b> Current Annualized Premium Projected Annualized Premium Annualized Premium Comparison Percentage Difference	<b>Plan Year: July 1, 2022 - June 30, 2023</b> \$8,668,500.24 \$8,318,837.76 \$690,137.52 7.5%	<b>Plan Year: July 1, 2022 - June 30, 2023</b> \$8,668,500.24 \$8,318,837.76 \$690,137.52 7.5%

Letters From Easement Impacted Property Owners Against the Rail Trail:

3.28.2022

Select Board, Town Administrator, Mr. Hertz,

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

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I am speaking as a representative for the group of private property owners that this Rail Trail will be crossing through via proposed easements.

We would like to acknowledge all the hard work Mr. Hertz has done over the last 3+ years. We can certainly see it is a passion of his and he has dedicated much time into it.

That being said, we the private property owners are opposed to the plans as they are currently presented in the January 2022 Feasibility Study for the Rail Trail.

Here are our collective concerns in brief:

- Lack of transparency and communication on this project.
- Infringement of privacy and ownership of private property via easements.
- Conservation of Wetlands and the environmental impacts of vegetation, vernal pools, wildlife, and other sensitive species.
- The general safety of our young children to play on our properties when a trail cuts through along with questions of trail safety as a whole.

Thank You,

Easement Impacted Property Owners Against the Trail.

**NEXT LETTER**

Hi All - first off, thank you for all the hard work you do for the town serving on the select board. It is a thankless job, and I appreciate the work you do for the town.

My name is Matt Donahue, and I live on Woodland Dr. My house backs up to Ipswich river watersheds and wetlands, and that land supports an amazing ecosystem of wildlife, vegetation and waterways.

Both myself, and my neighbors, were all surprised when we saw the feasibility study for a rail trail that would cut directly through this area, posted to a Facebook group. It caught us all off guard, as this was the first time we had heard about this, and it just happened to be a lucky coincidence that someone had posted about it.

This trail would severely impact the wildlife in our area, but also impacts all of our properties as well. We all expected the town would have been in better communication with our street, considering the proposed trail runs directly behind our property.

While we do think a bike path connecting certain parts of town is a good idea, we could not be more against the section that goes behind woodland drive for a number of reasons.

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

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1) **Impact to Wildlife**

The wetlands behind Woodland Dr is home to a number of animals and unique vegetation. A number of these are native plant and animal species that are protected under the Massachusetts Endangered Species Act (M.G.L. c. 131A). Personally, I am an animal lover, and a big advocate for not interrupting natural habitats. I have a camera on the back of my house, and just over the past 30 days have seen – fox, coyote, deer, fisher cat, possum, rabbit, skunk, North American black squirrels, amongst all the other common wildlife we see here in North Reading.

Our biggest concern is the impact to wildlife. I understand the trail can be built in as many environmentally friendly ways as possible, but that does not eradicate the impact to wildlife. The state of Washington, a largely rural state, conducted a study on this very topic. The report was called “Recreation and trail impacts on wildlife species”. The study found that wildlife was time and time again, negatively impacted by the construction of a public trail. The areas where there was a negative impact were:

- A. Trapping/poaching – Although trapping is not allowed in Washington State Parks, illegal trapping and hunting are cited as risks associated with trails (particularly snowmobile and ORV trails). *Again – as stated above, trapping and poaching are not allowed in North Reading, but providing a clear easy walking trail, into the heart of our animal’s habitats, will certainly make it easier for offenders to target our local wildlife.*
- B. Stress/physiological response – Studies of heart rates and fecal glucocorticoid levels have shown stress responses to human activity. Chronic stress can make species susceptible to illness and reduce individual fitness (Sapolsky 1992 in Creel et al. 2002). *The large volume of people who would be using this section of trail, being so close to downtown, will undoubtedly increase the stress and physiological response to animals in our area*
- C. Breeding/rearing disturbance – Species that are considered generally tolerant of human activity may experience higher levels of disturbance at breeding and rearing sites. This may result in reduced attentiveness to young, disruption of feeding patterns, abandonment of nests/dens, and/or cause adults to undertake additional risks to their young by moving them to a new location. *In my backyard alone, we have nesting rabbits, birds, and foxes, over the past few summers and have been home to their offspring. A trail will impact that, and wondering users of the trail could severely impact breeding sites*
- D. Displacement/avoidance – A variety of species often move away from human activity or intentionally avoid associated sites. Sites may be avoided due to the disruption caused by human presence or habitat changes associated with the site (e.g. soil compaction, dryness of soils and vegetation along roadsides and trails). Animals displaced by recreation are less likely to survive and reproduce where habitat is unfamiliar or inferior (Gutzwiller 1995). Displacement or avoidance is by far the most common response of species found in the literature. *This is self-explanatory. Animals who have had this habitat for 100+ years will be forced to move elsewhere, and likely not to survive.*

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

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E. Disease - Domestic dogs are allowed in Washington State Parks, and though regulations specify that they should be restrained at all times, there are undoubtedly many dog owners who do not abide by this rule. A variety of species are vulnerable to diseases such as rabies, distemper, and parasites transmitted by domestic dogs. *This trail is certain to see a huge use by dog owners, which as stated, will directly impact wildlife.*

F. Animal collection – Although relatively uncommon, certain species (e.g. goshawk chicks for falconry) are sometimes illegally collected. Trail access can increase vulnerability. *Less of an impact to our area, but still a possibility.*

G. Habitat fragmentation/edge effects – Habitat fragmentation/edge effects are typically associated with timber harvest and/or roads, however recreational trails can have similar, though typically less intense, impacts. *With more people accessing the wildlife habitats, there is more of a chance for their homes to continue to be disrupted.*

H. Predator/competitor increased accessibility - Trails, and snowmobile trails in particular, can greatly ease travel and access for species less adapted for movement in deep snows. This may cause greater rates of predation on some species and increased competition for prey for others. *With the heavy snow we receive in the northeast, this is a very valid concern.*

I. Snag/coarse woody debris reduction – Snags and coarse woody debris are used for cover, nesting and denning, and are key habitat components for some species. These components may be lost through trail development, wood gathering around campsites, recreational site development and associated removal of “hazard” trees, and woodcutting for firewood (though against Washington State Parks regulations, trails facilitate illegal firewood cutting). *How do we ensure people using the trail are not impacting nature that our wildlife use for their habitats?*

J. Incidental mortality – Direct collision with motorized vehicles can result in incidental mortality. Snowmobiles may indirectly cause mortality of small mammals by compacting snow and collapsing subnivalian tunnels. *I would assume this would be a non motorized trail, but what would be put in place to stop snowmobiles or ATVs from using a perfect riding path?*

K. Habituation – Many species will become habituated to human presence. Habituation often poses risks to animals, resulting in undesirable behaviors, poor nutrition, incidental destruction of property, and a host of other factors. *The increase in foot traffic, from none to hundreds of people a day, would severely impact animals.*

In Figure 1 – you can see a graphic on how these negatively impacted wildlife.  
<f97cddd5-1c7d-486f-8e4e-379dbf361ece.png>

2) Stormwater management standards

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

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The area behind Woodland Dr plays a major role in the Ipswich River waterway ecosystem. Water collected from Mount Vernon Street, Flint Street, Ipswich River Park etc, all collect and funnel in behind Woodland Dr. The old Rail Way area already provides a challenge in regard to proper water drainage. The rail was built as a high mound, and separates two watersheds. The water is supposed to drain from behind the homes of Woodland Dr and connect into Ipswich River, but the grading of land was never properly done, therefore resulting in a collection of standing water during wet months. On top of that, drain and water run off collect and follow a drain pipe along the side of my property, and dumps out into this same water run off. The town actually had a pipe company out this morning checking to make sure the pipe wasn't clogged. This plays a vital role in both the ecosystem and water system for the local area.

This alone causes great concern for our neighbors. How will this trail impact waterways? With the increased foot traffic, how do we know people won't venture off of the trail and step into these protect wetlands? People entering this area could severely impact the ecosystem. How do we also ensure that people do not litter on the trail, and impact the water system?

According to the Massachusetts Stormwater Management Standards, it also is relevant for- Footpaths bikepaths and other paths for pedestrian and/or nonmotorized vehicle access. For phased projects the determination of whether the Stormwater Management Standards apply is made on the entire project as a whole including all phases. When proposing a development or redevelopment project subject to the Stormwater Management Standards, proponents shall consider environmentally sensitive site design that incorporates low impact development techniques in addition to stormwater best management practices. (o) Project proponents seeking to demonstrate compliance with some of all of the Stormwater Management Standards to the maximum extent practicable shall demonstrate that: 1. They have made all reasonable efforts to meet each of the Standards; 2. They have made a complete evaluation of possible stormwater management measures including environmentally sensitive site design and low impact development techniques that minimize land disturbance and impervious surfaces, structural stormwater best management practices, pollution prevention, erosion and sedimentation control and proper operation and maintenance of stormwater best management practices; and 3. If full compliance with the Standards cannot be achieved, they are implementing the highest practicable level of stormwater management.

Can you please provide us with the efforts made to meet these standards. Show us the complete evaluation of possible stormwater management measures and show us how you plan to stay within full compliance of the standards, not only for the wetland and Ipswich river waterways, but for all the stormwater we receive?

Within the same standards, it states - The Notice of Intent for any projects involving the construction, repair, replacement or expansion of public or private infrastructure shall include an operation and maintenance plan to ensure that the infrastructure will continue to function as designed. Implementation of the operation and maintenance plan as approved by the Issuing Authority shall be a continuing condition that shall be set forth in the Order of Conditions and the

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

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Certificate of Compliance. Can you please share the operation and maintenance plan that ensures infrastructure will continue to operate and function as designed?

3. Water and Flooding

As mentioned above, our area of town is already susceptible to water collection and flooding. How is the town going to ensure that the building of this trail will not impact the water flow, or water tables? How will the town ensure people who use the trail will not venture off the trail and into the wetlands? If this happens, it has the ability to impact wildlife, nesting animals and the water system.

4. Littering Through Sensitive Ecosystems

With climate change being front in center of many peoples minds, how will the town ensure that users of the trail will not litter through these sensitive areas, and impact wildlife, vegetation and water ways?

5. Motorized Path?

Would this path allow motorized bikes, scooters, ATVs, Snowmobiles etc? Today, there are hundreds of different motorized products on the market. These severely impact conservation and wetlands. Is the town expecting this path to allow motorized equipment? If not, how do you ensure people do not use motorized vehicles?

6. Changing Building Rules?

On top of all the environmental concerns we have, we also have questions on what this means for our property. Currently, our properties are limited to building structures and what we can do on our property. For example, my leech bed for my septic system has to be pumped up to my front yard, because my backyard is too close to the wetlands. My neighbor was not allowed to put an addition on due to the proximity of the wetlands. These change requests aren't even on the wetlands, they are just in close proximity. I would assume, if the town can build a trail directly through this sensitive area, that will bring in hundreds and thousands of people a year into the area, we will also be able to have more freedom of what we can build and how close to the wetlands we can build?

7. Elderly, Kids and Dogs

This section of trail will cut directly along our property lines, and be elevated on top of the old rail trail, from what the maps show. This is a big concern for us, and one of the reasons we were so disappointed that the town did not inform us they were trying to do this. Our neighborhood is filled with kids, and dogs, and there is major concern that the increase in activity directly behind our house is going to severely impact our neighborhood.

8. End of Woodland Dr

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

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The end of our road is a quiet cul-de-sac. You will be able to easily see the trail from the end of our road, and the end of our road from the trail. There is open yard (where dogs and kids are), that would be extremely easy for people to trespass and cut through. If they wanted to get to the roads, they could jump off the trail here and do so. If they wanted to access the trail, they may park at the end of our street and cut through yards to access it as well. How will the town ensure that no one is trespassing through property, and trespass through protected wetlands, to jump on and off the trail?

9. Cost

I see that the MA DOT will pay for the construction of the trail, but the town is responsible for all plan and design fees. The initial design, only 25%, can cost up to \$1 million. Doing that math, I would assume when it is all said and done, the town could pay up to \$5million, if not more, just for designs and plans? What is the cost to the town? How much will taxpayers have to front for this? Why is that not being communicated to the town?

10. Communication

I understand that COVID has changed a lot of things, but for people who are being impacted by this, it feels like certain people are trying to slide this project through as quietly as possible, hoping to avoid any pushback. I understand a lot of people are for this trail, as am I in some cases, but why is it not being better communicated? The plans, outreach to people and neighborhoods that will be impacted (either directly or indirectly), explaining the cost of this and if it will raise taxes? Why is none of this being better communicated? I understand it may be talked about on virtual town hall meetings, but I feel as though it is the responsibility of the town to make sure everyone understands the exact impacts of this.

I apologize for the long email, but this is a topic that is very important to us, and we feel passionate about. As mentioned at the beginning of the email, I want to ensure you all know how much we appreciate the work you do for the town. I know most of the things you handle are issues and complaints, and I want you to know we truly appreciate the hard work. Overall, we think a bike path/walking trail is a good idea and could be a positive thing for North Reading. Where our questions lie, and where our concerns are, stem from some of the areas this trail will go through. Bringing thousands of people a year through previously untouched natural habitats and protected wetlands, is a huge concern. The impact this section of the path may have on the overall ecosystem of Ipswich River could be catastrophic.

I laid out a number of questions above, and am looking forward to hearing the answers. If you could please also let me know the plan forward for the path, what the exact next steps are, and how we can voice our concerns and opposition to this section of the trail. We would like to ensure that we have every chance to voice our concerns, and work with the town and planning commission to find a better area for this path to go.

Thanks,

Matt Donahue

**MINUTES OF THE SELECT BOARD MEETING  
MONDAY, APRIL 11, 2022**

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4-11-2022