

MINUTES  
**Tues, Nov 21, 2023**  
**Select Board Meeting – 5:00PM**  
**Town Hall Community Room 1<sup>st</sup> Floor & Virtual**  
27 Sturbridge Rd.  
Holland, MA 01521

Select Board Members in attendance: James Whalen, Ernie Fancy, Kate Landers

Others in attendance: Stacy Stout (Town Administrator), Laurie Bartkus (Accountant), Valerie Lundin (Town Clerk), Andy Harhay (Finance Board), Priscilla Clowes (Principal Assessor), Cynthia Poirier (Board of Assessors- Chair), Jessica Julian (Board of Assessors), Dusty Evans, Paul and Diane LaPlante, Ron Seaburg

Meeting called to order by Chair at 5:04 pm

1. Pledge of Allegiance
2. Approval of Available Minutes – from 10/05/2023, 10/12/2023, 10/17/2023, 11/7/2023

Motion to approve the minutes from 10/12/2023 and 10/17/2023 with the amendments and the minutes from 11/7/2023 as submitted by K Landers, 2<sup>nd</sup> by E Fancy; All in favor, Yes

Table the minutes from 10/05/2023 to next meeting.

Joint Meeting with Board of Assessors opened at 5:15 pm

3. Tax Classification Hearing – presented by Cynthia Poirier, Board of Assessors Chair. This public hearing is held pursuant to Chapter 40, Section 56 on the adoption of a residential factor for tax purposes and the adoption of percentages of the local tax levy to be borne by each class of real and personal property.
  - a. The Board of Assessors recommends voting a factor of 1.00 to adopt a single tax rate - \$13.55/1,000.

Motion to adopt the single tax rate recommended by E Fancy, 2<sup>nd</sup> by K Landers; All in favor, Yes

- b. La5 Residential Exemption Option

Motion to vote No to the La5 Residential Exemption Option by E Fancy, 2<sup>nd</sup> by K Landers; All in favor, Yes

- c. Seniors Means Tested Exemption Options

Motion to vote No on the Senior Means Tested Exemption Options by E Fancy, 2<sup>nd</sup> by K Landers; All in favor, Yes

- d. Small commercial exemption

Motion to vote No on the Small Commercial Exemption by E Fancy, 2<sup>nd</sup> by K Landers; All in favor, Yes

- e. LA -5 Open Space Option

Motion to vote No on LA-5 Open Space Option by E Fancy, 2<sup>nd</sup> by K Landers; All in favor, Yes

- f. The Excess Levy Capacity for the current Fiscal Year is calculated at \$11,430.95

The Joint Meeting with Board of Assessors closed at 5:45 pm

4. Appointments:

- a. Art (Dusty) Evans as the Veterans Services Agent effective 12-1-2023

Motion to approve Art (Dusty) Evens as the Veterans Services Agent by E Fancy, 2<sup>nd</sup> by K Landers; All in favor, Yes

- b. James Belisle to Lake Oversight Committee

Table the appointment of James Belsile until a letter is received from LOC

- c. Celeste Bracket for Council on Aging

Motion to approve Celeste Bracket for Council on Aging by E Fancy, 2<sup>nd</sup> by K Landers; All in favor, Yes

- d. Kelsey Devoe for Library Trustee

Motion to approve Kelsey Devoe for Library Trustee by E Fancy, 2<sup>nd</sup> by K Landers; All in favor, Yes

5. Liquor License renewals

- a. ABCC (Alcohol Beverage Commission Control) Liquor License renewals
  - a. Heer Convenience, Inc. dba New Holland Market
  - b. Holland Rod & Gun Club
  - c. Doing It Again Inc., dba PJs Town Crier
  - d. Roberts Auto Clinic and Tire Center

Motion to Approve the ABCC Liquor License renewals by E Fancy, 2<sup>nd</sup> by K Landers; All in Favor, Yes

6. Town Hall Holidays 2024

Motion to approve the proposed Town Holiday dates by E Fancy, 2<sup>nd</sup> by K Landers; All in Favor, Yes

7. Business License Process

- a. Ron Seaburg has questions on the business License's issued in Town, specifically to Howlett's. He has reached out to the Building department looking for information but has not received any. The Town is working on the Business Licensing Process and will be moving forward once it is completed.

- b. Work is being done on the Business License Application forms and Policies. We also need to have a separate form and policy for renewals. There is an existing form for Hawker/Vendor/Peddler on the Holland Police Page that needs to be researched more. We need to make sure we contact all the relevant departments to get their input. There should be a separate license issued for each different dba that someone has.
- c. Once we complete the process and forms, the next step is to find out how to enforce the rules and the penalties. Then we can figure out how we want to address private use of public property.

#### 8. Board/Committee/Department updates

- a. Finance Board update – They will be meeting next week. Committees and Boards will be notified in the beginning of December. At the last joint meeting there was some miscommunication about the compensation study. The ARPA funds for the study were approved and the project can move forward. Karen and Andy attended the MMA Finance Committee which stated there was a lot of money for Federal programs
- b. Lake Oversight Committee update – November meeting was cancelled.
- c. School Committee – James needs invites sent for future meetings.
- d. ByLaw Committee update – Special Town Meeting, the general bylaw edits were approved. The editorial edits were approved except two; Wetlands and Traffic. These two are only policies in other Towns not bylaws and so could go to the Town meeting as a deletion of current bylaws and changed to a policy. The zoning bylaws were referred to the Planning Board. If we pull out the Zoning bylaws, we will have to pay \$5,000 - \$10,000 more, or we could not publish until they are completed but they would not be published until January 2025 at the earliest. The Special Town Meeting minutes will be posted online and sent to the Attorney General.
- e. Planning Board update – is currently meeting and discussing the Special Town meeting.
- f. PVPC – Next meeting is in December. James missed the REACH presentation. He has not received the TIP presentation but forwarded the Historic Trust Grants presentation.
- g. Cable Commission – No Update
- h. Road Communication – No Update.

#### 9. Select Board Communications

- a. Stacy has forwarded several emails to the Select Board.
- b. Ernie would like to get the email addresses on Contacts Directory on Website.

- c. Ernie would like to have the ARPA list sent to him. It was previously sent out before the last meeting. Stacy can resend if he does not locate it.
- d. Opacum Letter - James wanted it on the Agenda for tonight's meeting but the Agenda was already going to create a full meeting. Lanie Wilder, who wrote the letter, also agreed that more time would be beneficial and allow all the necessary parties to be involved. This is very important.
- e. Ernie would like to put on a future Agenda for an update on the 15 Mashapaug road letter that was sent for the property that was overgrown and had a lot of RVs.
- f. The Property on the Border of Sturbridge/Holland on Vinton Road is in violation of the bylaws. Our Building Commissioner is also our Enforcement Officer, so that is who will need to deal with this.

10. Bi-Weekly Warrants for Approval

- a. FY24-10 Payroll            \$157,165.87
- b. FY24-10 AP                \$362,119.66

Motion to approve both Warrants as read by Ernie Fancy, 2<sup>nd</sup> by K Landers: All in favor, Yes

11. Upcoming Meetings

- a. December 5, 2023
- b. December 19, 2023

12. Public Comments – None

Chair Closed Meeting - Meeting Adjourned at 7:28pm

Respectfully submitted by Jennifer Gumlaw