

12/20/10 (13) CONFIDENTIAL

final

BOARD OF SELECTMEN AND SEWER COMMISSIONERS' MEETING
September 27, 2010
Executive Session, Room 126, 6:00 P.M

Present: Lauren Rosenzweig Morton, Michael J. Gowing, Terra Friedrichs, Janet K. Adachi, Pamela Harting-Barrat. Town Manager, Recording Secretary; Christine Joyce. The Meeting was televised for regular session Ms. Pickering Cook and Mr. Kreiger of Anderson & Kreiger, the board voted to allow them into the Executive Session.

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[REDACTED]

CAOQUETTE LAND, REAL ESTATE STRATEGY

Executive Session to discuss real estate strategy and litigation (Caouette/Simeone Land) Stow Street and to invite Peter Ashton, Mary Ann Ashton, Walter Foster, Jim Okun and Roland Bartl into the meeting. Roll Call taken – all AYES

Mr. Anderson outlined the issue. Jim Okun has conducted the next phase of the area review. Ground water is clean, taking care of the clean up in the four areas, will cost less than \$100,000 and will depend on a number of issues. They would recommend not taking any soil off the site and covering it as it is not leaching at this time.

Mr. Anderson presented several scenarios to handle the situation. Ms. Rosenzweig Morton asked about several questions that she wanted addressed. Ms. Adachi asked about how we can be sure there are no hazardous materials migrating.

Mr. Gowing said that they are looking at the whole site as a 21 E because the history of the site. Ms. Friedrichs wanted to find out if we can start to release all the reports to the public. Mr. Anderson said when the report is final we would. We don't want to release a draft report at this time. They will send it to Caouette's lawyer and other parties. Mr. Anderson suggested to vote in open session to recommend that the Board goes forward with the Special Town Meeting

Mary Ann Ashton asked about the source of funding, it was noted that it would be from Free Cash. She felt it is appropriate to have an ALG meeting about this before a Special Town Meeting regarding use of Free Cash

Walter Foster asked questions about CPC. He questioned the lower Appraisal issue and questioned the second appraisal – does it take into effect the clean up? Can we expend the CPC money before the clean up?

Peter asked about the recent appraisal and has it been released? If the Board takes a vote to proceed we will give people both appraisals. If the Article is defeated we will not go forward with the purchase, Ms. Rosenzweig Morton said we would have no money to move forward.

Ms. Friedrichs – Moved to go forward to the info meeting and make a recommendation at the Meeting. Ms. Harting-Barrat – second. All yeas after roll call

Close this portion of the Executive Session, Clerk took roll call vote. All Ayes.

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NON- UNION NEGOTIATIONS, TOWN MANAGER

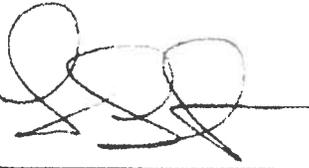
Mr. Ledoux has requested changes in his contract. Ms. Rosenzweig Morton, Mr. Gowing, Mr. Ledoux and Ms. Marianne Fleckner met and discussed the changes. Ms. Fleckner outlined the recommendations listed with regard to COLA and other increases recommended. They recommend an Increase car allowance to \$4,800.00, deferred compensation at \$5,000 and salary \$159,862. The Board discussed Mr. Ledoux's accomplishments and goals achieved Ms. Harting-Barrat - Moved to approve the increases as listed above. Mr. Gowing - second. 4-1 Ms. Friedrichs abstained.

Ms. Rosenzweig Morton -Moved to close Executive Session to adjourn in to Regular session to adjourn. Roll call taken Ms. Adachi second. - All Ayes

Roll Call taken. All Ayes

12:00 am


Christine Joyce Recording Secty


Clerk 12/20/16