

TOWN OF FALMOUTH
SELECT BOARD
Open Meeting Minutes
MONDAY, AUGUST 12, 2024 – 6:00 P.M.
SELECT BOARD MEETING ROOM
TOWN HALL
59 TOWN HALL SQUARE, FALMOUTH, MA 02540

The Select Board may discuss and vote appropriate action on any item listed on this Agenda unless a different disposition is noted. At the discretion of the Chair, agenda items may be taken out of order.

Select Board:

Present: Nancy Robbins Taylor, Chair; Edwin (Scott) Zylinski II, Vice-Chair; Douglas C. Brown; Robert P. Mascali; Heather M. H. Goldstone

Absent: None

Others present: Mike Renshaw, Town Manager; Peter Johnson-Staub, Assistant Town Manager

6:00 p.m. OPEN SESSION

Call to Order: By Chair Nancy Taylor

Chair Taylor called for a motion to go into Executive Session to discuss strategy with respect to imminent litigation in the matter of Carroll v. Town of Falmouth Conservation Commission, and review and consider approval of proposed workers' compensation settlement for a School employee.

Motion by Mr. Zylinski: So moved Second: Mr. Brown

Roll call vote:

Zalinski: Aye

Brown: Aye

Mascali: Aye

Goldstone: Aye

Taylor: Aye

Chair Taylor said the Board would return to Open Session at approximately 6:30.

6:00 p.m. EXECUTIVE SESSION

1. M.G.L. c. 30A sec. 21(a)(3) - to discuss strategy with respect to imminent litigation in the matter of Carroll v. Town of Falmouth Conservation Commission
2. M.G.L. c. 30A sec. 21(a)(3) - review and consider approval of proposed workers' compensation settlement for a School employee

6:30 p.m. OPEN SESSION

Call to Order: Chair Taylor called to order the open session of the meeting saying the board was returning from executive session.

Pledge of Allegiance: Led by Select Board

Recognition: None

Announcements: Mr. Mascali reminded the public that the Falmouth Walk is this Saturday at 10:00 a.m. and provided registration information.

Public Comment:

Maurie Harlow-Hawkes, Old Dock Rd. – thanked marine environmental services, the DPW, and the beach committee and staff for the work they did during the wind turbine debacle.

COMMITTEE INTERVIEWS

Interview, vote and appoint committee members:

[Select Board Open Meeting Minutes of August 12, 2024](#)

1. 250th Anniversary Task Force
 - a. Rachel Lovett
 - b. Tamsen George
 - c. Karen Rinaldo
 - d. Sandra Stosz
 - e. Paul C. Dreyer
 - f. Robert G. Ripley, Jr.
 - g. Kevin M. Doyle
 - h. Catherine Bumpus

Chair Taylor asked candidates to speak to anything they might like to add to their applications. Ms. Goldstone asked that candidates speak to how the committee would grapple with the different aspects of history not always presented in textbooks.

Rachel Lovett said she could bring input from the historical society to the process. She said the historical society also provides information not only of Dr. Francis Wicks, but also of African American Revolutionary War soldier Charles Ray, a patient of Dr. Wicks and an abolitionist. Mr. Brown asked if Frederick B. Douglass Rd. in N. Falmouth has any connection to Falmouth. Ms. Lovett said yes, that Charles Ray and Frederick Douglass were good friends and traveled together in the abolitionist circuit.

Motion by Mr. Mascali: To appoint Rachel Lovett to the 250th Anniversary Task Force
Second: Mr. Zylinski Vote: Yes – 5 No – 0

Tamsen George said she is interested in the committee because of her work in historic preservation. She recalled how her family's participation in Andover's 200th celebration proved very valuable for them all and felt that Falmouth residents could benefit from similar opportunities. Mr. Brown spoke of his desire to have a bronze statue or other memorial of the young man who rowed to Woods Hole from Naushon Island to warn Falmouth of the British attack. Ms. George said there are many ways, such as reenactments, to preserve the amazing stories of what people did during that time.

Motion by Mr. Zylinski: To appoint Tamsen George **Second: Ms. Goldstone**
Vote: Yes – 5 No – 0

Karen Rinaldo spoke to the importance of involvement on the part of the community on such a momentous occasion, and of conveying the truth as much as it can be determined. She said history plays an important part of our everyday lives.

Motion by Mr. Brown: To appoint Karen Rinaldo to be a part of this committee
Second: Mr. Zylinski Vote: Yes – 5 No – 0

Paul Dreyer said his application was complete. Mr. Brown thanked Mr. Brown for being the one who brought the whole issue to his attention. Mr. Dreyer said the upcoming event is a very big deal and it would be to the Town's advantage to support this.

Motion by Mr. Mascali: To appoint Paul C. Dreyer to the 250th Anniversary Task Force
Second: Mr. Brown Vote: Yes – 5 No – 0

Bob Ripley said because of his work in Concord he was already involved in its 250th celebration, as well as Mass Historical Society's work on Boston's celebration, and would be happy to become involved in Falmouth's plan. Board members said he would be a good person to bring ideas to the task force.

Motion by Mr. Zylinski: To appoint Bob Ripley **Second: Mr. Brown Vote: Yes – 5 No – 0**

Kevin Doyle outlined his participation in Lexington's celebrations, saying he was a Lexington Minuteman for 10 years and wrote the script for the battle at Lexington Green. He provided ideas how to memorialize the warning to Falmouth residents that the British would attack and the ensuing battle. He said it could be done every year beginning with a reenactment in August and then in 2029, in April.

Motion by Mr. Zylinski: To move Mr. Doyle's appointment **Second: Mr. Brown**
Vote: Yes – 5 No – 0

Catherine Bumpus, responding to Ms. Goldstone's question, recommended a book, The American Story Conversations with Master Historians, saying it takes a good look at the background of people, and provides a good look at what history has brought us. She said it gave her optimism and thought it would be interesting to bring that to the 250th celebration. Ms. Goldstone supported the presence of optimism connected with bringing history into the present day.

Motion by Ms. Goldstone: To appoint Catherine Bumpus to the Task Force
Vote: Yes – 4 No – 1 (Chair Taylor)

Second: Mr. Mascali

Affordable Housing Committee – Kelly McKeon

Chair Taylor asked if there is anything not on her application that Ms. McKeon would like the Board to know.

Ms. McKeon said that she has been in Falmouth 8 years and would love to build a life here, but can't see that happening unless something changes drastically about the housing situation.

Ms. Goldstone said she has received a strong recommendation supporting Ms. McKeon from the chair of the affordable housing committee, Dave Garrison. Other Board members also received the recommendation. Mr. Brown said he appreciated the position Ms. McKeon is in. He said the Town is at 8.6% and is poised to reach 10% regarding affordable housing, which is good news.

Motion by Ms. Goldstone: To approve the appointment of Kelly McKeon to the Affordable Housing Committee
Second: Mr. Zylinski
Vote: Yes – 5 No – 0

EDIC – Becca Brooker

Chair Taylor asked if there is anything not on her application that Ms. Brooker would like the Board to know.

Ms. Brooker said that she is excited to be here and be more involved in the Town. Chair Taylor said that the Board had received a recommendation letter from Wayne Lingafelter, Exec. Director of the Falmouth EDIC.

Motion by Mr. Brown: To appoint Becca Brooker to a position on the EDIC, the term ending 6/30/2026
Second: Mr. Zylinski
Vote: Yes – 4 No – 0 Abstain – 1 (Mr. Mascali, as he is a member of the EDIC)

BUSINESS

Report – Falmouth Cultural Council

Alice Kociemba, chair of the council, narrated a slide show comprised of approximately 13 screens, containing information on mission, programs and projects, community engagement, funding, student representatives, and the creation of a cultural district for Falmouth. She added that municipal engagement is a must and listed ways to make that happen.

Mr. Brown asked why Falmouth didn't get approved on the initial application 10 years ago. Ms. Kociemba said that the footprint should have been walkable, now it's moved to navigable. She said they submitted something that exceeded the footprint. She said that now there are enough assets to make this work. She added that she thought there should be two districts, one for Woods Hole and one for Falmouth. She went on to say that she thought there is a real openness on the MCC to getting this done.

Ms. Kociemba said that seeing this meeting agenda, she had contacted Ms. Lovett, an applicant to the 250th Task Force, of a grant opportunity in the range of \$5,000 to \$100,000 for that type of thing. She spoke to the importance of getting the right information to the right people.

Update on the Eversource Martha's Vineyard Cabling Project and Revised Project Schedule

Peter McConarty, DPW Director, turned the update over to Philip Bert from Eversource. Mr. Bert said he would review the project work thus far and provide a schedule update. The presentation comprised approximately 10 screens of information including a map of work districts, photos of work areas, upcoming work and challenges, compensation, and value-added components. The concluding screen was the timeline for completion of the project.

Mr. Mascali asked about the actual work schedule and light and noise barriers. Mr. Burt said they work a 12-hour day, 7:00 a.m. to 7:00 p.m. generally. He said in the winter with less daylight, generators are used to provide light, so there would be physical barriers to absorb some of the light and noise during those times. Mr. Mascali also asked if the Board would be informed if the project was running behind schedule, especially at the Surf Dr. parking lot. Mr. Bert said the intent is to be out of that location before the summer season.

Ms. Goldstone asked about the extension of the sidewalk in the Surf Dr. area and what that would look like for bikers on that stretch of road. Mr. McConarty used the pointer to indicate the area on the north side of the road outside the white line. He said no significant change would occur on the other side of the road. There would be a sidewalk connecting Walker St. to Shore St., he said.

Ms. Goldstone also noted the timing of the work and that the closing of the bikepath and the work at Surf Dr. would affect bike commuters, cutting off the two main ways to get from downtown Falmouth to Woods Hole. She suggested outreach to the bike and pedestrian committee and the biking community in general. Mr. Bert said staff does project services work and have been working with various affected groups to devise a separate route around the work. He said the calendar is very condensed.

Mr. Brown asked if drilling could start earlier so as not to run to the end of May. Mr. Bert introduced Jake Bott, the project manager, who said beach restrictions on Martha's Vineyard have an impact on the Falmouth calendar. He said the schedule now has the project finishing in March. He said May 15 is the worst-case scenario for weather impact. Mr. Brown asked for an explanation of how the time constraints are more challenging on the Vineyard. Mr. Bott said in Falmouth, the work is in 2 parking lots with different footprints and restrictions than there are with actual sand into beaches, which is the case on the Vineyard. He said the project is more labor intensive there due to environmental permitting and time of year restrictions. Mr. Brown asked if the Vineyard had to be done first. Mr. Bott said the team has analyzed it "with environmental, with permitting, and everything else, and it's the only way it is sustainable to make it happen on time."

Mr. McConarty provided details of how parking lots on Surf Dr. and Mill Rd. would appear at project completion, as well as plans to deal with flooding problems on Surf Dr. He said the Town is "piggy-backing" on the back of Eversource, working with the conservation commission, to do this work, which has helped the Town. He said when it's done, Surf Dr. and the bike-path will be much better projects.

Chair Taylor said no action was required for this agenda item.

Mr. Brown said he appreciated the in-kind work and incentives that Eversource has provided, as well as the additional work involving Surf Dr.

Consider vote to amend Little Pond Place LLC lease of Town property at 41 Spring Bars Road

Mr. Johnson-Staub began his presentation by showing a diagram of the area and explaining the purpose of the requested amendment to the lease. Details of the item are outlined in the document entitled *Consider vote to amend Little Pond Place LLC lease of Town property at 41 Spring Bars Road* under *Business 3* included in the Select Board packet. He thanked Linda Clark for her work getting the documents in the necessary form to facilitate this Town project to provide public access to the open space. He said there are 4 documents to approve as Select Board. He said the next item seeks the approval of the Select Board as the Trustees of the FAHF to related documents.

Ms. Goldstone asked about the final project involving the driveway and what would be the result. Mr. Johnson-Staub said he believed there would be paving, and there would be parking to get to the open space they are seeking access to. Mr. Brown asked if there were conceptual plans or drawing of the site. Mr. Johnson-Staub said the project, headed by the Conservation Dept., does have conceptual drawings but what it's going to look like is limited to a small project, which now is creating the access and invasive species removal. It will then include some plantings, Mr. Johnson-Staub said.

Motion by Mr. Brown: To execute all documents as requested by staff
Vote: Yes – 5 No - 0

Second: Mr. Zylinski

Acting as Trustees of Falmouth Affordable Housing Fund, consider vote to amend documents related to funding of affordable housing constructed by Little Pond Place LLC at 41 Spring Bars Road

Motion by Mr. Brown: I would move approval of that as well – to execute all documents as recommended by staff
Second: Mr. Zylinski
Vote: Yes – 5 No - 0

Consider request for a variance to Sign Code §184-37-Wall and roof signs: Johnson Homes Inc., on behalf of Maison Vilatte / Boulangerie Patisserie, for wall and roof signs at 20 Luscombe Ave., Woods Hole

Mr. Renshaw orally reviewed the item for the Board, referring to the *Agenda Item Summary Sheet*, Item number and Title: *Business 5 - Consider request for a variance to Sign Code §184-37-Wall and roof signs: Johnson Homes Inc., on behalf of Maison Vilatte / Boulangerie Patisserie, for wall and roof signs at 20 Luscombe Ave., Woods Hole* in the Select Board packet. He recommended approval of the request.

Motion by Mr. Mascali: That the Board approve the variance to sign code Section 184-37 with respect to the property at 20 Luscombe Ave., Woods Hole
Second: Mr. Brown

Mr. Brown said the building commissioner made it easy for the Board by not finding an objection. Chair Taylor agreed.

Vote: Yes – 5 No - 0

CONSENT AGENDA

1. Licenses

- a. Consider approval of an application filed by Capstan Yachts to add a dealer and one boat (motor vehicle) to its Class I Second-Hand Motor Vehicle License, located at 56 Scranton Avenue
- b. Consider approval of an application for a Special One-Day Wine & Malt Beverages License – Joe Q Veteran Coffee Break for the Cape Cod Bocce Tournament to be held at the Falmouth Academy Athletic Field located at 7 Highfield Drive, Falmouth – Saturday, 9/21/24 – 10:00 a.m. to 3:00 p.m.
- c. Consider approval of an application for a Special One-Day Wine & Malt Beverages License – Highfield Hall & Gardens – Falmouth Chamber of Commerce Business After Hours event to be held at Highfield Hall located at 56 Highfield Drive, Falmouth – Thursday, 8/15/24 – 5:00 p.m. to 7:00 p.m.
- d. Consider approval of an application for a Special One-Day Wine & Malt Beverages License – Woods Hole Historical Museum, Oyster Talk & Tasting – 579 Woods Hole Road, Thursday, 8/22/24, 5:00 p.m. – 7:00 p.m.
- e. Consider approval of an application for Special One-Day All-Alcohol Liquor License – Bands for Badges, Inc. – Cape Cod Fairgrounds – Saturday, 8/31/24, 12:00 p.m. – 10:00 p.m.

2. Administrative Orders

- a. Consider the acceptance of a donation from the Falmouth Road Race, Inc. Philanthropy Program in the amount of \$52,385 to the Falmouth Police Department to acquire a 2025 Polaris Ranger side by side and 2024 Durapull 14' trailer

Motion by Mr. Zylinski: To move the Consent Agenda
Vote: Yes – 5 No - 0

Second: Ms. Goldstone

TOWN MANAGER'S SUPPLEMENTAL REPORT

Mr. Renshaw updated the Board on what he described as a productive meeting with the Steamship Authority last Thursday regarding the revised plan for traffic routing. The discussions focused on the best and safest plan for getting the buses out of the area, taking into account safety and visibility concerns. He said the emphasis was on

getting the SA to be active participants in the Safe Streets initiative to get better traffic flow and safer streets. He said at the end of the meeting, the SA committed to share with the DPW engineering/traffic division a copy of the plans, and allow the Town to make comments on them. He further described the competing interests of the SA and the Town regarding traffic movement. He said he was please at the ongoing commitment for more dialog around these issues and focusing on creating a collaborative partnership.

Mr. Renshaw also updated the Board on human resources recruitment:

- Coastal Resource Resilience Specialist – posted today with preference date of Sept. 3
- Senior Wastewater Project Manager – preference date of August 30
- Firefighter and paramedic recruitments – 72 applicants, currently scheduling interviews with the most highly qualified candidates
- Communications dispatch center staff – described the process for hiring needed staff with skills assessment screening occurring before hiring – said 25 of 45 applicants took screening, and interviews are being scheduled with 10 of the most highly qualified candidates. He said he is confident that the 4 vacancies will be filled.

SELECT BOARD REPORTS

Chair Taylor reported on the following:

- Appreciated the feedback on the email asking for workshop topics, saying the agenda items are important and specific, and would likely lead to a longer workshop day. She said she may be scheduling a second workshop. The third workshop will be about relations with the town manager.

Mr. Mascali: None

Ms. Goldstone: None

Mr. Brown reported on the following:

- Attended two meetings related to SSA covering several topics referenced in a Select Board letter to them and various other Steamship Authority issues. He also provided details on traffic routes for the terminal area in Woods Hole and said he did not share Mr. Renshaw's optimism about the tenor of the meeting.
- Attended the police and clinicians' presentation to the veterans' center

Mr. Zylinski reported on the following:

- Said the CCMPO meeting was cancelled for this month

ADJOURN

Motion by Mr. Mascali: To adjourn

Second: Ms. Goldstone

Vote: Yes – 5 No - 0

Respectfully submitted,
Carole Sutherland, Recording secretary