TOWN OF FALMOUTH
SELECT BOARD
AGENDA
MONDAY, OCTOBER 27, 2025 – 6:30 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.

Present: Robert P. Mascali, Chair; Heather M. H. Goldstone, Vice Chair; Douglas C. Brown; Jack Richardson; Colin W. Reed
Others present: Mike Renshaw, Town Manager; Peter Johnson-Staub, Assistant Town Manger; Maura O'Keefe, Town Counsel

1. OPEN SESSION

Call to Order: By Chair Robert P. Mascali at 6:30 p.m.

Pledge of Allegiance: Led by Select Board

Proclamation

1) Proclamation - Extra Mile Day, November 1, 2025

Mr. Renshaw explained that Extra Mile Day, established by the Extra Mile Foundation, is entering its 17th year. The purpose of Extra Mile Day is to offer an opportunity to recognize people and organizations in the community who are creating positive change through their "extra mile efforts" in volunteerism and service to the community. Massachusetts currently has 22 municipalities who have opted to participate in the Extra Mile Day recognitions. However, per the Extra Mile Foundation website, there are currently no participating municipalities on the Cape. He recommended that the Select Board proclaim November 1, 2025 as Extra Mile Day in Falmouth in recognition of people and organizations in the community who are creating positive change through their "extra mile efforts" in volunteerism and service to the community.

Mr. Reed read the proclamation into the record.

Recognition: Dr. Goldstone recognized the hundreds of volunteers that support the Town, year-round. An excellent example is the scarecrow project going on currently on Main Street.

Mr. Richardson recognized the thousands of furloughed workers across the Commonwealth and the Town.

Mr. Brown recognized the passing of Cynthia Sullivan and sent condolences to the family.

Announcements: Mr. Mascali announced that tomorrow evening there will be a community meeting at the Lawrence School, starting at 6pm to discuss the siting of the Police Station.

Dr. Goldstone announced that there will be a free webinar from the Falmouth Pond Coalition on November 20th at 4pm to learn about watershed planning and water quality protection methods.

Public Comment: None at this time.

2. CONSENT AGENDA

a. Licenses

1) Consider a vote to approve a Change of Address as required by the Town Engineer to comply with the Town's address policy for Kenyon Market & Liquors, LLC d/b/a Kenyon's Market to be updated to 769 East Falmouth Highway, Suite 1A.

2) Consider a vote to approve a Change of Address as required by the Town Engineer's office to comply with the Town's address policy for Pepperoni Inc. d/b/a Pizza I & Subs II to be updated to 769 East Falmouth Highway, Suite 1D.

b. Administrative Orders

1) Consider a vote to approve and sign a Discharge of Mortgage by and between the Falmouth Affordable Housing Fund and Falmouth Housing Trust Inc.

2) Consider a vote to approve a request from the Commission on Substance Use to expand its committee membership from seven to nine members

3) Consider a vote to accept a donation from the Falmouth Running Club in the amount of $500.00 to the Bikeways Donation Account for the Bicycle and Pedestrian Committee Cape Cod Marathon Volunteers

Motion by Mr. Richardson: To approve the Consent Agenda. Second: Mr. Reed.
Vote: Yes – 5 No – 0

3. COMMITTEE INTERVIEWS

a. Interview and consider a vote to appoint committee members:

1) Bicycle and Pedestrian Committee - Frieder Klein

The Board interviewed Frieder Klein. Mr. Klein noted that the bicycle network in Town is good but can be improved, especially in terms of safety and connectivity.

Motion by Mr. Reed: To appoint Frieder Klein to the Bicycle and Pedestrian Committee for a term ending June 30, 2026. Second: Mr. Richardson.
Vote: Yes – 5 No – 0

2) Conservation Commission - James P. McGrath

The Board interviewed James P. McGrath.

Motion by Mr. Brown: To appoint James P. McGrath to a full member position on the Conservation Commission with a term ending June 30, 2028. Second: Mr. Richardson.
Vote: Yes – 5 No – 0

3) Diversity, Equity, Inclusion and Belonging Advisory Committee – Suzanne Thomas

The Board interviewed Suzanne Thomas.

Motion by Mr. Richardson: To appoint Suzanne Thomas to the Diversity, Equity, Inclusion and Belonging (DEIB) Advisory Committee to a term ending June 30, 2028. Second: Dr. Goldstone.
Vote: Yes – 5 No – 0

4) Historical Commission - Jeremy Krauss

The Board interviewed Jeremy Krauss.

Motion by Mr. Reed: To appoint Jeremy Krauss to an alternate member position on the Historical Commission for a term ending June 30, 2028. Second: Mr. Richardson.
Vote: Yes – 5 No – 0

b. Consider a vote to appoint committee members:
   1) Commission on Substance Use - Dr. Greg Parkinson, Ryan Walker, Bryan LeBlanc

Motion by Mr. Brown: To appoint Dr. Greg Parkinson to the Commission on Substance Use for a term ending June 30, 2028; and to appoint Ryan Walker and Bryan LeBlanc to the Commission on Substance Use for terms ending June 30, 2027. Second: Mr. Richardson.
Vote: Yes – 5 No – 0

4. PUBLIC HEARINGS

a. Discuss and consider a vote to approve the application by Aquatic Brewing LLC d/b/a Aquatic Brewing located at 661 Main Street, Falmouth, for an annual Entertainment License and a Sunday Entertainment License to be executed Wednesday through Sunday from 12 noon to 10:00 pm

Dr. Goldstone read and opened the hearing at 6:56pm.

Mr. Renshaw explained that, per the application, a live band will play both amplified and acoustic music inside the building, and along the front left side within the taproom area. The application was reviewed by the Police, Health, and Fire-Rescue Departments with no objections or issues expressed. However, the Health Department reminded the applicant that the food trucks required by the brewery license must be licensed with the Health Department.

Alexander Bergan, applicant, explained that it is believed that live music will help make the brewery a hub for ideas and community building within the Town.

There was no public comment at this time.

Mr. Reed stated that he believes the Board should help support small businesses to thrive in Town and this is a small way in which to do so.

Motion by Mr. Reed: To close the public hearing at 6:58pm. Second: Mr. Richardson.
Vote: Yes – 5 No – 0

Motion by Dr. Goldstone: To approve the application by Aquatic Brewing LLC d/b/a Aquatic Brewing located at 661 Main Street, Falmouth, for an Entertainment License and a Sunday Entertainment License to be executed Wednesday through Sunday from 12 noon to 10:00 pm as presented. Second: Mr. Richardson.
Vote: Yes – 5 No – 0

5. BUSINESS

a. Report - School Committee

Terri Medeiros, School Committee member, and Superintendent Lori Duerr, presented a report from the School Committee.

In response to a question from Mr. Richardson, Superintendent Duerr stated that East Falmouth Elementary has a Pre-K enrollment of 135, with 174 K-4 students.

In response to a question from Dr. Goldstone, Superintendent Duerr stated that between grades 6-8 in a given year, approximately 40-60 students choose to go elsewhere.

Superintendent Duerr explained that the School Committee is trying to address the declining enrollment. Every year, for the past 25 years, there has been approximately a 2% in enrollment. It is no longer sound to operate in seven buildings when it is known that all students can fit comfortably in six buildings. For the middle grades, the longer students stay in a building, the more connected they become, which correlates with how committed they are. This commitment translates to student achievement. In terms of fiscal responsibility, it is important to consider where tax dollars are being spent.

Regarding the Lawrence School renovation, a statement of interest was submitted on April 11th and the School Committee and Select Board signed off on that statement of interest. There was a school visit on September 9th. A three-grade configuration for Lawrence School was then submitted. If accepted into the program, which should be known by December 12th, initial funding will be sought for the architect and engineering at the April Town Meeting. The recommendation of both the Building Needs Task Force and School Administration is to reopen the Lawrence School with a three-grade configuration; grades 5, 6, and 7. Grade 8 will be moved to Falmouth High School the year construction begins, and grades 5, 6, and 7 will be moved to the Lawrence Middle School the year that construction is finalized. This discussion will continue with the School Committee. All Cape towns are either grades 7-12 or 8-12, except for Bourne and Falmouth currently.

It is the recommendation of the Building Needs Task Force and School Administration that the Morse Pond building and property be returned to the Town for repurposing once the Lawrence School renovations have been completed, with an expected time frame in the 2032-2033 school year. The School Committee is scheduled to vote on this item on October 28, 2025. The current budgetary costs for Morse Pond School include a total maintenance expense of $638,119. In the near future, capital expenses are expected to total $16.7-$19.6M. The historic enrollment for Grades 5 & 6 for school years 2015-2016 was 613 students. The present enrollment for Grades 5 & 6 is 472 students. The projected enrollment for Grades 5 & 6 for the school years 2032-2033 is 404 students. Superintendent Duerr noted that there are currently 175 school choice students coming into the School District. The decline in enrollment comes partially due to housing as a concern in terms of younger families being able to move into Town. Nationwide, birth rates are declining.

Mr. Brown asked about divesting the Teaticket Administration Building if the Town had another use for it, and Superintendent Duerr stated that she would be willing to consider this if the School Committee would.

Mr. Reed asked about recruitment and retention of teachers in the district. Superintendent Duerr stated that there are some concerns regarding this in specialty areas. The district is working to help grow these specialty professions on the Cape.

Mr. Reed asked about what Falmouth can do to improve the inclusivity and belonging for students across all ages. Superintendent Duerr stated that it has been a goal of the district and School Committee for a number of years. A DEIB Director was hired and there was an equity audit.

Mr. Brown asked about something similar to a Civics Academy at the High School. Superintendent Duerr stated that the Lawrence School student government follows a similar process as the municipality. At the High School, there has been a student government in place for many years. Mr. Mascali noted that there may be grants available for civics education.

Mr. Richardson asked about the policy regarding public use of the turf outside school hours. Superintendent Duerr stated that this has been opened up as a community resource.

Mr. Reed asked how many teachers come to Town from off-Cape. Superintendent Duerr stated that a study a few years ago found that approximately 80% of teachers lived on Cape but this has been decreasing.

b. Hear an update from the Traffic Advisory Committee

Joshua Oliver, Co-Chair of the Traffic Advisory Committee, presented an update to the Board. He reviewed the approved Town-wide Traffic Calming Policy. Several recent larger traffic related items include the setup and coordination of MassDOT Road Safety Audits: Route 28A, Woods Hole Road, MassDOT Signs & Lines program; a 20MPH Safety Zone implementation at all public beaches; Central Avenue/Rte. 28 intersection safety improvements in coordination with MassDOT; a speed sign with driver feedback illustration program in coordination with Public Works; and the Minot Street reconstruction and addition of a 5' wide sidewalk in coordination with Public Works.

Mr. Reed asked about safety measures on Route 28A near Brick Kiln. Mr. Oliver explained that a traffic study was just completed for this area and the speed signs in the area will be adjusted. A letter will be drafted to Mass Highway regarding the potential for a crosswalk in this area to help children cross safely. Mr. Reed asked about bike/ped separation from vehicles. He implored that a separate shared use pathway be considered. This could be done in conjunction with future sewer projects in Town.

Dr. Goldstone encouraged continued work with the Bicycle and Pedestrian Committee. She asked how many of the projects are being driven by data versus complaints/requests. Mr. Oliver stated that this is about 50/50.

Mr. Richardson asked about Water Street. Mr. Oliver stated that there are many suggestions as to what to do along the road. Consultants have been obtained to review the area in terms of the best traffic adjustments.

c. Hear a presentation and discuss the Downtown Parking Management Plan

Jed Cornock, Community Development Director, presented the Downtown Parking Management Plan which was completed in 2024 at no cost to the Town. The study included creating an inventory of parking spaces in the study area, engaging with key stakeholders about the current parking system, conducting field observations and data collection, performing analyses on the current system, facilitating public engagement events, and drafting a final plan. The effort began in April 2024 and wrapped up in October 2024. Along the way, Stantec and the Planning Division hosted two public meetings - the first to solicit input on the current parking system and the second to gather feedback on the final plan and the draft recommendations. The final plan lays out several recommendations aimed at improving the downtown parking system, and the Planning Division will be working with key stakeholders to bring those recommendations to life.

The recommendations include building a connection to the Lawrence School Lot either using a paved path or a shuttle service, improving bicycle connectivity to Downtown, creating safer crossings and connections to parking, optimizing the function of curb space on Main Street, introducing paid parking along Main Street, improving wayfinding to parking areas, increasing parking violation fees, introducing parking ambassadors, exploring shared parking opportunities, and considering reducing parking minimums.

d. Discuss and consider a vote to approve an application to the Falmouth Affordable Housing Fund from Falmouth Housing Trust regarding the property located at 439 Pinecrest Beach Drive

Mr. Renshaw explained that the Falmouth Affordable Housing Fund (FAHF) received an application from the Falmouth Housing Trust requesting $175,000 for the acquisition of a single-family home located at 439 Pinecrest Beach Drive, East Falmouth. This is approximately $25,000 more than what is usually allowed, but this is a unique project. The Falmouth Housing Trust is purchasing the market-rate home for $600,000, then selling it at $399,000, attaching a deed restriction in perpetuity at 120% of the area median income. The applicant went before the FAHF Working Group on September 24, 2025. While the request is for $175,000 for one unit and, as stated in the Board of Trustees Funding Allocation Guidelines, the maximum is $150,000 per unit, the Working Group took the request for a larger amount under thoughtful consideration. Where land is becoming scarce for new builds and this is an existing home, a family would be able to move in quickly. They concluded that this was an appropriate use of funds and gave a positive recommendation to the Town Manager.

Laura Moynihan, Director of the Falmouth Housing Trust, explained that the proposal is to resell the home to a 120% AMI buyer at $399,000. The house will be deed restricted in perpetuity at 120% AMI. For a family of four in 2025, the 120% AMI is up to $164,040. The home is move-in ready.

Mr. Brown asked how local preference can be employed with the project. Ms. Moynihan stated that this is not really possible with this project, as it is only for one home. The home will be marketed locally, which will help with this.

Mr. Richardson asked about the possibility of placing an ADU on this property. Ms. Moynihan stated that it would likely be up to the Housing Trust to build this. Also, the principal unit would have to be separated from the ADU, though the two may not be able to be sold separately.

Dr. Goldstone asked about the additional funds needed for this project, above what is generally granted. Ms. Moynihan stated that this funding is critical based on the gap between the cost of a market rate home in good condition and the resell price. A higher resell price would reduce the funding gap but also reduce the pool of buyers. She noted that this will be for first time homebuyers only.

Mr. Brown suggested a higher AMI. Kim Fish, Housing Coordinator, stated that 140% AMI was not considered as housing at the 120% AMI limit is needed.

Motion by Mr. Richardson: That the Select Board, acting as Trustees of the Falmouth Affordable Housing Fund, grant One Hundred Seventy Five Thousand Dollars ($175,000) to Falmouth Housing Trust to purchase a market-rate single-family home, to then sell at Three Hundred Ninety Nine Dollars ($399,000) and attach a deed restriction in perpetuity at 120% of the area median income and to authorize the Town Manager to execute the documentation setting forth the terms of the financial award to Falmouth Housing Trust.
Second: Dr. Goldstone.
Vote: Yes – 5 No – 0

e. Discuss and consider a vote to submit a letter in support of the Rail to Trail bicycle path project

Mr. Renshaw explained that, if constructed, the proposed Bourne Rail Trail project (Rail to Trail), would utilize the existing Falmouth secondary rail line (F2) to close the 6.5 mile "gap" between the Cape Cod Canal Path and the Shining Sea Bikeway. Once the proposed project is completed, it would connect the towns of Falmouth, Bourne, and Sandwich and create approximately 24 miles of uninterrupted multi-use pathway on the Upper Cape. The Town of Falmouth would be responsible for about one mile of the new path. The Falmouth Secondary rail line (F2) currently serves the Upper Cape Regional Transfer Station (UCRTS), which is a vital part of the Upper Cape municipal solid waste (MSW) and construction/demolition (C&D) transportation system. The UCRTS is currently operated through an inter-municipal agreement between the towns of Falmouth, Mashpee, and Sandwich (the Town of Bourne had been an original partner but withdrew from the IMA in December 2022). The UCRTS receives approximately 6-8 roll-off container trucks per hour or 50-60 per day; monthly tonnage received at the facility (averaged annually) is 2,175 tons of C&D and 170 tons of MSW. The facility receives approximately ten railroad cars delivered per week. MassDOT has long recognized the value of utilizing rail transport of solid waste as a means of reducing the number of trucks on our roadways and bridges, to the extent that the agency has subsidized the heavy equipment on site at UCRTS (front-end loaders, rail car loaders) at a rate of 60%. In its Waste Management Technical Bulletin (Objective WM2- Support an integrated solid waste management system), the Cape Cod Commission has identified use of alternative methods to trucking to transport waste and recycling materials from Barnstable County, including rail and ship, as a method of achieving this objective of reserving roadway capacity Per an article that was posted in The Falmouth Enterprise on September 5, 2025, the Falmouth Bicycle and Pedestrian Committee voted 6-2 on September 3rd to send a letter to the Select Board indicating its support for the Bourne Rail Trail and requesting that the Select Board send a letter to Governor Healey to support the Rail-to-Trail (removal of the F-2 tracks) proposal. Per a posting to the Friends of the Bourne Rail Trail website, on or about August 27, 2025, the Friends of the Bourne Rail Trail received a verbal notification from officials with the MassDOT that the Falmouth F-2 railroad tracks would not be removed at this time; according to the post, MassDOT's position was that it will be less expensive and take less time to construct a pathway with the track than by removing the track and using the rail for the trail. In the September 5th article, the Chair of the Falmouth Bike and Pedestrian Committee stated that, although the MassDOT had stated that the F-2 railroad tracks would not be removed, neither the Governor nor Lieutenant Governor had taken a public stance.

Mr. Renshaw stated that he is concerned that removing the tracks will make the UCRTS nonviable. This would make the transfer station less economically advantageous. He recommended that the Select Board maintain the position that was taken in 2023 and not support the Bourne Rail to Trail model, as it would have a negative impact on continued use of the UCRTS, which is co-managed by the towns of Falmouth, Mashpee, and Sandwich.

Mr. Mascali questioned DOT's conclusion considering a ½ mile extension will over $10M. While he understands the concerns with respect to removing the tracks and what that might mean for the transfer station, he does not believe this would make it non-viable, though it may be a bit more costly and possibly not quite as efficient.

Mr. Mascali asked for public comment at this time.

Michael Finegold, 88 Palmer Ave and Friends of the Bourne Rail Trail, requested that the Board support the removal of the secondary track and send a letter to the Governor. The rail to trail will cost around $20M, while the rail with trail will cost approximately $70M. That is an enormous difference. The latter involves taking of land by eminent domain and building 11 bridges. It is too costly and will never happen. That is unfair to the people who voted overwhelmingly to support this rail to trail.

Katerine Jansen, Chair of the Bicycle and Pedestrian Committee and on the board of Friends of Falmouth Bikeways and on the Advisory Board of Vision 0 Cape Cod, explained that a half mile in phase one was estimated to cost $10.1M. There are 13 half mile segments, totaling approximately $130M. This does not account for the 11 bridges needed or the 14 land takings. The rail to trail option will cost less than rail with trail and could include a new track as part of the bridges. This could have a spur to the transfer station and would support passengers and freight. This is an opportunity to create a long-term vision for the Upper Cape, including multimodal transportation for pedestrians, cyclists, and commuters. She encouraged the Board to begin work on a long-term vision for the Upper Cape, including multimodal transportation and modern rail.

Michael Reis, Monument Beach, asked to hear the letter written by Congressman Keating. Mr. Mascali read the letter into the record. It voiced support for the conversion of the active rail line to bicycle and pedestrian paths.

Peter McConarty, on the Board of Managers for the UCRTS, stated that all three towns recently approved a 17-year extension to the intermunicipal agreement (IMA). Currently, the project is set to go out for an RFP and is gaining a lot of momentum. He has heard the concept of moving the track and then installing the track in a different area. He believes this should be designed and built before the tracks are removed. He would like to see the train tracks designed and built prior to removing the existing tracks. In the next 5-7 years, the bridges will be under construction and there will be limited mobility off Cape. Falmouth alone has five trucks which make the rounds twice a day to the burn facility. That is a lot of truck traffic on the road. The rail cars can take approximately 100 tons and the roll off container trucks can take approximately three tons per container. This is a substantial difference. There is a representative from the Joint Base Cape Cod that sits as a liaison on the Board of Managers and that person would prefer any RFP to be limited to two years due to the changes going on. The concept for what the rail can be used for needs to be further considered.

Mr. Reed asked if there is a cost difference between shipping via rail versus truck. Mr. McConarty stated that there is a difference.

Mr. Brown stated that he would like everyone to advocate for the new rail spur, as it is clear that the rail to trail option is the practical way to build that path. To give up the rail now without a guarantee of the new rail is not responsible.

Dr. Goldstone stated that the Upper Cape deserves a 21st century transit and transportation system. This means multimodal long distance transit and 21st century rail, not only for the current use of the rail line, but potentially also for cargo to get more trucks off the roadways. It could also allow for passenger transit to get people between the Cape and Boston. In framing a letter to the Governor and to other State representatives, she agrees it should contain conditional support for the bike path, but with a commitment to rail to 21st century transportation for the Upper Cape, not solely focusing on the bike path. Mr. Mascali agreed that the design for the new bridges should allow for these items.

Mr. Richardson agreed that support should be conditional. The vision supports what is currently happening on Beacon Hill and aligns with the Governor's priorities of getting more cars off the road and meeting climate goals.

Tamara Race, Friends of the Bourne Rail Trail, urged the Board not to tie the smallest project, at 6 ½ miles, to something that will take a lot longer. In part, because there has been no discussion regarding the 90 year old railroad bridge. The Cape Flyer seasonal train applied to the Army Corps of Engineers to be allowed more crossings, and the Army Corps of Engineers stated that they would not raise and lower the bridge anymore. Their charge is to keep the canal open. The Sagamore and Bourne Bridge projects will be very expensive, and it is unclear where the money will come from to invest in a 90 year old railroad bridge that already has limited crossings due to its age. She supports a commuter rail to Buzzards Bay and would like to see the seasonal train be larger. She believes freight will likely be moved on barges. The 6 ½ mile missing link would be a huge economic benefit to the entire canal region and the Upper Cape, including Falmouth. The project is practically shovel ready, except for the track. She expressed concern at the idea of sludge moving along the coastline.

Ms. Jansen noted that the “how” to fund the project was not included in the letter to the Select Board from the Bicycle and Pedestrian Committee, as it is unclear what the funding mechanism could be. The parts of the project could be begun in parallel.

Motion by Mr. Richardson: To direct the Town Manager to draft a letter for the Board to review December 1st supporting the rail to trail project, conditional on new rail infrastructure. Second: Mr. Brown.
Vote: Yes – 5 No – 0

f. Discuss the creation of a Civic Academy

Mr. Renshaw explained that one of the primary purposes of a civics academy is to provide community members with an opportunity to participate in a multi-week interactive, in-depth exploration of their town government, which increases awareness and understanding of municipal operations. In addition to creating an opportunity for education and engagement, many communities have also found success in identifying community members who are, or become, interested in volunteering to fill vacancies on boards and committees. There are hundreds of examples of civic academy programs across the country. This type of program is hugely impactful. He asked for discussion to continue to implement the program.

There was discussion regarding if a subcommittee is needed to help implement the program. Mr. Richardson suggested allowing the Town Manager and staff to draft a program model for the

Board to review. There was agreement to authorize the Town Manager to draft a proposal for the Board to review at a future date.

g. Consider a vote to approve the submission of a Community Preservation Committee (CPC) application to fund the replacement of the Taft Playground located in Woods Hole

Mr. Johnson-Staub explained that the request is to fund the replacement of the Taft Playground located in Woods Hole. The current structure is outdated, does not meet modern safety or accessibility standards, and requires frequent maintenance. The playground is named after a community member, and the intention is to continue the design process with the Woods Hole community and the family of Taft Morris. The requested funding is for design and construction. A conceptual rendition of the design was submitted and can be revised through the process. The CPC will act on applications received by January for Town Meeting vote.

Catherine Bumpus, Woods Hole, stated that she had no sense that this application was being submitted based on previous meetings with Town staff on this item. Woods Hole loves the playground and would like to participate in the planning and design. There is concern that the design being shown for the requested funding is what will be built. There are also concerns regarding the site itself.

Mr. Richardson suggested community input meetings with the Woods Hole Village at the end of November/beginning of December in order to work through design concerns prior to a vote. Mr. Johnson-Staub stated that the complexity of issues to work through may make that timeframe unreasonable. The final design will be controlled by the Town Manager. The design can be brought back to the Board after Town Meeting.

Dr. Goldstone asked if the application can be amended at this time to reflect the fact that the design is not yet complete.

Motion by Dr. Goldstone: To approve the submission of a Community Preservation Committee (CPC) amended application, to reflect community engagement in the design, to fund the design and replacement of the Taft Playground located in Woods Hole in an amount not to exceed $650,000. Second: Mr. Brown.
Vote: Yes – 5 No – 0

6. MINUTES

a. Review and consider a vote to approve minutes of meetings: October 14, 2025

Motion by Mr. Brown: To approve the meeting minutes of October 14, 2025. Second: Mr. Richardson.
Vote: Yes – 5 No – 0

7. TOWN MANAGER'S SUPPLEMENTAL REPORT:

- Mr. Renshaw stated that earlier this month the Town held its 3rd annual Employee Appreciation event.

- He stated that he plans to establish an employee of the quarter and employee of the year recognition program at the beginning of the next year.

8. SELECT BOARD REPORTS

- Mr. Richardson asked for an update on a forum regarding ICE and immigration. Mr. Renshaw stated that he is still in the process of setting this up.
- Mr. Mascali asked, as a result of the parking report, for a future consideration of raising the overtime violation amounts.
- Mr. Richardson asked for a future consideration regarding the minimum number of parking spaces requirements place.
- Mr. Richardson asked for a future discussion item regarding the potential for an emergency fund for local Town services.

9. FUTURE AGENDA ITEMS

a. -Discuss Seasonal Communities designation
-Discuss implementation of residential tax exemption program – Water Infrastructure Investment Fund (WIIF)
-Discuss correspondence and media inquiry policies
-DEIB/Immigration "Community Conversations"
-Discuss retail cannabis dispensary license
-Discuss Town-supported day care (Brewster model)
-LGBTQ+ Sanctuary Town
-Discuss walkability improvements
-Hear an update and discuss results of the Downtown Parking Study
-Discuss creation of a Conservation Land Survey/Database
-Hear an update and discuss the Joint Base Cape Cod Master Planning Process
-Discuss Conservation Restriction on Long Pond

10. ADJOURN

Motion by Mr. Richardson: To adjourn at 10:01pm. Second: Mr. Reed.
Vote: Yes – 5 No - 0

Respectfully submitted,
Kristan Patenaude, Recording Secretary