

TOWN OF ADAMS, MASSACHUSETTS

ADAMS TOWN HALL BUILDING, 1st FLOOR, ADAMS, MA 01220
BOARD OF SELECTMEN MEETING MINUTES, AUGUST 21, 2019

CALL TO ORDER: The meeting was called to order by Chairman Hoyt at 6:00 p.m. Present were Vice Chairman Bush, Members Duval, and Nowak. Member Blanchard and Town Administrator Green were absent.

The Pledge of Allegiance was recited.

APPROVAL OF MINUTES: The August 14, 2019 minutes were presented for approval. *Motion made by Vice Chairman Bush to waive reading and approve the August 14, 2019 meeting minutes as presented, second by Member Duval. Vote: unanimous.*

PUBLIC COMMENT: *No public comments were made at this meeting.*

NEW BUSINESS:

Valley Street Field, Celia Norcross, Adams Soccer Club & Adams, Cheshire, Savoy Youth Soccer, August 26, 2019 through November 23, 2019 and April 7, 2020 through June 30, 2020, Sundays 9:00 a.m. to 6:00 p.m., Monday through Friday 4:30 p.m. to 8:00 p.m., Saturdays 9:00 a.m. to 5:00 p.m. Motion made by Member Nowak to approve the use of the Valley Street Field by Adams Soccer Club & Adams, Cheshire, Savoy Youth Soccer, August 26, 2019 through November 23, 2019 and April 7, 2020 through June 30, 2020, Sundays 9:00 a.m. to 6:00 p.m., Monday through Friday 4:30 p.m. to 8:00 p.m., Saturdays 9:00 a.m. to 5:00 p.m., second by Member Duval. Vote: unanimous.

Reid Field, ACS Girls Softball, September 1, 2019 through October 31, 2019 on weekday afternoons and evenings, and weekend mornings and afternoons for practices and games. Motion made by Vice Chairman Bush to approve use of Reid Field by ACS Girls Softball, Monday through Friday from 5:00 p.m. to 8:00 p.m. and weekends 9:00 a.m. to 2:00 p.m., second by Member Duval. Vote unanimous.

Adams Visitors Center, Cultural Council of the Northern Berkshires, September 11, 2019 or September 18, 2019 and monthly thereafter as scheduled with the Building Manager, 6:00 p.m. to 9:00 p.m. for Council Board Meetings. Stephanie Abrams of the Cultural Council of the Northern Berkshires gave a background on what the organization does. Motion made by Member Duval to approve use of the Visitors Center by the Cultural Council of the Northern Berkshires, September 11, 2019 or September 18, 2019 and monthly thereafter until June 2020 as scheduled with the Building Manager, 6:00 p.m. to 9:00 p.m. for Council Board Meetings, second by Member Bush. Vote: unanimous.

PUBLIC HEARINGS:

Public Hearing: *Transfer of All Alcohol License from Densue, Inc. dba Chick's Lunch, 128 Columbia Street, Adams, MA to Pine Brook Pub, LLC, 128 Columbia Street, Adams, MA, 7:10 p.m.*

At 7:16 p.m. Motion made by Vice Chairman Bush to go into a Public Hearing for the Transfer of the All Alcohol License from Densue, Inc. dba Chick's Lunch, 128 Columbia Street, Adams, MA to Pine Brook Pub, LLC, 128 Columbia Street, Adams, MA, second by Member Duval. Vote: unanimous.

Mitchell Despain, Tammie Shafer, and Trent Shafer were present. It was noted that the Licensing Subcommittee and Town Counsel reviewed the paperwork. Ms. Shafer advised that the pub is being rebranded with a new name and it will have a new menu and bar attached. She explained the history of the name and that Mitchell Despain will be managing the alcohol license. She noted that additional seating will be put in and the pool table will be taken out, there will be one retro video game and an ATM machine. The business hours were reviewed. There were no comments by the public.

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Motion made by Vice Chairman Bush to come out of the Public Hearing, second by Member Duval. Vote: unanimous. Motion made by Vice Chairman Bush to approve the transfer of the All Alcohol Section 12 License from Densue, Inc. dba Chick's Lunch to Pine Brook Pub, LLC, second by Member Nowak. Vote: unanimous.

Public Hearing: Transfer of All Alcohol Package Store License from O'Geary's Package Store, Inc., 60 Commercial Street, Adams, to Chehar Corp, dba O'Geary's Package Store, 60 Commercial Street, Adams, 7:20 p.m.

At 7:23 p.m. Motion made by Member Duval to go into a Public Hearing for a Transfer of All Alcohol Package Store License from O'Geary's Package Store, Inc., 60 Commercial Street, Adams, to Chehar Corp, dba O'Geary's Package Store, 60 Commercial Street, Adams, second by Vice Chairman Bush. Vote: unanimous.

Attorney Matthew Porter represented Chehar Corp. It was noted that there will be no change of hours, structure or layout of the store. He noted that the staff members are experienced and licensed. The Licensing Sub-committee and Town Counsel reviewed the application. Concern was expressed about Ankit Patel living in Chicopee and it was explained that he would be on site for at least 35 hours per week. It was noted that this would be a family-owned business. Other businesses owned by Mr. Patel are in Southwick and Chicopee, but Chehar Corp. is a newly owned entity. It was clarified that the sale was for the whole property and the Redemption Center plans are staying the same. *Motion made by Member Bush to come out of public hearing, second by Member Duval. Vote: unanimous.*

At 7:28 p.m. Motion made by Member Nowak to approve the transfer the All Alcohol Package Store License from O'Geary's, at 60 Commercial Street, to Chehar Corp. at 60 Commercial Street, Adams, second by Vice Chairman Bush. Vote: unanimous

A brief explanation was given on pledges. *Motion made by Vice Chairman Bush to approve the Pledge to the lender of Rockland Trust Company, second by Member Duval. Vote: unanimous.*

DEPARTMENT REPORTS:

Town Counsel: Town Counsel St. John III reported that he reviewed and commented upon a proposed easement for the Route 8 Project, he reviewed ownership questions regarding easements for the Route 8 Project, and met with staff concerning acquisition of future easements for the Route 8 Project, as well as concerns regarding the establishment of ownership of the parcels at issue. He reported that he discussed with staff concerns regarding a retail beer and wine license, reviewed and commented upon filling a vacancy on the Board of Health, and reviewed and commented upon a question concerning a "pocket license". He advised he reviewed the application for transfer of the license held by Densue, Inc. dba Chick's Lunch, and reviewed the application for transfer of the license held by O'Geary's. Board Members inquired about the process to fill the vacancy on the board of health, and Town Counsel St. John III reviewed the process. It was noted that the Town received a letter from the Vice Chairman of the Board of Health advising that the Board of Health Chairman, Bruce Shepley had stepped down from the position. A letter was read by Chairman Hoyt announcing the vacancy. It was noted that a vacancy on the Board of Health will be posted, and anyone interested in serving on the Board of Health until June 2020 was encouraged to come forward with written interest by the end of next week. September 4th the Board will review the applications. Chairman Hoyt advised she will recuse herself from this part of the meeting. Work is being done with the Town Clerk to get the information on the website. Bruce Shepley was thanked for his time and service on the Board of Health.

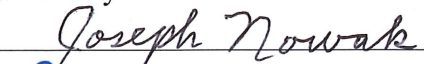
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Sub-Committee and Liaison Reports: *Member Nowak* advised he went to two School Committee meetings where the interviews for the two finalists for the Superintendent of Schools position took place. He reported that Aaron Dean was selected to be the Superintendent, and that he made a firm promise to stay on board for a period of time. He noted that Mr. Dean was excited to come back to his Home Town and put forth an agenda to put the schools into a positive direction. He pointed out that Beth Choquette also interviewed well. He advised that at the meeting on Monday there were two candidates pending to fill a vacancy for the School Committee position for Adams and the School Committee unanimously selected Dr. Bush to fill the vacancy. He encouraged the candidate not selected to apply again. He reported that General Dynamics gave \$6,000 to three schools for the STEM programs, and there are 23 newly hired staff members in the school system in varying capacities and positions. He advised he was sorry to see Hoosac Valley Elementary School Principal, Michelle Colvin, leave to take a position at MCLA and noted that she was a good fit for the school. He reported that there was a gathering by the Adams Suffrage Centennial Celebration Committee (ASCCC) at Notre Dame Manor which was well attended. He encouraged anyone interested in helping with the planning for the 2020 Parade and Fireworks to come forward. *Member Duval* requested the Board of Selectmen invite the new Superintendent of Schools to a meeting in October. *Vice Chairman Bush* advised he attended the Parks Commission meeting and field requests were reviewed. He noted that the fields are used heavily and there will be challenges for field use during construction next year. He advised there was a Sub-Committee meeting with Berkshire Solid Waste, and they will be meeting with other communities to potentially join which will be a benefit. He advised he attended the Northern Berkshire Community Coalition "meet and greet" today, which was well attended. *Member Duval* advised there were no Metropolitan Planning Organization (MPO) or Berkshire Regional Planning Commission (BRPC) meetings in August. *Chairman Hoyt* advised she and Town Administrator Green were invited to attend the ProAdams meeting to provide an update on information, businesses in town as well as 40R. She noted they would also be happy to talk to other interested groups.

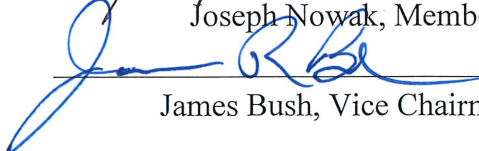
Announcements and Good of the Order: *Member Nowak* thanked April Varellas for offering the Movies under the Stars, which was well attended. *Vice Chairman Bush* announced that Bob Pytko of Adams Hometown Markets will be having an Open House on Friday from 10:00 a.m. to 6:00 p.m. and encouraged citizens to stop down. *Chairman Hoyt* reminded Board Members to RSVP for the Roundtable Discussion on Friday about the Senate Bill on climate change at BRPC. She announced that the Town received a letter from the Department of Housing and Community Development advising that the Town has been awarded the full amount of \$800,000 of the Block Grant program toward Russell Field and the Housing Rehabilitation Program, so the projects will move forward.

ADJOURNMENT: *Motion made by Vice Chairman Bush to adjourn the meeting, second by Member Duval. Vote: Unanimous. Meeting adjourned at 7:49 p.m.*

Respectfully Submitted by Deborah J. Dunlap,
Recording Secretary



Joseph Nowak, Member



James Bush, Vice Chairman



John Duval, Member



Christine Hoyt, Chairman