



Thomas M. Bowes  
President  
District 3

Shannon L. Hume  
At Large

CHARLES B. Ryan  
At Large

CHARLES C. Kokoros  
District 1

JOHN C. MULLANEY  
District 2

Sean E. Powers  
Vice President  
At Large

Stephen C. O'Brien  
District 4

Michael J. Owens  
District 5

PAUL "DAN" CLIFFORD  
District 6

## OFFICE OF THE TOWN COUNCIL

### June 17, 2014

## MINUTES

A meeting of the Town Council was held in the Horace T. Cahill Auditorium, Braintree Town Hall, on Tuesday, June 17, 2014 beginning at 7:30p.m.

Council President Bowes was in the chair.

The Clerk of the Council conducted the roll call.

Present: Thomas Bowes, President  
Sean Powers, Vice President  
Shannon Hume  
Stephen O'Brien  
Michael Owens  
Paul Dan Clifford  
Charles Kokoros  
John Mullaney  
Charles Ryan

Others: Christine Stickney, Director Planning and Community Development  
Robert Brinkmann, Assessor  
Dennis Regan, National Grid

### **CORRESPONDENCE**

None

### **ANNOUNCEMENTS**

- 040 14 Councilor Powers: Recognition of 2<sup>nd</sup> Anniversary - Southside Tavern
- 055 14 Braintree Chamber of Commerce - Pizza Palooza
- 057 14 Councilor Powers – July 4<sup>th</sup> Celebration

## APPROVAL OF MINUTES

- June 3, 2014

**Motion:** by Councilor Powers to approve

**Second:** by Councilor Kokoros

**Vote:** For (8), Against (0), Abstain (1-Ryan)

## CITIZEN CONCERNS/COUNCIL RESPONSE

None

## COMMUNICATIONS AND REPORTS FROM THE MAYOR AND TOWN BOARDS

None

## OLD BUSINESS

- **14 042 National Grid: Petition – 155 Audubon Avenue or take up any action relative thereto**

To install and maintain approximately 35 feet, more or less, of 2 inch gas main in Audubon Avenue, Braintree from the existing 2 inch gas main near Vinedale Road, westerly to house #155 for a new gas service.

Councilor Ryan, Chairman of the Public Works Committee, informed committee members that the Town Engineer, Robert Campbell, has given verbal authorization to begin work as National Grid has a previously approved gas permit in the vicinity of Vinedale Road and it would be less of an impact to the neighborhood to have both projects completed at the same time. He stated that the committee has recommended favorable action with staff recommendations.

**Motion:** by Councilor Powers to approve

**Second:** by Councilor Kokoros

**Vote:** For (9), Against (0)

- **14 044 Mayor: Appropriation - Community Preservation Committee Old Thayer Library Exterior Restoration Project III or take up any action relative thereto**

Motion by Councilor Powers to open public hearing.

**Motion:** by Councilor Powers to open public hearing

**Second:** by Councilor Kokoros

**Vote:** For (9), Against (0)

Christine Stickney, Director of Planning and Community Development, provided a brief overview of each of the phases of the restoration work that has been previously approved; Phase I: replacement of roof, chimney, brick facing and gutters; Phase II: windows and front door; and Phase III design contract for rear of building (ADA requirements) and bathroom. Ms. Stickney noted that due to the height of the front entrance, it would not be practicable to install a handicap ramp to the front of the building as, to meet ADA requirements; the ramp would wrap half-way around the building. The plan would be to add a brick/glass entrance in the rear of the building which would include a handicap lift from the basement floor to the first floor. The bathroom would be located on the basement and accessible via the proposed rear entrance or, from the first floor, the handicap lift and stairwell. The front door of the building would only be used for an emergency.

Councilor Mullaney, Chairman of the Committee on Ways & Means reported that the committee recommended favorable action.

Councilor O'Brien asked Ms. Stickney if the proposed entry way at the rear of the building would fit the character of the building. Ms. Stickney commented that existing bricks on the rear of the building would need to be removed. These bricks then would be incorporated into the façade of the addition.

Councilor Clifford asked what the proposed uses of the building were. Ms. Stickney commented that proposed uses were for public meeting space. The Mayor would make the final determination. Council President Bowes noted that he would discuss the future use of the building with the Mayor.

Motion by Councilor Powers to close public hearing.

**Motion:** by Councilor Powers to close public hearing

**Second:** by Councilor Kokoros

**Vote:** For (9), Against (0)

Councilor Powers read the following motion: In accordance with the provisions of Chapter 44B of the General Laws and with the recommendation of the Community Preservation Committee, appropriate in total \$75,000.00 as follows: \$25,000.00 from the Community Preservation Act Unreserved Fund and \$50,000.00 from the Community Preservation Act Historic Resources Fund for the purpose of funding the Old Thayer Library Exterior Restoration Project – Phase III architectural services for design conditional on the Braintree Historical Commission reporting quarterly on progress of the project. Said funds are to be expended under the direction of the Community Preservation Committee and the Director of Planning and Community Development.

**Motion:** by Councilor Powers to approve

**Second:** by Councilor Kokoros

**Vote:** For (9), Against (0)

## NEW BUSINESS

- **14 045 National Grid: Petition – Thayer Road or take up any action relative thereto**

Motion by Councilor Powers to refer to the Committee on Public Works

**Motion:** by Councilor Powers to refer Order 14 045 to committee

**Second:** by Councilor Kokoros

**Vote:** For (9), Against (0)

Council President Bowes the following order requires same night action. If there are no objections, we will take action on Order 14 046 Board of Assessors: MGL Chapter 59, Section 5, Clause 41c Commencing FY2015.

- **14 046 Board of Assessors: MGL Chapter 59, Section 5, Clause 41C Commencing FY2015**

Councilor Clifford provided an overview of the history on Clause 41C; noting that in December 2013 the Council voted to increased the allowance from \$500 to \$750. At that time, the Mayor gave his blessing to increase the allowance to \$1,000.

Be it ordained by the Town Council of the Town of Braintree that pursuant to M.G.L. Chapter 59, Section 5, Clause 41c (the “statute”) hereby adjusts the eligibility requirements within the limits set forth in this statute, commencing with Fiscal Year 2015 as follows:

- a. The exemption amount contained in subclause (B) of said first sentence of this statute whenever it appears in said subclause shall be increased from the existing \$750 to \$1,000.

- **14 047 National Grid: Petition – Celia Road or take up any action relative thereto**

Council President Bowes the following order requires same night action. If there are no objections, we will take action on Order14 047 National Grid: Petition – Celia Road.

Motion by Councilor Powers to refer to the Committee on Public Works

**Motion:** by Councilor Powers to refer Order 14 047 to committee

**Second:** by Councilor Kokoros

**Vote:** For (9), Against (0)

Council President Bowes commented that, if there were no objections, he was going to post internally the vacant Clerk of the Council position.

Councilor Clifford commented that the Town Clerk has been saddled with two positions. The Clerk of the Council position should be filled to allow the Town Clerk to focus on the upcoming elections.

**Motion:** by Councilor Kokoros to post position internally for a period of 10-days

**Second:** by Councilor Powers

**Vote:** For (9), Against (0)

## **ADJOURNMENT**

It was unanimously voted to adjourn the meeting at 9:20p.m.

Respectfully submitted,  
James M. Casey  
Clerk of the Council

## **Documents provided for Meeting**

- June 3, 2014
- 14 042 National Grid: Petition – 155 Audubon Avenue
- 14 044 Mayor: Appropriation - Community Preservation Committee Old Thayer Library Exterior Restoration Project III
- 14 045 National Grid: Petition – Thayer Road
- 055 14 Braintree Chamber of Commerce - PizzaPalooza
- 056 14 Council President: Noise Complaints – Adams Street
- 14 046 Board of Assessors: MGL Chapter 59, Section 5, Clause 41c Commencing FY2015
- 14 047 National Grid: Petition – Celia Road