

TOWN OF WINCHENDON

WARRANT FOR SPECIAL MEETING
OCT 10 2022 PM 1:34



Finance Committee

Telephone (978)-297-5419

Regular Meeting/Public Hearing
Finance Committee Minutes
September 27, 2022 6:30PM
Town Hall 2nd Floor Auditorium

Present: Chairman Thomas J. Kane Jr., Dr. Maureen Ward, Charles C. Corts, Doug Delay, Adrian Guerrero
Absent: Phil Levine, Robert O'Keefe
Guests: Justin Sultzbach, Town Manager

List of Documents Presented at Meeting:

- September 27, 2022 Meeting Agenda
 - Warrant for the Special Town Meeting on October 24, 2022
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7:00PM: Chairman Thomas J. Kane Jr. called the Finance Committee meeting to order followed by the Pledge of Allegiance.

Warrant Articles for the Special Town Meeting on October 24, 2022

Article 1- To see if the Town will vote to hear and act on the reports of the Finance Committee, and any other Board or Committee, or act in relation thereto. (usual and customary article).

T. Kane stated at the moment they had not prepared a report but it would be prepared in time for the town meeting.

Capital Articles:

Article 2- To see if the Town will vote to transfer from Free Cash the sum of \$100,000 for the purchase of Supplemental Downtown Streetlight Improvements.

Justin Sultzbach explained this article is split into two parts, the first being a \$65,000 expense due to a funding shortfall. It was originally anticipated the Robinson Broadhurst Foundation would be able to fund the full supplemental amount but they were able to fund \$65,000. The remaining \$35,000 would be for the same style street lights for the new park on Spring and Blake St. along with the parking lot across from the library off Pleasant St. The recommendation is to use Free Cash to fund the remaining \$35,000.

Article 3- To see if the Town will vote to transfer from Free Cash the sum of \$145,000 for Phase 2 Library Repairs.

J. Sultzbach stated there had been some recent fluctuations in terms of the exact cost. The figure may be off by roughly \$70,000, he was unable to get a more accurate figure in time, but he expected to have an update for the Finance Committee and Board of Selectmen the following day. Phase 2 has been before the board multiple times, due to cost inflation. The project is expected to total 1.2 million. It was originally recommended to be funded using a borrowing, but it was amended to recommend funding it using Free Cash. Mike Barbaro, Chair of the Capital Planning Committee, let the committee know going forward there would be a fundamental change on Capital Plan. They will have money to put bid specs together to ensure events like this don't happen anymore. From now on, they would get solid bids in with the architectural plans and it would state they would be subject to town funding.

Article 4- To see if the Town will vote to transfer from Free Cash the sum of \$95,000 to supplement the FY23 Highway Materials line for the purpose of the infrastructure improvements on Pleasant Street, Summer Street, and Island Road.

Article 5- To see if the Town will vote to raise and appropriate, transfer or borrow the sum of \$618,750 to fund design services for a new Fire Station; provided, however, that if the Town votes hereunder to borrow funds for this purpose, such a vote shall be contingent upon approval by the voters at an election that the amounts needed to repay the debt and interest and such borrowing shall be excluded from the limitations and the tax levy imposed by Proposition 2 1/2, so called, or take any other action relative thereto.

It is recommended it be funded through a debt exclusion. J. Sultzbach explained it would be an expense not be built into the general operating budget, in the same way a borrowing would be. While taxes are expected to increase like every year, it would be \$33.94 higher every year for the next 5 years until the debt is paid off and not included on the tax bill. That figure is based off an average residential house being \$242,405.

Tom Smith, Fire Chief, explained back in 2019 the original plan was 28,000 sq. ft. and 2 stories, estimated to be about 14 million. The committee met with the architect to reduce the cost/sq. ft. and designed a plan that would be 19,000 sq. ft. When J. Sultzbach became town manager, they met again to review the plans and redesigned it to be a new non attached building next to the original station connected by a walkway. It allows the existing station to be used while the new one is being built and allows everything to be on one floor while still accommodating the necessary rooms and equipment. The new cost for the updated project is estimated to be \$8.2 million.

Article 6- To see if the Town will vote to appropriate \$9,560,000.00, which shall be expended to pay costs of designing, constructing, equipping, and furnishing a replacement of the main water line from the Ashburnham-Winchendon Water Filtration Plant, and the payment of all other costs incidental and related thereto, and that to meet this appropriation, the Treasurer, with the approval of the Board of Selectmen, is authorized to contract for and expend any federal or state aid available for the project; and

that all or any portion of the amount authorized to be borrowed by this vote may be borrowed through the Massachusetts Clean Water Trust (the "Trust") and any appropriate official or officials of the Town are hereby authorized to execute any agreements with the Trust and the Department of Environmental Protection of The Commonwealth of Massachusetts, that may be required in connection with any such loan obtained through the Trust, or take any action relative thereto.

J. Sultzbach explained that this project needs to be taken care of. The main transmission line from the water filtration plant to everyone that receives town water is failing. Due to the infrastructure failing, about 28% of the treated water is being lost before it even gets to town. The line is over 75 years old and is desperate need of repair, or else it will just continue to cost the town more money in the long run.

Financial Articles:

Article 7- To see if the Town will vote to transfer from Free Cash the sum of \$110,593 to the OPEB Trust Account that was established to mitigate the Town's liability for Other Post-Employment Benefits (OPEB), or act in relation thereto.

\$110,593 represents 10% of the annual healthcare costs to help cover the OPEB Trust Account.

Article 8- To see if the Town will vote to accept the provisions of General Laws Chapter 40, Section 13D relative to establishing a reserve fund for future contractual separation payments upon the termination of a town employee or officer's employment, and further to see if the Town will vote to transfer from Free Cash the sum of \$50,000 to such a Reserve Account established to mitigate the Town's liability for Contractual Separation Pay-outs, or act in relation thereto.

Article 9- To see if the Town will vote to transfer from Free Cash the sum of \$80,000 to the Stabilization Fund, or act in relation thereto.

Article 10- To see if the Town will vote to transfer from Free Cash the sum of \$50,000 to supplement the Finance Committee Reserve in response to escalating energy and inflationary costs, or act in relation thereto.

Other Articles:

Article 11- To see if the Town will vote pursuant to G.L. c.43B, §10(a) to amend the Town Charter as recommended by the Charter Bylaw Review Committee in a document entitled, "Proposed Charter Changes October 2022", on file in the office of the Town Clerk and available on the Town's website at <http://www.townofwinchendon.com/>, with text to be inserted underlined and text to be deleted crossed out; revisions include but are not limited to ministerial and clerical clarifications, internal consistency, and references to and updates based upon state law and other matters; or act in relation thereto.

Vote on recommendations for the Warrant Articles:

Article 1

Dr. Ward motioned to recommend Article 1, 2nd by C. Corts.
Corts (Y) Delay (Y) Guerrero (Y) Ward (Y) Kane (Y) 5-0

Article 2

Dr. Ward motioned to recommend Article 2, 2nd by D. Delay.

Corts (Y) Delay (Y) Guerrero (Y) Ward (Y) Kane (Y) 5-0

Article 3

Dr. Ward motioned to recommend Article 3, 2nd by D. Delay.
Corts (Y) Delay (Y) Guerrero (Y) Ward (Y) Kane (Y) 5-0

Article 4

Dr. Ward motioned to recommend Article 4, 2nd by C. Corts.
Corts (Y) Delay (Y) Guerrero (Y) Ward (Y) Kane (Y) 5-0

Article 5

Dr. Ward motioned to recommend Article 5, 2nd by D. Delay.
Corts (Y) Delay (Y) Guerrero (Y) Ward (Y) Kane (Y) 5-0

Article 6

Dr. Ward motioned to recommend Article 6, 2nd by C. Corts.
Corts (Y) Delay (Y) Guerrero (Y) Ward (Y) Kane (Y) 5-0

Article 7

Dr. Ward motioned to recommend Article 7, 2nd by C. Corts.
Corts (Y) Delay (Y) Guerrero (Y) Ward (Y) Kane (Y) 5-0

Article 8

Dr. Ward motioned to recommend Article 8, 2nd by D. Delay.
Corts (Y) Delay (Y) Guerrero (Y) Ward (Y) Kane (Y) 5-0

Article 9

Dr. Ward motioned to recommend Article 9, 2nd by C. Corts.
Corts (Y) Delay (Y) Guerrero (Y) Ward (Y) Kane (Y) 5-0

Article 10

Dr. Ward motioned to recommend Article 10, 2nd by C. Corts.
Corts (Y) Delay (Y) Guerrero (Y) Ward (Y) Kane (Y) 5-0

Article 11

Dr. Ward motioned to recommend Article 11, 2nd by D. Delay.
Corts (Y) Delay (Y) Guerrero (Y) Ward (Y) Kane (Y) 5-0

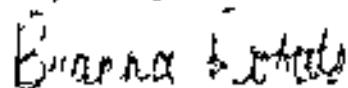
Member Comments: None.

Public Input: None.

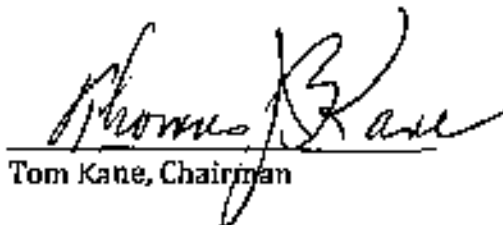
**8:34PM- D. Delay motioned to adjourn, 2nd by C. Corts
Corts (Y) Delay (Y) Guerrero (Y) Ward (Y) Kane (Y) 5-0**

The Finance Committee adjourned at 8:34PM

Respectfully submitted:



Brianna Roberts, Finance Committee Recording Secretary


Tom Kane, Chairman

Dr. Maureen Ward, Vice-Chair

Charles C. Corts

Douglas Delay

Adrian Guerrero

Phillip Levine

Robert O'Keefe