

## BOARD OF SELECTMEN MEETING

September 25, 2017

Chairman Michael L. Champoux called the meeting to order at 6:00 p.m. in the Auditorium of the Town Hall. Present were Selectmen Gregory B. Bendel, Kevin A. Caira, Michael V. McCoy and Edward P. Loud, Sr. Also present was Town Manager Jeffrey M. Hull.

A motion was duly made and seconded and by the affirmative roll call vote of all, it was

VOTED: That the Board of Selectmen enter Executive Session for the purpose of discussing real property issues – 190 Main Street and review and approve Executive Session Minutes from February 25, 2013, May 13, 2013, June 10, 2013, June 24, 2013, October 9, 2013, November 25, 2013, April 14, 2014 and May 12, 2014 with the intention to return to open session.

Chairman Michael L. Champoux called the meeting to order at 7:00 p.m. in the Auditorium of the Town Hall. Present were Selectmen Gregory B. Bendel, Kevin A. Caira, Michael V. McCoy and Edward P. Loud, Sr. Also present was Town Manager Jeffrey M. Hull.

Chairman Champoux asked those present to rise and he led the pledge of allegiance.

### TREASURY WARRANTS

Chairman Champoux asked for a motion to accept the Treasury Warrants. A motion was made by Selectman Caira, seconded by Selectman Bendel and by the affirmative vote of all, it was

VOTED: That the Board of Selectmen accept Treasury Warrants 11, 11A, 12 and 12A.

### **LANCE STEVENS, DBA B & L ENTERPRISES, RE: REQUEST FOR A CLASS II VEHICLE SALES LICENSE FOR PROPERTY LOCATED AT 880 MAIN STREET**

Mr. Stevens stated that he is present requesting a license for Class II Vehicle Sales and advised the Board that he had a license in past years but allowed it to lapse.

Town Manager Hull asked Mr. Stevens to provide the receipts from the certified mailing of notices to abutters and was advised they were provided to the Board's recording secretary. Town Manager Hull advised that the application was reviewed by Police Chief Michael Begonis who recommended approval, Inspector of Buildings Al Spaulding who advised that there are no outstanding zoning issues and Fire Chief Richard McClellan who advised that the Fire Department has no concerns with the application and noted that all underground tanks were removed from the property in 2007.

Chairman Champoux asked if there were any questions or comments from the Board. Selectman Bendel asked whether the vehicles to be sold would be facing Main Street or Eames Street and was advised that they would face Eames Street.

Chairman Champoux asked if there were any questions or comments from the audience and there were none.

A motion was made by Selectman McCoy, seconded by Selectman Bendel and by the affirmative vote of all, it was

VOTED: That the Board of Selectmen grant a Class II Vehicle Sales License to Lance Stevens DBA B & L Enterprises located at 880 Main Street.

**JOHN FARESE, MARKET MANAGER, WHEELABRATOR TECHNOLOGIES, RE:  
PRESENTATION OF DONATION TO TOWN OF WILMINGTON**

Mr. Farese was present on behalf of Wheelabrator Technologies to present a check in the amount of \$3,000 to the Town of Wilmington as part of their Community Outreach Program. Town Manager Hull advised that the funds will be used to resupply curbside trash receptacles in Town.

Members of the Board of Selectmen thanked Mr. Farese and Wheelabrator.

**SCOTT W. THORNTON, PE, VANASSE & ASSOCIATES, INC. ON BEHALF OF ANALOG  
DEVICES, RE: SIGNALIZED CROSSWALK – WOBURN STREET**

Paul Alunni, Town Engineer, stated that Vanasse & Associates was hired by Analog Devices to review the current crosswalk in the vicinity of their site entrance located on Woburn Street. He stated that he has reviewed the plans and concurs that this will provide safer pedestrian mobility across Woburn Street. Mr. Alunni advised that before the Board of Selectmen this evening is a license agreement to permit the work to take place with the understanding that the Town will assume the ownership and responsibility of future maintenance upon completion of construction.

Mr. Thornton stated Vanasse & Associates was contracted by Analog to design a pedestrian crosswalk. He advised that there is currently a diagonally aligned crosswalk across Woburn Street. The proposal is to eradicate the pavement markings and put in a perpendicular aligned crosswalk which will shorten the crossing distance for pedestrians and also install thermoplastic pavement markings and yield markings to get motorists to yield prior to the crosswalk. In addition, a rapid rectangular flashing beacon will be installed and Mr. Thornton explained that it is a push button activated flasher that goes off when pedestrians desire to cross the street. There are indicators for motorists approaching the crosswalk and side indicators so pedestrians know that the LED flashers are activated. He stated that Analog is paying for the equipment and construction and will turn over responsibility to the Town. Mr. Thornton provided photos of similar installations and noted that there is signage present as well as wheelchair ramps and the construction of new sidewalk to connect the crosswalk to the existing sidewalk along the driveway.

Chairman Champoux asked if there were recommendations from department heads. Town Manager Hull stated that the Town endorses the proposal as it will enhance the safety for Analog employees, clients and other pedestrians. He stated that once construction is complete and the Town assumes responsibility, it does not anticipate any significant costs as it is solar powered.

Chairman Champoux asked if there were any questions or comments from the Board. Selectman Loud asked if the light would turn red for the vehicles to stop and was advised by Mr. Thornton that it flashes yellow.

Selectman Bendel asked about the operating hours of the lights and whether they will be operable on the weekends. Mr. Thornton advised that they only flash when activated and would flash for approximately thirty seconds.

Town Manager Hull stated that the agreement has been prepared by Town Counsel's office and his recommendation is that the Board of Selectmen authorize him to enter into an agreement with Analog Devices.

A motion was made by Selectman Bendel, seconded by Selectman Loud and by the affirmative vote of all, it was

**VOTED:** That the Board of Selectmen authorize Town Manager Hull to enter into an agreement with Analog Devices relative to the installation of a signalized crosswalk on Woburn Street.

**SHAUN NEVILLE, EXECUTIVE DIRECTOR, WILMINGTON COMMUNITY TELEVISION,  
RE: HOUSE NO. 2682/SENATE NO. 1857 AN ACT SUPPORTING COMMUNITY ACCESS  
TELEVISION**

Mr. Neville stated that residents watching tonight's Selectmen's meeting have to know which channel it is on and the time of the Selectmen's meeting. He noted that cable subscribers who go to WCTV channel will only see "local programing". He stated that most homes have high definition service and opined that informing the community would increase viewership if programming information appeared as they are going through the channels. Mr. Neville stated that there are two bills at the state house, one in the House of Representatives and one in the Senate, which would require cable companies to provide high definition channels to public access centers such as WCTV and to list the programing on the on-screen program guide. These issues were included in the needs assessment relative to the Comcast license renewal. He opined that cable companies would not do this on a town by town basis and that it must be accomplished at the state level. Mr. Neville stated that WCTV can send a letter endorsing the bills but is also looking for the town to send a letter of support to the legislative delegation. He noted that Senator Tarr and Representative Gordon are petitioners on the bill.

Mr. Neville stated that a committee hearing was held in May and public comments are still being accepted.

Chairman Champoux asked if there were any questions or comments from the Board. Selectman Caira stated that he has read the bills and believe they are worthwhile. Selectman Bendel asked Mr. Neville how residents may offer their input. Mr. Neville advised that residents would have to go to the Joint Committee on Telecommunications. He stated that he would be happy to add a link to WCTV's website for residents to comment. Selectman Caira asked if there was a reason Representative Miceli has not signed on to the bill and was advised that there is no particular reason. He stated that WCTV has reached out to him.

Chairman Champoux asked whether the cable companies are being petitioned by multiple states to provide these services. Mr. Neville stated that Massachusetts is the biggest state for media centers like WCTV. He stated that Vermont has won a court ruling to get high definition channels.

Chairman Champoux asked whether the technology exists for local access to insert the name of the program into the guide. Mr. Neville stated that it does, they don't have it yet. He stated that WCTV is ready to make that investment.

**BOARD TO CONSIDER ENDORSING A LETTER IN SUPPORT OF LEGISLATION  
REGARDING LOCAL ACCESS**

A motion was made by Selectman Loud, seconded by Selectman Caira and by the affirmative vote of all, it was

VOTED: That the Board of Selectmen endorse a letter to its legislative delegation in support of legislation regarding local access.

**DAVID RAY, PAUL KNEELAND AND MICHAEL CAIRA, RE: PROPOSAL TO  
CONSTRUCT AND OPERATE A DETOX CENTER IN THE TOWN OF WILMINGTON**

Chairman Champoux stated that this is an unusual agenda item which has garnered a lot of interest. He emphasized that the proposal is the first time the Board of Selectmen has received the information but is aware the Town Manager had an internal meeting with the proponents. Chairman Champoux noted that there will be an opportunity for audience members to offer comments and ask questions following the presentation.

Town Manager Hull stated that there has been a lot of speculation that the proposal is a “done deal” and explained what has transpired to get to tonight’s meeting. He advised that the proponents have not gone before permitting authorities and it is their intent to have a discussion with staff and the Board of Selectmen to gauge whether the proposal is viable.

Michael Caira introduced David Ray, a substance abuse professional, and Paul Kneeland, a Wilmington resident and business professional who will construct the center in the event the project goes forward. He stated that they are aware of what has taken place on social media where there has been debate and speculation on people’s involvement before there is a proposal. Mr. Caira acknowledged that he has served as a consultant since his retirement as Town Manager but advised that he has no financial interest in this matter. He stated that his involvement is strictly voluntary and will likely conclude when it goes through the permitting process. He stated that he became involved with the project because he is tired of going to wakes and funerals, tired of speaking with friends who have lost family members, particularly sons and daughters. Mr. Caira stated that he is proud of the Wilmington community for stepping up and is one of the few communities who recognized the problem early on and appropriated funds for a Substance Abuse Coordinator. Mr. Caira stated that the proposed facility is another tool in the toolbox to address this epidemic. He understands that there is a neighborhood concerned with the location. The Selectmen are not being asked to take a vote and the reason they are before the Board of Selectmen is because it is the best forum to present their proposal. Mr. Caira was adamant that the community’s obligation to its young residents does not end upon graduation. The Town needs to do more than talk about the problem, going to a vigil and holding a candle will not provide direct, needed services that could mean the difference between life and death.

Mr. Ray stated that drug addiction is the Vietnam of this generation, indicating that more young men and women will lose their lives by the end of this decade to drug addiction than any major war. Mr. Ray introduced his background, having grown up in North Reading. He related his personal experience in addressing his addiction with alcohol. He received treatment at the Timmon House in New Hampshire and was exposed to a process of getting well that he had never seen before. Soon after, he began a non-profit organization dedicated to helping men and women overcome drinking and substance abuse.

Mr. Ray opined that the problem is real and the problem is not going away. He stated that he appeared on the Today show to discuss the opioid epidemic and he believes the epidemic has not peaked yet. He stated that the synthetic opioids produced in China that are being shipped through Mexico to the United States are incredibly potent and powerful and will be causing more terror and havoc than one can imagine.

Mr. Ray stated that the premise of his program is that the individual acknowledges they need help, they go to an emergency room where they are medically cleared to go into a detox. Individuals go from three to seven days depending upon the drug addicted to and are safely weaned from the substance. He stated that it is a medical event. Before they receive treatment they must be medically stabilized and the first three to seven days is important. He noted that on occasion, detox can be life threatening. He stated that alcohol affects the central nervous system where it lowers the seizure threshold making the individual susceptible to strokes, heart attacks and grand mal seizures. Mr. Ray stated that the problem with most experiences of detox is that people feel better and believe they can go home and resume their normal life. Mr. Ray stated that detox by itself rarely works and the recidivism is approximately 95 to 98%. He said that detox is a medical event made to stabilize someone and is not meant to work by itself and noted that it is not an attempt to treat drug or alcohol addiction. The duration of short term stabilization could be 5 to 14 days. During that time medical professionals and clinicians stabilize the individual and

make a plan based upon their particular issues and needs then make a recommendation of where the patient can go. He advised that it typically takes between 7 and 14 days for them to understand the acute needs of the individual on a clinical, psychological, spiritual and emotional basis.

Mr. Ray stated that his proposal is for a 48 bed, co-ed clinical detox and short-term residential facility. From this facility, individuals will be referred to long term treatment. It is their philosophy that you cannot properly treat drug addiction or alcoholism in under 6 to 9 months. There is a significant success rate for those treated in that time frame.

Mr. Ray stated that the proposed facility will be a brand new 20,000 square foot building with a high level of clinical care provided by doctors, nurse practitioners, registered nurses, psychiatrists and case managers. He noted that visitors are not permitted as it is not cohesive with the treatment and a minimal number of clients checking in and out daily means minimal impact on traffic.

Additionally, it is proposed that Wilmington residents will receive top priority for admission, use of a community room to host weekly family meetings to provide guidance on how to help an addict, provide first opportunity to Wilmington residents for jobs and will provide an in-town addiction resource for the school system, police and health departments.

Mr. Ray stated that clients are transported to the facility by a family member or by the facility and do not leave until they are discharged to the next facility for further treatment. He emphasized that they will have zero interaction with the community which is what the client wants.

Mr. Kneeland advised that the planned modern, two story building will be approximately the same size as the building that was razed. He stated that the building has been sited so that the vegetation along the rear and side property line will not be disturbed.

Mr. Caira stated that he looked at this project, the same as when he was Town Manager and in doing so he looked at what the center has to offer, whether there is a need and looked at the background and experience of Mr. Ray. References from the Town of Wakefield have been provided.

Chairman Champoux thanked the gentlemen for their presentation and asked whether there were any questions or comments from the Board.

Selectman Loud thanked the gentlemen for bringing this before the Board and noted that members of the Board of Selectmen have received multiple e-mails and phone calls from residents. He asked how many facilities in Massachusetts are exactly like the proposed facility and Mr. Ray estimated that there are three or four. Selectman Loud asked how many are within a mile of two schools and near residences and was advised that almost all facilities are in a residential neighborhood. Selectman Loud asked how many facilities are located near a train depot and in the vicinity of a store that sells alcohol. Mr. Ray advised that he did not know. Selectman Loud stated that he and the residents need these answers and noted that his nephew has a drug problem and has been to many detox centers and is still struggling. He opined that it is not fair that the proponents are tugging on the heartstrings of the Selectmen and residents. Selectman Loud asked what Mr. Ray knew about the treatment center on Concord Street that is similar to what is proposed. Selectman Loud stated that he did not know that there was a facility in Wilmington and it is located in a commercially zoned area where it should be. Mr. Ray advised that there is currently no other facility like what is proposed in Wilmington.

Mr. Caira stated that there is no intention to change anyone's mind because it is apparent people have already determined what the facility is. He stated that he approaches this intellectually because his brain tells him there is a problem, it becomes emotional when you know people and intellectual and emotional are not incompatible. The home that Selectman Loud is speaking of does not compare with what Mr. Ray is proposing. He noted that this is a facility that would go into a commercial location by zoning. Mr. Caira stated that, by Wilmington's Town Zoning By-Laws, this type of facility can go into any of the residential or general business districts. He stated that he does not believe it belongs in a residential district but believes it should go into a commercial district which is how the proposed location is zoned. Mr. Caira stated that the facility is expressly disallowed in industrial districts.

Mr. Caira stated that in order to protect the identity of the clients, Massachusetts has enacted a law that the facility cannot be identified. He stated that what has been described on social media is not accurate and the proposal is as described by Mr. Ray this evening.

Selectman Loud asked how Mr. Ray can guarantee a bed for Wilmington residents without leaving a bed empty. Mr. Ray advised that you can't and when asked whether a bed will be left vacant 24/7 for a Wilmington resident he confirmed one would.

Selectman Loud asked about a facility in Wenham and was advised that with the permission of the Town a 30 day program was opened. There was an issue with someone not wanting the facility at that location and the Town changed its mind and he prevailed. He advised that it has been shuttered for ten months and will be re-opening in two weeks.

Selectman Loud asked why the building at the rear of the site does not have an occupancy permit and Mr. Kneeland advised that he does not own that building and has no plans for the building as it has no value to the development.

Selectman McCoy stated that he is in agreement with a majority of what has been said by Mr. Caira. He stated that he attended the vigil with his son and noted that many of the faces that passed due to addiction were familiar. He stated that he does not believe the facility is an appropriate fit for that area and noted the concern about property values.

Selectman McCoy asked Town Manager Hull to read a paragraph included in a letter directed to a resident of Shady Lane Drive from the Town Manager. The letter advised that rezoning would not be required. Selectman McCoy read a list of medical facilities which did not include detox facility. He asked that Town Counsel be directed to review the zoning by-laws as he disagrees with the Building Inspector.

Selectman McCoy opined that he is correct and believes an article for Town Meeting should be drafted to include detox facilities in general industrial zones as residents have legitimate concerns. He stated that there is no definition for detox facilities and therefore does not exist in the zoning by-laws.

Mr. Caira encouraged the Town Manager to confer with Town Counsel and stated that the zoning by-laws do not list every item, it uses generic term. He noted that Selectman McCoy skipped over convalescent home and the definition refers to a place to go and get better and that is what the proposed facility is.

Mr. Caira stated that with regard to security issues, the Board should hear from Chief Begonis. Chief Begonis stated that he has spoken to the Chief of Police in Wakefield relative to the facility run there as well as to chiefs of towns with detox facilities and has been advised that there are no issues. Chief Begonis noted other facilities in Town and advised that this facility would be unique to the Town of Wilmington. He stated that assistance is needed. He sympathizes with the residents but there have been times where he has called looking for a bed at 5 p.m. on a Friday.

He has driven individuals across the commonwealth to a treatment facility and it is a struggle. He stated that the Police Department has been responsive and is not advocating for anything other than the Police Department. He stated that it is important to ensure that individuals go from step one to step two to step three without a break because that is where other programs fail. Chief Begonis stated that the folks are living in our neighborhoods and emphasized that they are not animals and are not people to be afraid of, they are common people like us, here for treatment. Chief Begonis stated that this is an opportunity that the Police Department could really use.

Chairman Champoux stated that he differs in the interpretation of the zoning by-laws and believes it would be appropriate to request Town Counsel review them.

He assured residents who sent e-mails and letters that they were received by the Board of Selectmen. He expressed his appreciation for the time taken by residents who articulated their opinion but was frustrated by the assumptions that were being made of what was being proposed. Chairman Champoux stated that everyone present recognizes that there is an epidemic but is anxious due to the NIMBY (NOT IN MY BACK YARD) mentality.

He stated that property values is a valid concern and asked whether a Dollar General, which was initially proposed for that location, would have less of an impact on values.

Mr. Caira stated that he knows from speaking with real estate professionals and attorneys involved in real estate that they have not experienced it. He stated that he is not an expert in the field and will not advise whether real estate values will go up or down but did advise that the proposed facility is not a methadone clinic.

Selectman Caira thanked Mr. Ray for his presentation and advised that the Department of Public Health issued a report called Chapter 55 report and encouraged people to read the report on the opioid epidemic. People are dying at an alarming rate.

Selectman Caira asked how many facilities Mr. Ray is associated with and was advised two. He asked whether there is an application or referral process to be admitted to the facility. Mr. Ray explained the procedure.

Selectman Caira asked whether individuals can check themselves out. Mr. Ray stated that individuals can leave against medical advice but transportation must be pre-arranged and their personal effects are returned after 24 hours.

Selectman Caira asked whether the Substance Abuse Coordinator will be able to utilize the community room. Mr. Ray advised that she would and she would have access to the facility and personnel depending upon her schedule and needs.

Selectman Bendel thanked the gentlemen for their presentation and stated that like members of the audience, this is the first time the Selectmen have heard the proposal. He stated that it is a difficult conversation and expressed his appreciation to the audience who came tonight. He stated that in regards to the zoning by-laws, as it exists today, the proposal meets the requirement for that location and expressed his desire to be mindful how private sales are addressed. He does not want to set a precedent in deterring businesses from coming to Town.

Selectman Bendel asked if the Middlesex Avenue location was the only one being considered. Mr. Ray advised that he has not considered another location in Wilmington. Selectman Bendel noted that he heard from residents on both sides and believes there are legitimate concerns. He stated that he is not opposed to a facility like this in our community.

Selectman Loud stated that the facility in Wakefield appeared to be gated with a wall and asked whether Wilmington would be similar.

Mr. Ray stated that residents can leave the facility because they are not under a judicial order. If they decide to leave treatment, they cannot return.

Selectman Loud asked about the number of steps and whether this facility is the first step. Mr. Ray advised that there are several steps on the full continuum of care and the proposed facility would be steps two and three.

Selectman Loud stated that he is in favor of a facility in the Town but does not know yet whether it is the right location.

Chairman Champoux asked whether there is a real estate professional willing to speak on the issue of property values. Mary Giroux of ReMax and mother of Josh who passed away in October 2013. Ms. Giroux stated that the data is very broad and does not hone in on exactly what this facility is. She stated that the data is nationwide and the figure is between 8 and 17%. She stated that there is no exact way to pinpoint what the figure would be and understands it is a big investment. She opined that children are a bigger investment and there is nothing more emotional than burying your child from an overdose that could have been prevented if there was access to this type of facility. She asked residents not to turn their back for fear of losing a few dollars. Ms. Giroux stated that there are addicted people all around us who are dying every day. She stated that if the facility was for any other kind of illness, no one would be upset about their property values but because of the stigma attached to this affliction, everyone is afraid they will escape like wild maniacs and break into your house and steal your jewelry. She said that they are doing that now because they are not receiving treatment.

Town Manager Hull stated that he spoke with the Town Manager of Wakefield and asked about their experience. He was advised that there was some concern about potential issues but there were no issues that he is aware of and relative to Mr. Ray, beyond being a good business partner, he is very much invested in the community.

Chairman Champoux acknowledged that the audience has many questions or comments and asked that they get in line at the microphone. He would like everyone to have an opportunity to have their question answered or comment heard and asked that speakers be cognizant of what has already been stated. In addition, he reminded speakers to provide their name and address for the record and to be respectful of each other.

Residents spoke in favor of a facility in Wilmington but also expressed concerns about traffic, ability for clients to leave the facility, proximity of the facility to a residential neighborhood, train depot and liquor store as well as Mr. Ray's qualifications and experience with other facilities. Many residents of the audience shared their experience of addiction either their own, friend or family. The following is a list of residents who offered comments regarding the proposed treatment facility.

Kevin MacDonald, 140 Andover Street  
MaryJane (MJ) Byrnes, 9 Pinewood Road  
Michael Newhouse, 439R Middlesex Avenue  
Linda Scifo, 46 Hopkins Street  
Derek Fullerton, former resident of  
Wilmington current resident of Middleton  
Adam Silva, 5 Dorothy Avenue  
Adriana Reguera, 9 Oakdale Road  
Joseph Byrnes, 9 Pinewood Road  
Joan Mullarky, 43 Oakdale Road

Mical O'Brien, 24 Oakdale Road  
Adam Hecht, 10 Pinewood Road  
Briane Santo, 2 Pinewood Road  
Judith O'Connell, 2 Lockwood Road  
Geoffrey Wood, 18 Frederick Drive  
Kimberly McNeeley, 9 Shady Lane Drive  
Louis Cimaglia, 26 Allen Park Drive  
John McGrath, 4 Pinewood Road  
Joseph Xavier, 40 Oakdale Road  
Michael Gray, 29 Faulkner Avenue



Kaelean Richards, 31 Shady Lane Drive  
Sylvia FitzPatrick, 3 Boyle Street  
Renee Marcou - Brady's Foundation  
Michael Shay, 31 Park Street  
Cheryl Slater, 15 Pinewood Road

Jacqueline Rebeiro, 2 Judith Road  
Edward Coughlin, 8 Pinewood Road  
Derek Reguera, 9 Oakdale Road  
Mary Giroux, 8R Dorothy Avenue  
Kelly Richards, 31 Shady Lane Drive

Selectman McCoy stated that it is clear that a facility is needed but the location is not suitable. Selectman McCoy made a motion that Town Counsel be asked to provide an opinion whether the proposed detox facility meets the criteria of 3.4.6 (page 13) of the zoning by-laws and whether it meets the criteria of 3.4.6 (page 10) meeting special classification under certain zoning that needs to be accepted at Town Meeting. Selectman Loud seconded for discussion and asked whether the motion was necessary or whether the Board could direct the Town Manager to speak to Town Counsel. Chairman Champoux stated that Selectman McCoy has made the motion. Following discussion, Chairman Champoux called for a vote and by the affirmative vote of all, it was

**VOTED:** That Town Counsel be asked to provide an opinion whether the proposed detox facility meets the criteria of 3.4.6 (page 13) of the zoning by-laws and whether it meets the criteria of 3.4.6 (page 10) meeting special classification under certain zoning that needs to be accepted at Town Meeting.

Chairman Champoux asked members of the Board if they had additional comments. Selectman Loud thanked residents who attended the meeting and noted that one e-mail that he received was threatening in nature and he took offense to. The writer stated that if the Board was in favor of the detox facility, they would work to ensure current selectmen are removed at the next election. He concurred that there is a need, possibly at another location, and asked that the proponents look at the security for their clients and residents of Wilmington.

Mr. Caira thanked residents for their respectful comments. He stated that he was struck by the comment that likened the opioid epidemic to Vietnam as he grew up during that time period. He noted that 24 people from Wilmington have died of opioid related deaths.

### COMMUNICATIONS

Town Manager Hull reviewed his memorandum regarding procedures that demolition contractors are required to follow prior to obtaining a demolition permit. The contractor must hire a licensed asbestos inspector to evaluate the structure and provide documentation that the structure does not contain asbestos or DEP documentation that protocol was followed to remove and dispose of asbestos. The contractor will also provide documentation that the site has been inspected for rodents and communicate plans for dust control in writing.

Selectman Caira asked whether the Public Health Director has imposed the fine and was advised that the contractor received a \$6,000 fine.

Selectman Loud asked how the Town will record if a house has asbestos siding and noted that regarding 13 Muse Avenue it was included on the Assessor's data base. He expressed concern when the asbestos siding is covered with another material. Town Manager Hull stated that part of the required inspection will require them to "peel back" the outer siding.

Selectman McCoy believes the Board needs to address demolitions over the past ten years to determine whether the buildings included asbestos material and were not recorded with the Department of Environmental Protection.

Selectman Caira asked whether the neighbor's concern that there may be additional hazards buried in the yard has been addressed. Town Manager Hull stated that it is his understanding the DEP has investigated and determined that the site is clean.

Town Manager Hull reviewed his letter to abutters of 13 Muse Avenue advising that the Town has been notified by a representative of the Department of Environmental Protection that abatement at the property is complete. The Emergency Response team from DEP surveyed the site for other contaminants and concluded that no further investigation is warranted.

Town Manager Hull reviewed a letter from Cathy Wrotny, Readmission Prevention Nurse, Winchester Hospital, who wrote expressing her appreciation for the work of Theresa Marciello, Elderly Services Director.

Town Manager Hull reviewed his letter to Cathy Wrotny, Winchester Hospital, thanking her for sharing her experience about Ms. Marciello's caring, committed and "can do" attitude. Wilmington is fortunate to have her advocate for our residents.

Town Manager Hull reviewed a letter from Karl Quackenbush, Executive Director, Boston Region Metropolitan Planning Organization, regarding the annual process to develop the Transportation Improvement Program for federal fiscal years 2019-2023.

#### **BOARD TO CONSIDER EXECUTING PERMIT TO REMOVE EARTH FOR MERIDIAN ASSOCIATES, INC. FOR PROPERTY LOCATED AT 375 BALLARDVALE STREET**

Town Manager Hull stated that a public hearing was held on September 11 and he advised the Board of Selectmen that the owner of the property is FedEx and the permit has been corrected to reflect the name of the property owner. Chairman Champoux asked if there were any questions, comments or a motion. A motion was made by Selectman Loud, seconded by Selectman McCoy and by the affirmative vote of all, it was

VOTED: That the Board of Selectmen sign the Permit to Remove Earth for property located at 375 Ballardvale Street.

#### **BOARD TO CONSIDER POLICY FOR ORGANIZATIONS SEEKING APPROVAL TO CONDUCT RACE/WALKS ON TOWN WAYS**

Town Manager Hull advised that this is a result of a conversation he had with Police Chief Begonis. He stated that it is not intended to curtail the requests that are made for various events closing public ways. He stated that there has been an increase in activity and the primary impact to the town is the cost associated with police overtime. He stated that the most recent request was from the Brady Foundation that was received and approved in July. He stated that he would like to establish a process that provides the Town with some level of notice so that the Board can consider it in advance of the next budget. He recommended that current organizations that have historically engaged in these types of activities be advised that if they are interested in continuing that they provide the Town with information about the activity. Town Manager Hull stated that the Town would have an application and that it be submitted this year by November. Chairman Champoux asked whether an organization is inspired to have an event and they miss the cutoff date, will they be unable to hold the event. Town Manager Hull stated that they could hold an event the following year and the challenge is trying to budget for the events. He stated that the police budget has already incurred \$2,500 in unanticipated costs as a result of the Brady Foundation's 5k.

A motion was made by Selectman McCoy and was seconded by Selectman Loud for discussion. Selectman Loud stated that he is in agreement with the policy and asked whether there were any additional events that require Public Works or Police Department resources and mentioned the Festival of Trees, Horribles Parade and the Tree Lighting. Town Manager Hull stated that he would speak with Chief Begonis but the distinction would be to the extent the need for police personnel on an overtime basis.

Selectman Cairra also mentioned the Little League Parade and Memorial Day Parade. Selectman Bendel asked that recent calendars be reviewed to ensure activities have not been overlooked.

A motion having been made and seconded, Chairman Champoux called for a vote and by the affirmative vote of all, it was

VOTED: That the Board of Selectmen approve the policy as presented by the Town Manager relative to organizations requesting to conduct walks, runs or other activities on public ways.

**BOARD TO CONSIDER REQUEST OF JOYCE MULVANEY, COMMUNICATIONS MANAGER, READING MUNICIPAL LIGHT DEPARTMENT, TO PLACE SIGNS ON TOWN COMMON**

Town Manager Hull advised the Board that Reading Municipal Light Department is requesting to place signs on the Town Common advertising the Open House scheduled for October 5, 2017.

Chairman Champoux asked if there were any questions, comments or a motion. A motion was made by Selectman Cairra, seconded by Selectman Loud and by the affirmative vote of all, it was

VOTED: That the Board of Selectmen grant the request of Joyce Mulvaney, Communications Manager, Reading Municipal Light Department to place signs on Town Common.

PUBLIC COMMENTS

There were none.

NEW BUSINESS

Selectman Loud recognized Captain Michael Sorrentino, US Army, who is currently stationed in Afghanistan and is the son of Michael Sorrentino, Planning Board Chairman. Selectman Loud also recognized James Davey, US Army, on his being awarded the Bronze Medal.

Selectman Cairra asked for a status on the Butters Row Bridge. Town Manager Hull stated that the state is planning to do the resurfacing of the deck in October.

Selectman Bendel wished John DiPasquale a Happy Birthday. He noted that Mr. DiPasquale is a Wilmington resident stationed in Iraq serving the United States Army.

Chairman Champoux acknowledged and complimented the Planning Board for planting the Tree of Life at Rotary Park in honor of Sean Collier. The tree was dedicated on Saturday, September 23.

Town Manager Hull noted that today is Wilmington's 287 birthday.

Town Manager Hull recognized Lt. Brian Pupa, Wilmington Police Department, who completed the FBI National Academy in Quantico, Virginia. The 10 week program involves fitness, leadership and communications.

Town Manager Hull stated that he received a phone call from a woman from the Lowell VA who wanted to extend her thanks for Lou Cimaglia's efforts.

IMPORTANT DATES

Town Manager Hull reviewed important dates including:

Sundays Through

October 29 – Farmer's Market – Town Common Parking Lot – 10:00 a.m. to 1:00 p.m.

September 30 – Mass Memories Road Show – WHS Cafeteria – 10:00 a.m. to 3:00 p.m.

October 5 – Candlelight Vigil – Town Common – 6:00 p.m. to 9:00 p.m.

- October 5 – RMLD Open House – 218 Ash Street, Reading – 3:00 p.m. to 6:00 p.m.
- October 7 – Flu Clinic – Town Hall Auditorium – 1:00 p.m. to 5:00 p.m.
- October 9 – Town Offices Closed – *Columbus Day*
- October 10 – Board of Selectmen – Town Hall – Room 9 – 7:00 p.m.
- October 11 – Flu Clinic – Town Hall Auditorium – 4:30 p.m. to 6:00 p.m.
- October 13 – Carter Lecture Fund – *The Singing Trooper* – Wilmington Middle School – 7:00 p.m.
- October 16 – Welcome to Wilmington Reception – Memorial Library – 6:00 p.m. to 8:00 p.m.
- October 20 – Haunted Woods – Harnden Tavern – 6:30 p.m. to 9:30 p.m.
- October 21 – Haunted Woods – Harnden Tavern – 6:30 p.m. to 9:30 p.m.
- October 23 – Board of Selectmen – Town Hall – Room 9 – 7:00 p.m.
- October 27 – Haunted Woods – Harnden Tavern – 6:30 p.m. to 9:30 p.m.
- October 28 – Dedication of Lawrence H. Cushing Gymnasium – 10:00 a.m. to 12:00 noon
- October 28 – Haunted Woods – Harnden Tavern – 6:30 p.m. to 9:30 p.m.
- October 29 – Horribles Parade – Rotary Park – 4:30 p.m.

A motion was made by Selectman Bendel, seconded by Selectman Caira and by the affirmative vote of all, it was

VOTED: That the Board of Selectmen adjourn.

Meeting adjourned at 11:45 p.m.

Respectfully submitted,

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Recording Secretary