

Town of Dudley
Board of Selectmen
FAA
March 14, 2022
Dudley Municipal Complex
71 West Main Street
Dudley, MA 01571
Approved 3/28/22

Some matters have been taken out of agenda order but were typed up in agenda order for ease of locating information when necessary.

1. Call to Order, Pledge of Allegiance:

Honorable Chairman John Marsi opened the meeting at 6:42pm. In attendance were Hon. Kerry Cyganiewicz, Hon. Jason Johnson, and Hon. Steven Sullivan from the Board of Selectmen. Hon. Paul Joseph were absent. Present members of the FAA were Michael Mayotte, Mark Landry, Joan Gardecki, Ann Gaudreau, Kelly Laskowski and Jon Curry. Also, present were Jonathan Ruda, Town Administrator. Michelle Jervis, Administrative Secretary was absent.

2. Consent Agenda

3. New Business:

PACE Program – Luke Mitchell, project Manager for the Stevens Mill Project and Rob Dolan, from Mass Development. Mr. Dolan opened the discussion explaining the PACE (property Assessed Clean Energy) Program. This program works with businesses, nonprofits, financial institutions, and communities to stimulate economic growth through the Commonwealth. It allows commercial property owners to finance energy improvements via special betterment assessments on their property tax bills. It benefits municipalities since it creates jobs, attracts new and retains existing businesses. For the property owner the betterment “travels with the land” which means the betterment carries over to the new owner. The PACE program was launched in 2020 in Massachusetts and has 51 municipalities in Massachusetts. Regarding any business defaulting on their payments, the town is not included in that situation. The lender takes on the responsibility. At this time there are 11 lenders in Massachusetts, with Bank of America serving as lead bank. Luke Mitchell stated that the owners from Stevens Mill have put the project on hold pending the town’s approval. They will be applying for these funds for energy efficient systems such as HVAC, boilers and furnaces, lighting, etc. to make the building more sustainable. It will become one of the largest businesses to be part of the program.

Steven Sullivan motioned that we accept Dudley’s participation in the PACE Massachusetts pursuant to the PACE Act and will read the entirety of the motion upon a second. Kerry Cyganiewicz seconded. Furthermore we authorize the Town Administrator to enter into a PACE Massachusetts Municipal Assessment and Assignment Agreement (the “Agreement”) with MassDevelopment pursuant to which the Municipality will agree to (i) levy PACE betterment assessments and impose PACE betterment assessments and impose PACE betterment assessment liens on benefitted properties located in the Municipality, in the amounts determined by Mass Development to be sufficient to repay the PACE financing, (ii) assign the PACE

betterment assessment liens to MassDevelopment, which MassDevelopment may in turn assign to the providers of the PACE financing (each a “Capital Provider”), as collateral for such PACE financing, (iii) include on the property tax bills for the benefitted properties the installment payments necessary to repay the PACE betterment assessments, in the amounts and at the times as determined by MassDevelopment, (iv) collect and pay over to MassDevelopment or its designees, the PACE betterment assessment installment payments, as and when collected, and (v) enforce, to the extent required by the Agreement, the PACE betterment assessments and liens; the Agreement to be substantially in the form presented to this meeting, with such changes, modification and insertion as the Town Administrator may approve as in in the best interest of the Municipality. The Collector/ Treasurer of the Town or such other Town agency as may be designated in the Agreement is authorized to levy such PACE betterment assessment and impose the PACE betterment assessment liens on behalf of the Town without further authorization by this legislative body. Notwithstanding any other provision of law to the contrary, officers and officials of the Municipality, including without limitation, municipal tax assessors and tax collectors, are not personally liable to MassDevelopment or to any other person for claims, of whatever kind or nature, under or related to PACE Massachusetts, including, without limitation, claims for or related to uncollected PACE betterment assessments. Other than fulfillment of the obligations specified in the Agreement, the Municipality has no liability to the owner of the benefitted property or to any capital provider related to the Municipality’s participation in PACE Massachusetts.
Unanimous 4-0.

FY23 Departmental Budget Hearings: Joint meeting with FAA -

- a. Town Clerk, Lori A. Smith – Ms. Smith stated election line item has increased. Early voting will happen but the state has not released any information. Voter by mail is a substantial increase on her budget. Also, an additional precinct has been added so the increase will be due to staffing. Regarding the Assistant Town Clerk’s salary, it is the same, yet it appears it has increased. The reason is that she was part time 30 hours in her office and 10 hours in the accounting office. Now she will be full time in the Town Clerk’s office. Total \$174,378.72.
- b. Treasurer/Collector – Richard Carmignani, Jr. stated that his budget decreased in some line items but increased in others. Postage has increased and there is not much we can do about it. Also, he will be reaching 20 years so longevity payment will increase \$200.00. Retirement increases, group insurance a small increase. Our maturing debt decreased with the payoff of the ambulance, but the majority of the line items are level funded for a total of \$4,098,076.25.
- c. Police Department – Chief Wojnar stated that his budget might increase since the police contract expires June 30 2022, the numbers will change when everything is settled. Regarding his salary contractual increase of 3%. The Quinn Bill line item increased since three officers received their master’s degrees, with one finishing up this semester. Some are a percentage, and some are flat rate. Training under the new reform bill states that all reservists must have additional training. Regarding the fuel expenses, Mr. Ruda stated that the FAA reserve line item was increased, and he trusts the department heads to cut down on fuel, but it is difficult to judge how much fuel prices will increase. Total \$1,732,913.00.

- d. Fire Department – Chief Kochanowski stated the top thirteen lines on this budget are contractual (salaries) and the majority of his budget is level funded from last year. Educational incentives increased a bit, but this is under contract. He added funds to the Cancer Screening of \$6,000, which was not funded previously. He feels this screening is important and it affiliated with Harrington Hospital. Also, he has funded the lifeguards again since we did not hire due to COVID. His expense line item was overspent this year due to older trucks and equipment in need of repair. Total \$1,317,833.37.
- e. Highway Department – Jeff Murray stated that he has increase to restore a truck driver/ laborer position but most of the positions are level funded. Also, an increase building and grounds coordinator position will be filled on a permanent basis. The tree removal account increased, machinery maintenance increased and line painting, which was not in the budget last year. Regarding the tree removal there was a lack of funding in the past, but we need to do some tree trimming and some dangerous trees need to come down too.
- f. Water/Sewer Department – George Patrinos stated that the water and sewer department is working hard with the PFAS issue. Salaries increases were included with the budget. Also, meters are being replaced throughout town. At this time about half have been replaced and this replacement project has shown good results with accurate readings. They are purchased throughout the year and not in one lump sum with half purchased by water and half paid by sewer. Also discussed was the I&I project that is almost complete and the PFAS blending and new water treatment plant.

John Marsi recessed the FY23 budget requests until March 28, 2022

4. Adjournment:

Jason Johnson motioned to adjourn at 8:32pm. Steven Sullivan seconded. Unanimous 4-0.

Respectfully submitted

Michelle Jervis, Administrative Secretary