

**TOWN COUNCIL MINUTES
SPECIAL TOWN COUNCIL MEETING
Town Hall Council Chambers
January 27, 2014**

Present: Patrick O'Connor, President
Michael Smart, Vice President
Robert Conlon, Councilor
Kenneth DiFazio, Councilor
Jane Hackett, Councilor
Ed Harrington, Councilor
Rebecca Haugh, Councilor
Arthur Mathews, Councilor
Brian McDonald, Councilor
Michael Molisse, Councilor

Not Present: Thomas J. Lacey, Councilor

Also Present: George Lane, Town Solicitor
Richard Swanson, Town Auditor
Kathy Deree, Town Clerk
Michael Gallagher, Director of Administrative Services
James Clarke, Director of Planning & Development
Mary Ellen Schloss, Conservation Administrator

Recording Secretary: Mary Barker

President O'Connor called the meeting to order at 7:30 PM. After the Pledge of Allegiance, Town Clerk Kathy Deree called the roll, with one member absent. President O'Connor reported that Councilor Lacey was not present due to a work commitment.

ANNOUNCEMENTS

Councilor Molisse announced the passing of Gladys Blanchard who served the town as a crossing guard for forty-one years. He reviewed her service history, reported that he was present when the Town Council issued her a citation in 2006, and that he attended funeral services earlier in the day. A moment of silence was observed on Gladys' behalf.

President O'Connor announced the new committee designations for 2014-2016:

**WEYMOUTH TOWN COUNCIL COMMITTEE APPOINTMENTS
2014-2016**

Budget/Management

Chair-Michael Molisse
Vice Chair-Patrick O'Connor
Jane Hackett
Rebecca Haugh
Brian McDonald

Ordinance

Chair-Kenneth DiFazio
Vice Chair-Michael Smart
Arthur Mathews
Patrick O'Connor
Jane Hackett

Public Parks and Recreation

Chair-Jane Hackett
Vice Chair-Michael Molisse
Michael Smart
Arthur Mathews
Thomas J. Lacey

Rules

Chair-Rebecca Haugh
Vice Chair-Kenneth DiFazio
Patrick O'Connor
Michael Smart
Arthur Mathews

Economic Development**Chair**-Ed Harrington**Vice Chair**-Thomas J. Lacey
Rebecca Haugh
Brian McDonald
Robert Conlon**Senior Citizens****Chair**-Robert Conlon**Vice Chair**-Brian McDonald
Michael Molisse
Ed Harrington
Kenneth DiFazio**Public Safety****Chair**-Michael Smart**Vice Chair**-Arthur Mathews
Robert Conlon
Patrick O'Connor
Ed Harrington**Education****Chair**-Thomas J. Lacey**Vice Chair**-Jane Hackett
Brian McDonald
Rebecca Haugh
Michael Molisse**Public Works****Chair**-Arthur Mathews**Vice Chair**-Ed Harrington
Michael Smart
Thomas J. Lacey
Robert Conlon**Environmental****Chair**-Brian McDonald**Vice Chair**-Robert Conlon
Jane Hackett
Kenneth DiFazio
Thomas J. Lacey**Community Preservation Committee**-Ed Harrington**Memorial Committee**-Patrick O'Connor**Commission on Disabilities**-Robert Conlon

He reported that the formation of two new committees has been referred for consideration to the Rules Committee. If passed, he will then designate those appointments.

MINUTES**Budget/Management Committee Meeting Minutes of December 16, 2013**

A Motion was made by Vice President Smart to accept the minutes from the December 16, 2013 Budget/Management Committee meeting and was seconded by Councilor Mathews. UNANIMOUSLY VOTED.

Ordinance Committee Meeting Minutes of December 16, 2013

A Motion was made by Vice President Smart to accept the minutes from the December 16, 2013 Ordinance Committee meeting and was seconded by Councilor Mathews. UNANIMOUSLY VOTED.

Budget/Management Committee Meeting Minutes of December 16, 2013

A Motion was made by Vice President Smart to accept the minutes from the December 16, 2013 Budget/Management Committee meeting and was seconded by Councilor Mathews. UNANIMOUSLY VOTED.

Economic Development Committee Meeting Minutes of December 16, 2013

A Motion was made by Vice President Smart to accept the minutes from the December 16, 2013 Economic Development Committee meeting and was seconded by Councilor Mathews. UNANIMOUSLY VOTED.

Town Council Meeting Minutes of December 16, 2013

A Motion was made by Vice President Smart to accept the minutes from the December 16, 2013 Town Council meeting and was seconded by Councilor Mathews. UNANIMOUSLY VOTED.

RESIDENT AND COMMUNITY COMMENT

Response to comments at Town Council Meeting of January 6, 2014-James Wilson, 272 Essex Street

James Wilson addressed two concerns regarding statements made at the Town Council Meeting on January 6, 2014:

"First, within the first hour being elected president, Mr. O'Connor demonstrated his leadership style when he rebuffed the strong urging of other Councilors to have Tri-Town Corporation appear before this council. The apparent intent of these Councilors was to gain input and answers as to the effect of a developer's legislative intent. In so doing,

He said, and I quote, "I don't think it will be beneficial for us to be in the middle of what is obviously an ongoing dispute." To remind you, when we were governed by Town Meeting the moderator conducted meetings and carefully took great pains to encourage debate and extend everyone the opportunity to express his or her point of view. In fact, the moderator at that time clearly established the model of allowing one side of the debate to speak, then the other side until such time as no further speakers remained. A modified approach was continued with the four Council Presidents preceding Mr. O'Connor, regardless of that President's point of view. This is as it should be; to stray from the approach of local government is contrary to every established principle that represents the cornerstone of this town's 392-year history. I would hope that Councilor O'Connor remembers that the South Shore Tri-Town Development Corporation is an entity established by Weymouth's town meeting and this council to represent them and all citizens of Weymouth on the redevelopment of the Weymouth Naval Air Station. For Mr. O'Connor to clearly state that he does not want to hear from those who may have a contrary view presents a dubious start to his term as spokesman for this Council. To say that I am disappointed is an understatement. I suggest that he rethink his point of view; at least in the manner in which he states it in light of his new role. From a personal perspective, I'm able to speak to you under Resident's Concerns. I have been a resident of this town for 32 years. I have been involved in this town since 1987, especially as it relates to financial matters. I have served this town to the best of my ability. To insinuate or suggest that I have any motivation other than to protect the interests of this town is offensive.

On to my second point; probably more importantly, at that same meeting, within minutes of Mr. O'Connor's misguided statements, Councilor McDonald stressed that we need to move right away on a developer's proposed legislation and that it would be tragic if we lost this legislative session. Mr. McDonald stated, and I quote, "Wasted time will not be to anyone's benefit." And further declaring, again quoting, "I am not interested in talking about a piece of governance that was put in place a number of years ago." This governance that Mr. McDonald does not wish to discuss was put in place by residents of this town and reaffirmed by this Council; to be more specific, town meeting in 1998 and this Council in 2005 adopted binding resolutions, that again I quote "the town shall not be required to incur any cost or expenses related to the provision of services within the land formerly known as South Weymouth Naval Air Station." The town spoke loudly and clearly on this point. Mr. McDonald, you appeared to be ready to change that approach. Based on your questions, I specifically ask you to address the following critical financial issues. They are as follows:

- 1. Bond Payments- are you willing to vote YES on Weymouth accepting \$12.55 million of debt at the cost of \$30 million? If so, are you willing to vote YES on a Home Rule petition to exempt Weymouth from the restriction of General Laws Ch. 44, sections 7 and 8? If not, are you aware that the developer's responsibility for water and sewer issues under their proposed legislation disappears? The result may leave this town in an untenable position with respect to water and sewer services.*
- 2. Valuation Appeal-how have you analyzed the fact that \$1.6 million out of a \$ 2.1 million tax revenue is currently being contested by the developer? What contingency plans do you have in place for providing municipal services required under the proposed legislation if the master developer is successful in their challenge? I, as a citizen and taxpayer of this town want to hear and would be interested in that analysis.*
- 3. A Dual Tax Rate- a dual tax rate is proposed by the master developer. What is your analysis of a dual tax rate system proposed by a private developer to be imposed on the citizens of this town,*

and what financial data have you developed to explain that certain residents will be taxed higher than other citizens of this town?

4. *State Acceptance of Debt Service-do you have a verifiable affirmation from the Commonwealth of Massachusetts that it has agreed to assume the debt service for the parkway bond, and to provide an additional \$40 million. As you know, this too is a key component of the developer's legislation. If not, then how is the town able to accept a municipal services obligation without that knowledge?*

In short, in your consideration of this proposed legislation, what independent analysis have you relied upon to verify the master developer has presented an accurate point of view? By way of contrast, in 2005 this Council considered changes to the master plan. in its consideration, three analyses were performed; one by the town itself; two- by the Tri-Town Board of Directors and three- by an independent entity known as the Metropolitan Area Planning Council. All three analyses were compared to that presented by the master developer and from there, conclusions were drawn. Furthermore, what have you as a person, who holds an obligation under the Weymouth charter to vote on appropriations, safeguard the finances of this town, especially in light of the fact that it appears that as of this evening you have been named to the Budget/Management Committee? This Council is charged by the charter to carefully consider factors that affect the finances of this town. That has in the past included presentations from all points of view. I have witnessed it from a variety of perspectives, including that of being an active participant. Councilors McDonald and O'Connor are straying from this prudent path and precedent. To continue to do so may have grave consequences to every resident of this town. I ask them to return to the foundations of this government as expressed by the charter and approved by the citizens of this town, including me. Thank you for your consideration and time."

Councilor DiFazio asked if Mr. Wilson would make himself available if the Council were to request to answer any questions regarding the proposed legislation? Mr. Wilson responded that he has accepted invitations in the past and will continue to do so. Councilor Conlon concurred with Councilor DiFazio and he noted it will be helpful to gather more input.

A Motion was made by Vice President Smart to take "Communications and Reports from the Mayor, Town Officers and Town Boards" out of order and was seconded by Councilor Molisse. UNANIMOUSLY VOTED.

COMMUNICATIONS AND REPORTS FROM THE MAYOR, TOWN OFFICERS AND TOWN BOARDS

14 004-Appointment to the Commission on Disabilities-Francesco Hladysz

Michael Gallagher requested on behalf of the Mayor that the Town of Weymouth appoints Francesco Hladysz of 35 Meredith Way to the Commission on Disabilities for a term to expire on June 30, 2016.

A MOTION was made by Vice President Smart to refer item 14 004-Appointment to the Commission on Disabilities-Francesco Hladysz to the Budget/Management Committee and was seconded by Councilor Mathews. UNANIMOUSLY VOTED.

PUBLIC HEARINGS

13 134-Free Cash – Special Purpose Stabilization Fund

A Motion was made by Vice President Smart to OPEN the public hearing 13 134-Free Cash – Special Purpose Stabilization Fund and was seconded by Councilor Mathews. This was advertised on January 11, 2014. UNANIMOUSLY VOTED.

Michael Gallagher reported on the request that seeks to move \$344,211 from free cash to the Special Purpose Stabilization Fund for Capital Projects. This sum represents the host community payments received during the period of July 1-December 31, 2013. This process follows past practice to get these funds available as quickly as possible after free cash has been certified for capital projects. He provided a breakdown on the receipts for the mitigation payments received.

Council President O'Connor asked if there were any comments from the public to which there was no response.

Councilor Hackett asked if these funds represent monies from Tri-Town Development Corporation and not from Starwood. She also noted, as a point of interest, that in essence this measure takes funds from this year's free cash. The benefit is that it can be used sooner, and the detriment is that it reduces the amount of free cash that can be used for other purposes.

A Motion was made by Vice President Smart to CLOSE the public hearing on item 13 134-Free Cash – Special Purpose Stabilization Fund and was seconded by Councilor Mathews. UNANIMOUSLY VOTED.

13 136-CPC– Weymouth/Braintree Regional Recreation Conservation District

A Motion was made by Vice President Smart to OPEN the public hearing on item 13 136-CPC– Weymouth/Braintree Regional Recreation Conservation District and was seconded by Councilor Mathews. This was advertised on January 11, 2014. UNANIMOUSLY VOTED.

James Clarke, Director of Planning & Community Development presented the measure with Sean Cleaves, Pond Meadow Park, who introduced Commissioners Ricciardi and McConnell-who were present in the audience. They are requesting funding in two phases for projects in Pond Meadow Park, which were approved by the Community Preservation Committee and the Mayor.

The first phase is for \$25,000 to replace the worn pathways in Pond Meadow Park. The second phase is for \$50,000; \$25,000 from Weymouth, with matching funds from Braintree, to apply to the state for funding under a Recreational Trails Program Grant. The towns are required to front the money and pay for the work and then submit receipts to the state to be reimbursed if they are awarded the grant. Sean Cleaves reported on the scope of the work to replace a bike path that is over thirty years old and deteriorating. Jim Clarke reported that this work is not maintenance but capital improvement. The request is also before the Braintree Town Council at its meeting during the week of February 4, 2014.

Council President O'Connor asked if there were any comments from the public to which there was no response.

President O'Connor asked the total cost, and of the \$75,000 contribution, how much will be matched. Mr. Cleaves responded the maximum on the grant is \$100,000 and the total cost is \$150,000. If the grant, which is highly competitive, does not come through, they may have to come back to the towns to complete the funding.

A Motion was made by Vice President Smart to CLOSE the public hearing on item 13 136-CPC– Weymouth/Braintree Regional Recreation Conservation District and was seconded by Councilor Molisse. UNANIMOUSLY VOTED.

13 137-CPC – Fogg Library

A Motion was made by Vice President Smart to OPEN the public hearing on item 13 137-CPC – Fogg Library and was seconded by Councilor Mathews. This was advertised on January 11, 2014. UNANIMOUSLY VOTED.

Jim Clarke, Director of Planning presented the request with Rob McLean, Library Director and John McLeod, Project Manager. It is a request for \$150,000 from the Community Preservation Fund to complete the renovations to the Fogg Library. The project is within the final months of the project. Jim Clarke provided a spreadsheet with the cost breakout of the full project, conducted in two phases (exterior and interior) for a total of \$76,000. Additionally, the library has fundraised for other costs. They anticipate the work will take another three weeks. It will be then turned back to the library, with an intended reopening to the public in late spring.

Council President O'Connor asked if there were any comments from the public to which there was no response.

Councilor Smart asked whether the additional architectural fees are a result of changes that were not identified in the original contract. The added costs cover work to the retaining wall and are related to snow issues. They met with the trustees of the adjoining church and made some changes to the parking lot and slope.

A Motion was made by Vice President Smart to CLOSE the public hearing on item 13 137-CPC – Fogg Library and was seconded by Councilor Mathews. UNANIMOUSLY VOTED.

13 138-CPC – Whitmans Pond Vegetation Management

A Motion was made by Vice President Smart to OPEN the public hearing on item 13 138-CPC – Whitmans Pond Vegetation Management and was seconded by Councilor Mathews. UNANIMOUSLY VOTED.

Jim Clarke presented the measure with Conservation Administrator Mary Ellen Schloss for funding to an approach at regrowth management at Whitman's Pond. \$25,000 will be used for the permitting required to drawdown at the pond to eradicate weed growth at the shoreline. A working group, put together by the Mayor to review and respond with a plan of action to deal with the invasive weeds, results in the request for funding one of the techniques. They will drawdown the water level in late fall in order to expose the shoreline to freeze roots of invasive growth, and the major cost component is the permitting. They will implement management of the water level by operation of the gates, and then monitor that it is working properly. Water level will be replenished for smelt and herring runs in the spring. Council President O'Connor thanked the working group for their work.

Council President O'Connor asked if there were any comments from the public to which there was no response.

Councilor Haugh asked if this is a one-time procedure. Mary Ellen Schloss responded that they would not want to not to do it every year, but if it is successful and does not have an adverse effect on the pond ecosystem, they would want to repeat.

Council Vice President Smart asked if any of the implementation plans involve removing weeds. Mary Ellen Schloss responded that they need to learn more from the drawdown results, and that this funding is for the permitting and is an opportunity for the shoreline residents to remove weeds, but it is not part of this process.

Councilor Harrington asked if it will affect the hibernation patterns of the pond inhabitants. Conservation Administrator Schloss responded that the work will be done under DEP guidance with permitting and drawdown techniques to give wildlife the opportunity to move. Permitting is intensive because of this. The following were the comments from the public:

Tom Daru, 333 Columbian St-a member of the working group urged the Council to support this favorable action. The group has made good momentum and they would like to see it continue.

Trish Pries, 15 Woodbine Rd. and president of Whitmans Pond Association reported that this is part of a multipronged approach and an opportunity to leverage seasons. She urged favorable action.

A Motion was made by Vice President Smart to CLOSE the public hearing on item 13 138-CPC – Whitmans Pond Vegetation Management and was seconded by Councilor Mathews. UNANIMOUSLY VOTED.

OLD BUSINESS

Starwood-Proposed Enabling Legislation Discussion with Town Councilors

-Matthew Barry, Vice President

-Robin Daniels, Director of Development

Matthew Barry reviewed the past discussions and presented a power point of their responses to the concerns raised in the three town meetings and those concerns of the individual Councilors. He noted that

SSTTDC has not presented either a plan or solution. Without it, they are unable to sell the land to developers and there will be no possibility of the parkway being completed. He noted that the budget for SSTTDC indicates they are drawing towards insolvency. He is excited to hear that the Council is considering uses of the HCA funds. They want to keep moving it forward. There were four issues raised in an earlier presentation. He reviewed them, but noted that the dual tax rate is something new and they will look into it and address. They are willing to bring back alternative language that will address the concerns.

The proposed legislation offers a comprehensive solution. They cannot cherry pick solutions. Commercial tax rate is the highest in the Commonwealth. Valuation appeal- on abandoned navy buildings- going with a lower tax valuation. Dual tax rate is something new and they will look into it and address. They are willing to bring back alternative language that will address concerns.

In reviewing the recreation commitment, Councilor DiFazio noted that there is not enough information being provided on specifics; more time is needed to address the list of comments and responses prepared by the Council for discussion. Mr. Barry noted their willingness to meet as often as is needed to provide solutions.

Councilor Mathews asked for more specifics in the plan-- the number and types of field and what is proposed is too vague. Councilor Haugh asked why the reuse plan is referenced in the plan if it is terminated. Councilor Conlon concurred with Councilor DiFazio that not enough information is being provided. He would like to see a business plan.

Councilor Harrington asked that the work "generally" be stricken from the proposed language and that specifics be provided.

Councilor Haugh asked if the master developer would charge the town of Weymouth for the use of the fields. Mr. Barry responded that it will be a third party responsibility to maintain the fields. The assessed value and tax abatements were discussed. Mr. Barry noted that the assessment includes buildings that are of no value and not habitable. The financial analysis assumes that land will be assessed at fair market value and if abatement is in effect, they would not see anything from land under appeal. The abatement process was reviewed.

Councilor DiFazio asked if the DOR would certify a tax rate pending appeal. Councilor Hackett noted that with several opinions and presumed facts and with all parties saying different things, it appears the Mayor needs to have some discussion with the Commonwealth particularly with the issue of taxing during a transition period. Councilor Mathews asked how long the appeals process is expected to take. The hearing is in May. The affordable home calculation was reviewed- it is reverted back to the original formula. The parkway funding was reviewed, and language to be inserted for funding to commence in 2015. The infrastructure bond and tax pledge were reviewed. President O'Connor noted this is the most important obligation the town will take on.

Councilor Mathews noted that he is against Weymouth accepting a 7.75% interest rate on a bond for years, as it could have an impact on the town's ability to bond other projects. Mr. Barry responded that it is a reflection of SSTTDC's bond rating. This is not a debt that is an obligation of the town; the projections clearly show excess revenue, and this is just a reduction of it. The legislation goes further; a ten year period where it cannot be changed. This will not happen again going forward.

Councilor Smart asked if the bond can be renegotiated during the ten year period. Mr. Barry responded that it could be defeased with a penalty. Councilor DiFazio asked if Starwood would be willing to offer to make the payments. Mr. Barry responded that Starwood does not have an unlimited monetary supply. The tax revenue will fund the bond obligation and provide excess revenue. Councilor Smart asked if they would consider the opportunity to displace other costs. Mr. Barry responded that there are some traditional municipal services in Southfield- trash collection, snow removal etc. that could be privatized.

Councilor McDonald asked if the payment of the bond should be reviewed with bond counsel. President O'Connor suggested it be introduced at a motion for consideration. Councilor Conlon concurred with

Councilors DiFazio and Smart. He noted that if Starwood would like to see this go through they would have to be willing to come up with funding.

Mr. Barry then reviewed those items that will remain the same under the proposed legislation. It includes the amenities, the number of units, the zoning. Starwood will continue to pay host community fees. There is \$9.7 million remaining in the obligation in addition to tax revenues, he noted that they will keep this commitment. If it does not go forward, alternate solutions would not have.

Councilor DiFazio asked if they are prevented from negotiating this to a larger number. Mr. Barry responded that they could but another developer could also drop it to zero.

Councilor Hackett noted the plan is based on 900 sq. ft. of commercial. She questions what assurance does the plan give that the other two towns will not change their zoning to encourage commercial development within the confines of their land. Mr. Barry responded that there is nothing in the enabling legislation that prevents other towns to change their zoning. Ultimately in the legislation it establishes areas for development and the manner in which contiguous commercial property gets developed in a town center concept. There will not be spot areas; the master plan is consistent with what was shown and no site-specific building. The zoning governs what can be built where.

Councilor Hackett noted then that the only assurance protecting Weymouth is its own zoning ability; what if Rockland were to rezone to favor commercial development? Mr. Barry responded that there isn't sufficient land in Rockland to rezone; it impacts the adjacencies of other areas. He noted the zoning map cannot be changed through the legislation; changes can only occur through the Town Council. It was noted that all of the commercial zoning is located in Weymouth.

Councilor Smart noted that Weymouth is being asked to accept certain costs based on development and he would want some assurances such as a Memorandum of Agreement so that Rockland or Abington can't entice commercial development. Mr. Barry noted that the architectural design standards are problematic and need to be revisited, these can be done informally through the SSTDC Board. The residential number is fixed in the legislation. Mr. Barry noted he is confident in the commercial prospects.

Councilor DiFazio asked if he is confident, then why reduce the requirement. Mr. Barry responded that the range is 900K-2M; they are not asking to reduce it but staying with the minimum set and are willing to do more.

Councilor Haugh asked why not establish before the legislation is passed. Mr. Barry responded that there are steps that have to take place. First, the zoning must be established, and then the commercial zone. There has been some discussion that this could be done in a side agreement rather than in the legislation. He asked for time to vet it and will come back with something that addresses it.

Councilor Conlon noted he would be more comfortable with a MOA such as suggested by Councilor Smart.

Council President O'Connor noted there is further information and discussion needed on the commercial development.

Councilor DiFazio stated that he provided a list of concerns/questions that warrant further discussion. He asked that it be reviewed and Starwood provide a power point presentation for the public's benefit. Mr. Barry responded that he will prepare it.

Council Vice President Smart asked that it be provided in advance of the next meeting so the Councilors will have time to review it.

Councilor Conlon noted that he read through the proposed legislation and it appears the Council should have proper legal representation. He suggested a letter from the Council to the Mayor requesting this.

Council President O'Connor thanked the presenters. At the next meeting on February 3, 2014, he plans to have the first item of discussion with the Councilors who met with the Mayor and department heads. He suggested the Mayor and Police/Fire Chiefs should also be present. Starwood will also be present to go over the questions posed by Councilors in addition to reviewing the finances and legislation in more detail. He anticipated there will need to be multiple meetings. He will take under advisement whether to include SSTTDC at the meeting. He also plans to call a Special Town Council meeting.

Councilor Hackett suggested that the Director of Planning be present to address the commercial zoning component, in addition to the school superintendent and school committee chair.

A motion was made by Councilor McDonald to send a letter to the Mayor to request review by bond Counsel of Fost 1 and 2 in addition to a request to fund the request, and ask Starwood to fund reasonable cost to fund the request and was seconded by Vice President Smart. UNANIMOUSLY VOTED.

Councilor Smart noted that at a previous discussion, the Mayor indicated she would put together a report from administration for public safety, and shed some light on what was discussed.

Council President O'Connor will put together a request for the February 3, 2014 meeting. He has also contacted Pinehills in Plymouth to see if they can get a speaker to discuss the impacts to Plymouth. There was a brief discussion of the upcoming agendas.

Councilor DiFazio noted that as suggested by Mr. Wilson earlier the Council consider obtaining an independent financial analysis and discuss with the CFO when he is back from vacation. Councilor Smart also asked for a copy of the presentation that Jim Wilson gave at the Rockland meeting.

A motion was made by Councilor Harrington that Mr. Wilson and SSTTDC be invited every time that Starwood appears and was seconded by Councilor DiFazio.

Councilor Mathews noted he would like to hear from the Board of Directors first; if they so choose they can bring in support staff. Starwood has had opportunities to present; and SSTTDC should have the same opportunity.

Councilor Molisse believes this is overkill and he is not in favor; he will not support SSTTDC being present at every meeting.

Councilor Conlon supported the motion.

Councilor McDonald noted the process has been to review, process and the initial response was not to engage in a back and forth debate. The town has been waiting 8-9 years and it is time to go through the questions and move this forward.

Tricia Pries, 54 Woodbine(seated in the audience), asked as a point of order when does the public get involved. Her request for a public hearing has not been responded to.

Council President O'Connor responded that her letter was received today and forwarded to Solicitor Lane for review. There is no discussion at this time for a public hearing. President O'Connor deferred to the Mayor as to when a public hearing will be scheduled.

Councilor Mathews noted his opposition to the motion at this time. He suggested allowing Weymouth's representatives on the SSTTDC Board of Directors to speak. If they choose to bring in employees for support, it is their choice. Mr. Wilson appeared before the Town Council tonight to speak as a resident of the town of Weymouth.

Councilor Harrington withdrew his motion.

A Motion was made by Councilor Harrington to invite SSTTDC or their designees/support staff to all meetings at which Starwood is present, and was seconded by Councilor DiFazio.

Councilor Hackett suggested a substitute motion to invite SSTTDC or their designee to the February 10, 2014 meeting. Vice President Smart withdrew his substitute motion. Councilor Hackett noted that she will support, but will publicly state she would appreciate the CFO being present at that time. UNANIMOUSLY VOTED.

A Motion was made by Councilor Harrington to draft a letter to the Mayor to request funds for consultants to assist in the process going forward and was seconded by Councilor Hackett.

Councilor Mathews suggested waiting until the Mayor concludes her meetings with department heads and reports out. Councilor DiFazio concurred and noted he is willing to wait for third party financial analysis until then also. Councilor Conlon responded that if you don't ask, you don't get. They are dealing with a multi-million dollar document and he does not know what it all means. He wants attorneys to interpret it. Councilor Mathews did not see a problem with sending the letter but adding the Mayor can wait until her review is complete. UNANIMOUSLY VOTED.

MOTIONS, ORDERS AND RESOLUTIONS

14 003-Review of Town Council Rules and Regulations- 2014-2106 – Vice President Michael Smart

A MOTION was made by Vice President Smart to refer measure 14 003-Review of Town Council Rules and Regulations, 2014-2016 to the Rules Committee and was seconded by Councilor Mathews. UNANIMOUSLY VOTED.

ADJOURNMENT

The next regular meeting of the Town Council has been scheduled for Monday, February 3, 2014. At 10:44 PM; there being no further business, a MOTION was made by Vice President Smart to adjourn the meeting and was seconded by Councilor Mathews. UNANIMOUSLY VOTED.

Respectfully submitted by Mary Barker as Recording Secretary

Approved by Patrick O'Connor, Town Council President

Voted unanimously on 18 February 2014