

**TOWN COUNCIL MINUTES
ECONOMIC DEVELOPMENT
Town Hall Council Chambers
April 25, 2019, Thursday**

Present: Ed Harrington, Chairman
Christopher Heffernan, Vice Chairman
Fred Happel, Councilor
Rebecca Haugh, Councilor
Brian McDonald, Councilor

Also Present: Robert Luongo, Planning Director
Maureen Kiely, Councilor
Joseph Callanan-Town Solicitor

Recording Secretary: Mary Barker

Chairman Harrington called the meeting to order at 6:30 PM.

19 048-Acceptance of Grant of Land and an Easement from GND Realty Trust and Abandonment of Easements

Solicitor Callanan- presented the measure to abandon easements, and give authority to accept a grant of land in fee. GND Realty will give full title to the easement. The town also gets access to easements. A portion of access easement is for sewer. The town will get more than it is giving up.

Bob Luongo reported that the town is under obligation in MBTA mitigation to daylight smelt brook. Without the rights to the brook, it is technically on land belonging to Mr. Delegas. They will create a passive park and connect it to the parking lot in the back and cross over land. He urged favorable recommendation to Council.

Councilor Happel asked about the parking problems. Will they have the same issues as Braintree? Mr. Luongo responded no; they can park on Weymouth property- the change only affects 5-8 spots, and they are not selling any of Weymouth's. They will lay out a new parking lot which will be open to the public; not dedicated and fully accessible to the public. He doesn't have exact count on parking spots. It's not exclusive; it's a municipal lot.

Councilor Haugh noted that on the Braintree side, the parking is a public lot but signage gives the illusion that you can't park; it's "private owned" confusing signage. Mr. Luongo responded that it is public parking and will be vastly improved. Traffic will flow from one lot to the other and the improvements will be mutually beneficial.

Councilor Happel noted it is similar to the Chauncy Building in South Weymouth.

Vice Chair Heffernan asked when the work will be done? Mr. Luongo responded that it will be out to bid; the 2nd phase is Commercial Street. They will try to keep 3 lanes open and one closed at all times. They can't work on the culvert while the fish cycle is active. It's a 3-4 month project and they hope to be completed by the end of the year. Mr. Delegas is doing foundation work in July.

Chair Harrington asked who is responsible for maintenance of the brook and who is paying for the document? Mr. Luongo responded that Weymouth is responsible. Mr. Delegas hired an engineer, and Weymouth contracted with Beta Engineering. They met on a number of issues, sewer and drainage easement and they are spending money and operating in good faith.

Chair Harrington asked if he has no qualms that the parking lot is not open to the public? Mr. Luongo responded no. Solicitor Callanan responded that Weymouth will remain Weymouth's. Councilor Haugh asked if the park easement will reduce the tax liability? Solicitor Callanan responded that they are giving land and getting some so it's a wash. Mr. Luongo responded that they have to finalize the square footage; this measure is to give the authority. Solicitor Callanan reported this includes title to the culvert. The town is getting more land and a better bundle of sticks than the land giving up.

A motion was made by Vice Chair Heffernan to refer measure 19 048 to the full Town Council with a recommendation for favorable action and was seconded by Councilor Haugh.

UNANIMOUSLY VOTED.

ADJOURNMENT

At 6:45 PM, there being no further business, a MOTION was made by Vice Chair Heffernan to adjourn and was seconded by Councilor Haugh. UNANIMOUSLY VOTED.

Respectfully submitted by Mary Barker, Recording Secretary.

Approved by Ed Harrington as Chair of the Economic Development Committee.

Attachments:

Voted unanimously on 3 June 2019