

Belchertown EDIC
Regular Meeting

June 19, 2019



Members

Bill Terry ___x___ Jonathan Spiegel ___x___ Rich Kump ___x___
Beth Maroney ___x___ Kirk Stephens ___x___ Bob Rivard ___x___

Media

Pat Barry
Meeting Open ___7:00 p.m. ___
Small Meeting Room

Introduction of Guest, Presenters, Observers

Claire O'Neill, MassDev
Jen Turner newly elected Select Board Liaison

Bill Terry opened the meeting at 7:00 p.m.

Agenda Item # 1 Adoption of Minutes

Bill Terry Moved to Adopt the Minutes of the May 25, Regular and Executive Meetings
Kirk Stephens Seconded: Voted 6 – 0 – 0

Mr Terry informed the members to stop at the Town Clerk's Office to be sworn in if appropriate.

Agenda Item # 2 Payables

Fence work by Jim Kuc progressing, no invoices have been presented.

Agenda Item #3

Additions to Agenda

Mr Terry encouraged everyone to introduce themselves to the newly elected Liaison Ms. Turner.

Ms Turner discussed several moving pieces in the development scenario around the Town owned property on Berkshire Drive. The three story building is being investigated

as potential workshare space. The top floors are in need of moderate work but the lower level needs extensive renovation. The Town is seeking a grant to improve this property.

Mr. Spiegel said he would be presenting a letter in support of Lampson Farm in executive session.

Mr. Terry announced that we would be going into exec session under MGL

Agenda Item #4 Development Status

Ms. O'Neill discussed with the Board the situation around the 2 EPA grant applications that were not awarded this funding cycle. There will be an applicants meeting in July to discuss the why and how of the grants that were given. It was possible that this round they only granted funds for assessing properties and not abatements. MassDev will be re-applying for the next round.

Mr. Kump asked if State monies are in the pipeline.

Ms. O'Neill indicated the State will be providing an estimated \$500,000 in F.Y. 20 which MassDev was hoping to use as matching funds for the EPA Grant process. Ms. O'Neill said that number was thin, going out to bid for demo work. The response level drops off at that threshold.

Mr. Spiegel asked about the timetable and priorities. Ms. O'Neill said the priorities for that level of funding would include the storage building, or perhaps one of the cruciform buildings. Mr. Kump asked if the State money was "use it or lose it" or would it be available as needed. Ms. O'Neill said that money flowed from the State in various forms. On some occasions MassDev used their own funds and were reimbursed and in other cases the funds happened up front to be disbursed as projects moved forward.

Ms. O'Neill said that MassDev was applying for an infrastructure grant for a cull-de sac on the Industrial area which would include electrification of the site. Several surrounding Cities and Towns have written letters of support for this application since we are in a regional demographic area that includes the cities to our south, Springfield and Holyoke. Ludlow has also written a letter of support after conversations between the Town Manager and Officials in Ludlow.

Agenda Item #5 Security

A short discussion concerning the opening of the road after the final paving coat which was coming soon. Mr. Spiegel asked about the planning discussions that have taken place. Ms. O'Neill said that MassDev was having bi-weekly meetings with Steve Williams and the Police Chief to discuss issues prior to making decisions.

Discussion turned to the liability and maintenance aspects of ownership since the road opening would proceed prior to any Town Meeting vote of acceptance, and the traffic that will ensue that could make our attractive nuisances more accessible.

Mr. Terry said that our Insurers were cognizant of the facts that the road will open prior to being accepted by the Town, and that we would be diligent in securing the site with cameras and Police presence. The Chief was a strong advocate for making this new road open for his purposes. The cameras would be repositioned to look inward toward the susceptible buildings.

The road may be voted at a Special Town Meeting in the fall or at the latest next spring. Ms. O'Neill indicated that the Planning Board could not issue ANR plans that are not on Legal Roadways. The Town Clerk has to certify those conditions. Mr. Terry pointed out that Steve Williams gets Chapter 90 money based on the length of roadway under his purview so from his standpoint the sooner it gets accepted the better.

Item #6 Adjournment of Executive Session

Mr. Terry Moved to close the Regular Meeting and open the Executive Session under MGL, Chapter 30A, Section 2.1 subsection 6...To discuss "Terms and Conditions"...at 7:29 p.m. by a Voice Vote indicating that we would not return to this Regular Meeting.

Mr. Kump Seconded

Voice Vote:

Jonathan Spiegel, yes, Rich Kump, yes, Bob Rivard, yes, Kirk Stephens, yes, Beth Maroney, yes, Bill Terry, yes.

6 - 0 - 0

Respectfully submitted



Bob Rivard, Director