

SELECT BOARD MEETING
Monday, September 12, 2022
Conducted by Remote Participation*
6:30 PM

AGENDA

CONSENT AGENDA

1. Select Board Committee Resignation
2. Approve and Sign Proclamation - Constitution Week
3. Approve and Sign Grant Agreement for Vynebrooke Village Preservation
4. Remove Temporary Suspension of Permitting for Special Events on the Battle Green

ITEMS FOR INDIVIDUAL CONSIDERATION

1. Special Town Meeting 2022-3 6:35pm
 - Call for Special Town Meeting 2022-3
 - Approve Letter from Town Moderator for Inclusion in Special Town Meeting 2022-3 Warrant
 - Review Draft Warrant for Special Town Meeting 2022-3
2. Update on Police Station Building Project 6:50pm
3. Discussion on Solid Waste and Sanitation Services 7:20pm
4. Follow Up Discussion Regarding Stone Building 7:50pm
5. Discuss Committee Appointments 8:10pm
6. Review Draft Select Board Report for Fiscal Year 2022 Annual Town Report 8:40pm

ADJOURN

1. Anticipated Adjournment 8:50pm

The Select Board meeting packet is typically available at least one business day in advance of the meeting: <https://lexington.novusagenda.com/agendapublic/>

Members of the public can view the meeting webinar from their computer or tablet by clicking on the following link at the time of the meeting:

[https://us06web.zoom.us/j/83963136977?](https://us06web.zoom.us/j/83963136977?pwd=OUlOOUhUUFY3WTJYNG9WRUNTRIY1QT09)
[pwd=OUlOOUhUUFY3WTJYNG9WRUNTRIY1QT09](https://us06web.zoom.us/j/83963136977?pwd=OUlOOUhUUFY3WTJYNG9WRUNTRIY1QT09)

iPhone one-tap:

+19294362866,,83963136977# or +13017158592,,83963136977#

Telephone: +1 929 436 2866 or +1 301 715 8592 or +1 312 626 6799 or +1 646 931 3860 or +1 346 248 7799 or +1 386 347 5053 or +1 564 217 2000 or +1 669 444 9171 or +1 669 900 6833 or +1

253 215 8782

Webinar ID: 839 6313 6977

Passcode: 244127

*An Act Relative to Extending Certain State of Emergency
Accommodations: <https://www.mass.gov/the-open-meeting-law>

The next regularly scheduled meeting of the Select Board will be held on Monday, September 19, 2022 at 6:30pm via remote participation.

*Hearing Assistance Devices Available on Request
All agenda time and the order of items are approximate and
subject to change.*



AGENDA ITEM SUMMARY

LEXINGTON SELECT BOARD MEETING

AGENDA ITEM TITLE:

Select Board Committee Resignation

PRESENTER:

Jill Hai, Select Board Chair

ITEM NUMBER:

C.1

SUMMARY:

Category: Decision-Making

The Select Board is being asked to accept the resignation of Anne Laurin Eccles from the Historic Districts Commission effective immediately.

On behalf of the Town of Lexington, the Select Board Members would like to extend their many thanks to Ms. Eccles for her time and service to the community.

SUGGESTED MOTION:

To accept the resignation of Anne Laurin Eccles from the Historic Districts Commission effective immediately.

Move to approve the consent.

FOLLOW-UP:

Select Board Office

DATE AND APPROXIMATE TIME ON AGENDA:

9/12/2022

ATTACHMENTS:

Description

Type

Anne Laurin Eccles

Wellington House
49 Parker Street
Lexington, MA 02421

6 September 2022

Jill Hai, Chair
Select Board
Town of Lexington
1625 Massachusetts Avenue
Lexington, MA 02420

Dear Jill,

Please accept this letter as formal notice of my resignation from my position as commissioner on the Historic Districts Commission. My last day of service will be Friday, September 9th.

Thank you for giving me the opportunity to work in the position for the past eight years. I have thoroughly enjoyed the community involvement and appreciated not only the chance to participate in Town projects but also to get to know so many other citizen volunteers. At this point, my husband and I are planning to downsize and move; a project that is already completely absorbing.

I will be working with Paul O'Shaughnessy, HDC Chair, as well as the other commissioners to complete projects I took on, including finalizing the new guidelines, and helping in any other way to smooth the transition.

Thank you again for the opportunity.

Yours,

Anne

Anne Laurin Eccles

Cc: Paul O'Shaughnessy, Chair
Historic Districts Commission

AGENDA ITEM SUMMARY

LEXINGTON SELECT BOARD MEETING

AGENDA ITEM TITLE:

Approve and Sign Proclamation - Constitution Week

PRESENTER:

Jill Hai, Select Board Chair

ITEM NUMBER:

C.2

SUMMARY:

Category: Decision-Making

The Lexington Chapter of the Daughters of the American Revolution is requesting that the Select Board approve and sign a proclamation recognizing the week of September 17-23, 2022 as Constitution Week in accordance with Public Law 915. The proclamation was originally requested in 2010.

SUGGESTED MOTION:

To approve and sign a proclamation recognizing the week of September 17-23, 2022 as Constitution Week in accordance with Public Law 915.

Move to approve the consent.

FOLLOW-UP:

Select Board Office

DATE AND APPROXIMATE TIME ON AGENDA:

9/12/2022

ATTACHMENTS:

Description	Type
 2022 DAR Constitution Week Proclamation	Backup Material



Town of Lexington, Massachusetts

SELECT BOARD OFFICE

PROCLAMATION

Whereas: our Founding Fathers, in order to secure the blessings of liberty for themselves and their posterity, did ordain and establish a Constitution for the United States of America; and

Whereas: it is of the greatest importance that all citizens fully understand the provisions and principles contained in the Constitution in order to effectively support, preserve and defend it against all enemies; and

Whereas: the two hundred and thirty second anniversary of the signing of the Constitution provides a historic opportunity for all Americans to remember the achievements of the Framers of the Constitution and the rights, privileges, and responsibilities they afforded us in this unique document; and

Whereas: the freedoms guaranteed to American citizens should be celebrated by appropriate ceremonies and activities during Constitution Week, September 17 through 23 as designated by proclamation of the President of the United States of America in accordance with Public Law 915.

NOW, THEREFORE, WE, THE SELECT BOARD of Lexington, Massachusetts, do hereby proclaim the week of September 17 through 23 as

Constitution Week

and urge all citizens to reflect during the week on the many benefits of our Federal Constitution and the privileges and responsibilities of American Citizenship.

IN WITNESS WHEREOF, we have set our hands and caused the seal of Lexington to be affixed herewith on the 12th day of September 2022.

JILL I. HAI, CHAIR

JOSEPH N. PATO

SUZANNE E. BARRY

DOUGLAS M. LUCENTE

MARK D. SANDEEN

AGENDA ITEM SUMMARY

LEXINGTON SELECT BOARD MEETING

AGENDA ITEM TITLE:

Approve and Sign Grant Agreement for Vynebrooke Village Preservation

PRESENTER:

Jill Hai, Select Board Chair

ITEM NUMBER:

C.3

SUMMARY:

Category: Decision-Making

Attached please find the grant agreement between the Town and the Lexington Housing Authority for modernization of Vynebrooke Village. This agreement provides the legal terms and includes:

- \$160,790 in CPA funds
- A grant of \$4,434,441 from MA Department of Housing and Community Development
- The grant agreement has been worked on by Town Counsel and the Assistant Town Manager for Finance.

SUGGESTED MOTION:

To approve the grant agreement between the Town of Lexington and the Lexington Housing Authority.

Move to approve the consent.

FOLLOW-UP:

DATE AND APPROXIMATE TIME ON AGENDA:

9/12/2022

ATTACHMENTS:

Description	Type
 Vynbrooke Village Agreement	Cover Memo

GRANT AGREEMENT FOR VYNEBROOKE VILLAGE PRESERVATION

This Grant Agreement (“Agreement”) is dated _____, 2022, by and between the Lexington Housing Authority with its principal office at One Countryside Village, Lexington, Middlesex County, Massachusetts 02420 (the “Grantee”), and the Town of Lexington, a municipal corporation with its principal offices at 1625 Massachusetts Avenue, Lexington, Middlesex County, Massachusetts 02420, acting by and through its Select Board (the “Town”):

WHEREAS, the Grantee has sought funding from the Town pursuant to the Community Preservation Act, G.L. c. 44B, to fund fire and other safety system upgrades as a supplement to State funding for a large-scale modernization project at the affordable housing facility at Vynebrooke Village, located at 1-12 Vynebrooke Village, Lexington, Massachusetts, owned by the Grantee (the “Property”), helping to ensure the preservation of the Property from destruction and harm (the “Project”); and

WHEREAS, at the Town Meeting held on March 30, 2022 the Town voted to appropriate the sum of One Hundred Sixty Thousand Seven Hundred Ninety Dollars (\$160,790) from the Community Housing Reserve of the Community Preservation Fund (the “Funds”) for that purpose; and

WHEREAS, the Grantee has been assured a grant of approximately Four Million, Four Hundred Thirty Four Thousand, Five hundred Fifty One Dollars (\$4,434, 551) under the ModPHASE (Modernizing Public Housing and Supporting Elders) program of the Commonwealth of Massachusetts Department of Housing and Community Development (DHCD) for this Project, such funds being integral to the Project’s completion; and

WHEREAS, the Town and the Grantee wish to memorialize herein the terms governing the disbursement of the Funds appropriated by the Town at Town Meeting, and the repayment of the Funds in the event that the Property is sold during the useful life of the capital improvements funded by the Town:

NOW, THEREFORE, in consideration of the mutual covenants herein set forth, the parties agree as follows:

1. The Grantee agrees that the Funds shall be used solely for the purpose of completing fire and other safety system upgrades as a supplement to State funding for a large-scale modernization project at the Vynebrooke Village affordable housing facility, promoting continued use of the Property for affordable housing purposes. The Grantee represents that the total CPA grant from the Town will not exceed \$160,790, subject to paragraph #2 below. The Grantee also represents that the Project is funded in part under the Community Preservation Act, G.L. c. 44B, § 5(b) (2). The Grantee shall make no other use of the Funds.

2. The amount of this CPA grant will be based on the total eligible project costs, less the DHCD grant, and will not exceed \$160,790.
3. The Grantee agrees to make available copies of any drawings, plans or bid documents relating to the Project for inspection by the Town at the Town's request. Any documentation procured with the Funds shall be limited to work necessary or appropriate to carry out the Project and shall be consistent with the preservation of accessible housing units and common areas.
4. All necessary Town permits shall be received prior to the commencement of construction, and any and all Town building, wiring and plumbing inspectors shall have access to the Project for regular inspection. Because the Project is funded through the CPA, the Town's building permit fees shall be waived.
5. Grantee agrees to allow the Town to post a free-standing sign on the Property, which designates the Project described herein as being funded in part by the citizens of the Town of Lexington through the Community Preservation Act.
6. The Grantee agrees that the Town shall have the right to require written confirmation by the Grantee that the Funds were used solely for the intended purpose.
7. After all required permits are received by the Grantee, Grantee may draw on the Funds only for reimbursement of actual expenditures for the Project. Upon receipt of an invoice from any consultant, contractor or vendor working on the Project, Grantee agrees to present a copy of said invoice to the Town. The Town shall then make payment to the Grantee. After Grantee makes payment to its consultant, contractor or vendor, Grantee shall provide the Town a copy of such payment in the form of a cancelled check. Such verification of payment shall be provided within 30 days of payment by Grantee. Reimbursement for completed work shall be paid in a timely manner by the Town. All such correspondence shall be sent to the Community Preservation Committee, attention Administrative Assistant.
8. Grantee agrees that in the absence of the Funds being successfully awarded by the DHCD, the Project shall not commence. The absence of such funding may alter the scale of the Project and any such modification of the Project shall require a vote of the Community Preservation Committee and a vote of the Lexington Town Meeting.
9. If there is a sale or other transfer of any kind or nature of any interest in the Property, or any part thereof (except leases of individual housing units to tenants) within ten (10) years of the date of this Agreement, the Grantee shall reimburse the Town for the full amount of this grant (\$160,790), within thirty (30) days of such sale or transfer.

10. The Town's grant of funds to the Grantee is made with the understanding that the Town has no obligation to provide other or additional support to the Grantee for the Project except as provided for herein.
11. The Town hereby certifies that the Funds have been duly appropriated and are currently available to meet the Town's obligation as stated in this Agreement.

(Remainder of the page intentionally left blank).

Executed under seal as of the date first set forth above.

TOWN OF LEXINGTON
By its Select Board:

Jill I. Hai, Chair

Douglas M. Lucente, Vice Chair

Joseph N. Pato

Suzanne E. Barry

Mark D. Sandeen

Approved for Availability of Funds:

Carolyn Kosnoff
Comptroller

LEXINGTON HOUSING AUTHORITY
By:

Caileen B. Foley

Caileen Foley
Executive Director

Acct. No.
Article 10(l) of the 2022 ATM

AGENDA ITEM SUMMARY

LEXINGTON SELECT BOARD MEETING

AGENDA ITEM TITLE:

Remove Temporary Suspension of Permitting for Special Events on the Battle Green

PRESENTER:

Jill Hai, Select Board Chair

ITEM NUMBER:

C.4

SUMMARY:

Category: Decision-Making

The Town has received several requests to use the Battle Green. In a follow up discussion with Dave Pinsonneault, DPW Director, Mr. Pinsonneault has indicated that the suspension on using the Battle Green may be lifted at the end of September.

SUGGESTED MOTION:

To lift the suspension on permitting on the Battle Green as of September 30, 2022.

Move to approve the consent.

FOLLOW-UP:

Select Board Office

DATE AND APPROXIMATE TIME ON AGENDA:

9/12/2022

AGENDA ITEM SUMMARY

LEXINGTON SELECT BOARD MEETING

AGENDA ITEM TITLE:

Special Town Meeting 2022-3

PRESENTER:

Kelly Axtell, Deputy Town Manager

ITEM NUMBER:

I.1

SUMMARY:

Category: Decision-Making

Vote requested

The Select Board to call for a 2022 Special Town Meeting (STM 2022-3) to begin on Tuesday, November 1, 2022.

The Moderator has submitted a letter of request to hold the Special Town Meeting through remote participation.

Citizen Petitions are due by 1:00 p.m. on Friday, 9/23/22 to the Select Board office. Official article documentation can be obtained from the Town Clerk's office during regular business hours (100 signatures are needed for Special Town Meeting).

A draft warrant proposed for STM 2022-3 is included in the meeting packet.

Other Pertinent Dates:

Final Warrant to be approved and signed by Select Board: 10/03/2022

SUGGESTED MOTION:

Move to call for Special Town Meeting 2022-3 to begin on Tuesday, November 1, 2022 at 7:30 p.m.

Move to approve the request of the Moderator that Special Town Meeting 2022-3, scheduled to commence Tuesday, November 1, 2022 at 7:30 p.m., be held through remote participation using a combination of: (1) the Zoom videoconferencing platform, (2) the online VVoter module provided by our electronic voting vendor, Option Technologies OR comparable online voting tool developed by Select Board Member Joe Pato, and (3) an online queuing function developed by Select Board Member Joe Pato to facilitate the process of debate.

Move to open the Special Town Meeting 2022-3 Warrant for citizen petitions **through Friday, September 23, 2022 at 1:00 p.m.**

FOLLOW-UP:

DATE AND APPROXIMATE TIME ON AGENDA:

9/12/2022 6:35pm

ATTACHMENTS:

Description	Type
❏ Draft fossil fuel technical correction	Backup Material
❏ Draft STM 2022-3 warrant	Backup Material

REGULATING FOSSIL FUEL INFRASTRUCTURE IN BUILDINGS

Section 1. Purpose

This Bylaw is adopted by the Town of Lexington to protect health, safety, and the natural environment and reduce air pollution and greenhouse gas emissions, which causes climate change, thereby threatening the Town and its inhabitants.

Section 2. Definitions

“Effective Date” shall mean **December 1, 2022**, ~~or~~ six months following the date by which the Town is authorized by ~~the Massachusetts General Court~~ or the Department of Energy Resources to regulate fossil fuel infrastructure.

“New Building” shall mean a new building or new accessory building, as defined in the Lexington Zoning Bylaw, Chapter 135 of the Code of the Town of Lexington, associated with a building permit application filed on or after the Effective Date.

“On-Site Fossil Fuel Infrastructure” shall mean piping for coal, oil, natural gas ~~fuel gas, fuel oil,~~ or other fuel hydrocarbons, including synthetic equivalents, or other fossil fuels that is in a building, in connection with a building, or otherwise within the property lines of a premises, extending from a supply tank or from the point of delivery behind a gas meter or the customer-side of a gas meter.

“Major Renovation” shall mean a project associated with a valid building permit application filed on or after the Effective Date of this article that:

for existing structures regulated by the current edition of the International Residential Code as amended by 780 CMR 51: Massachusetts Residential Code, includes the reconfiguration of space and/or building systems, in which the Work Area, not including any added space, is more than 75% of the Gross Floor Area of the principal dwelling, as defined in the Lexington Zoning Bylaw, prior to the project; and

for existing structures regulated by the current edition of the International Building Code as amended by 780 CMR 34: Massachusetts Commercial Code, includes the reconfiguration of space and/or building systems, in which the Work Area, not including any added space, is more than 50% of the building floor area prior to the project, as defined by the Massachusetts Building Code.

“Work Area” shall mean the portions of a building affected by renovations for the reconfiguration of space or building systems, as shown in the drawings included with a building permit application. Areas consisting of only repairs, refinishing, or incidental work not associated with the renovations or reconfiguration for which a building permit is required are excluded from the Work Area.

Section 3. Applicability

This Chapter shall apply to all building permit applications for New Buildings and Major Renovations proposed to be located in whole or in part within the Town, except that this Chapter shall not apply to:

- A. utility service piping connecting the grid to a meter, or to a gas meter itself;
- B. piping required to:
 - i. fuel backup electrical generators, indoor or outdoor cooking appliances, indoor or outdoor fireplaces or fire features, or appliances for outdoor heating; or
 - ii. produce potable or domestic hot water from centralized hot water systems in commercial buildings with building floor areas of at least 10,000 square feet, provided that the Engineer of Record certifies that no commercially available electric hot water heater exists that could meet the required hot water demand for less than 150% of installation or operational costs, compared to a conventional fossil fuel hot water system;
- C. the extension or modification of heating systems via HVAC system modification, or modification of radiator, steam, or hot water piping, provided new fossil fuel piping is not installed;
- D. life science buildings, research laboratories for scientific or medical research, or to hospitals or medical offices regulated by the Massachusetts Department of Public Health as a healthcare facility; or
- E. repairs of any existing portions of a fuel piping system deemed unsafe or dangerous by the Plumbing and Gas Fitting Inspector.

Section 4. Enforcement

- A. On and after the Effective Date, no building permit shall be issued by the Town for the construction of New Buildings or Major Renovations that include the installation of new On-Site Fossil Fuel Infrastructure subject to this Chapter.
- B. The Town Manager, or their designee, shall publish and present an annual report to the Select Board quantifying the number and location of building permit applications for new and major renovation projects exceeding 50% of the original gross floor area of the principal dwelling; the number of new and major renovation projects requesting a waiver from this Chapter, the disposition of those waivers, the reasons for granting or denying those waivers and the square footage of each project for which a waiver is granted.
- C. The Select Board may adopt additional requirements, exemption, and regulations to implement or enforce said new fossil fuel infrastructure restrictions in major construction, consistent with this Chapter.

Section 5. Waivers

- A. The Building Commissioner may grant a waiver from the requirements of this Chapter in the event that compliance with the provisions of this Chapter makes a project financially infeasible or impractical to implement. Compliance with this Chapter may be considered infeasible if, without limitation:
- i. as a result of factors beyond the control of the proponent, the additional cost of the project over the long term, including any available subsidies, would make the project commercially unviable; or
 - ii. technological or other factors would make the project unsuitable for its intended purpose.
- B. Waivers from compliance with this Chapter may be subject to reasonable conditions. Where possible, waivers shall be issued for specific portions of a project that are financially infeasible or impractical to implement under the requirements of this Chapter, rather than entire projects.
- C. Waiver requests shall be supported by a detailed cost comparison, including available rebates and credits. A waiver request may be made at any time and may be based upon submission of conceptual plans.
- D. In considering a request for a waiver, the Building Commissioner may consider as a factor the requesting party's status as a non-profit or government-sponsored affordable housing entity.
- E. The Building Commissioner's decision with respect to the granting of a waiver, the scope thereof, and any conditions imposed by a waiver, shall be appealable to the Select Board, or its designee, within thirty(30) days in accordance with policies established by the Select Board.
- F. The Select Board shall, prior to the Effective Date issue, and may thereafter amend, guidance regarding the process for requesting and granting waivers, and describing reasonable conditions that may be placed on a waiver.

Section 6. Appeals

The Select Board, or its designee, shall hear appeals from decisions of the Building Commissioner under this Chapter.

Section 7. Reporting

The Select Board, or its designee, shall provide data and other information on the impacts of this Bylaw on emissions, building costs, operating costs, the number of building permits issued, and other information as required or requested by the Department of Energy Resources and the Secretary of Housing and Economic Development.

**TOWN OF LEXINGTON WARRANT
SPECIAL TOWN MEETING 2022-3**

Commonwealth of Massachusetts

Middlesex, ss.

To either of the Constables or Town Clerk of the Town of Lexington, in said County,
Greetings:

In the name of the Commonwealth of Massachusetts, you are directed to notify the inhabitants of the Town of Lexington qualified to vote in elections and in Town affairs to meet by means of the audio/video conferencing platform described more particularly below on November 1, 2022 at 7:30pm, at which time and place the following articles are to be acted upon and determined exclusively by the Town Meeting Members in accordance with Chapter 215 of the Acts of 1929, as amended, and subject to the referendum provided for by Section eight of said Chapter, as amended.

Pursuant to Chapter 92 of the Acts of 2020, as amended, the Town Meeting shall be held remotely by the means requested by the Moderator as follows:

Town Meeting members will attend and vote by logging into: (1) the Zoom videoconferencing platform, (2) the online VVoter module provided by our electronic voting vendor, Option Technologies OR comparable online voting tool developed by Select Board member Joe Pato, and (3) an online queuing function developed by Select Board member Joe Pato to facilitate the process of debate. Other Town residents who wish to follow the proceedings may do so via LexMedia at <https://www.youtube.com/user/LexMediaMATV>. Other residents who wish to participate in the Meeting may contact the Town Clerk's Office at clerk@lexingtonma.gov and by completing the online form at www.LexingtonMA.gov/Fall2022STM.

For more information, please see the Moderator's letter dated September 6, 2022 to the Select Board attached to this warrant as Appendix A.

ARTICLE 1 REPORTS OF TOWN BOARDS, OFFICERS AND COMMITTEES

To receive the reports of any Board or Town Officer or of any Committee of the Town; or act in any other manner in relation thereto.

(Inserted by the Select Board)

DESCRIPTION: This article remains open throughout Town Meeting and reports may be presented at any Town Meeting session by boards, officers, or committees.

ARTICLE 2 **APPROPRIATE FOR PRIOR YEARS' UNPAID BILLS**

To see if the Town will vote to raise and appropriate money to pay any unpaid bills rendered to the Town for prior years; to determine whether the money shall be provided by the tax levy, by transfer from available funds, or by any combination of these methods; or act in any other manner in relation thereto.

(Inserted by the Select Board)

FUNDS REQUESTED: Unknown at press time

DESCRIPTION: This is an annual article to request funds to pay bills after the close of the fiscal year in which the goods were received or the services performed and for which no money was encumbered.

**ARTICLE 3 ESTABLISH, AMEND, DISSOLVE AND APPROPRIATE TO AND FROM
SPECIFIED STABILIZATION FUNDS**

To see if the Town will vote to create, amend, dissolve, rename and/or appropriate sums of money to and from Stabilization Funds in accordance with Massachusetts General Laws, Section 5B of Chapter 40 for the purposes of: (a) Section 135 Zoning By-Law; (b) Traffic Mitigation; (c) Transportation Demand Management/Public Transportation; (d) Special Education; (e) Center Improvement District; (f) Debt Service; (g) Transportation Management Overlay District; (h) Capital; (i) Payment in Lieu of Parking; (j) Visitor Center Capital Stabilization Fund; (k) Affordable Housing Capital Stabilization Fund; (l) Water System Capital Stabilization Fund; and (m) Ambulance Stabilization Fund; determine whether such sums shall be provided by the tax levy, by transfer from available funds, from fees, charges or gifts or by any combination of these methods; or act in any other manner in relation thereto.

(Inserted by the Select Board)

FUNDS REQUESTED: Unknown at press time

DESCRIPTION: This is an annual article to establish, dissolve, and/or fund Stabilization Funds for specific purposes and to appropriate funds therefrom. Money in those funds may be invested and the interest may then become a part of the particular fund. These funds may later be appropriated for the specific designated purpose by a two-thirds vote of an Annual or Special Town Meeting, for any lawful purpose.

ARTICLE 4 AMEND FY2023 OPERATING, ENTERPRISE AND CPA BUDGETS

To see if the Town will vote to make supplementary appropriations, to be used in conjunction with money appropriated under Articles 4, 5, 9 and 10 of the warrant for the 2022 Annual Town Meeting to be used during the current fiscal year, or make any other adjustments to the current fiscal year budgets and appropriations that may be necessary; to determine whether the money shall be provided by tax levy, by transfer from available funds including the Community Preservation Fund, or by combination of any of these methods; or act in any other manner in relation thereto.

(Inserted by the Select Board)

FUNDS REQUESTED: Unknown at press time

DESCRIPTION: This is an annual article to permit adjustments to current fiscal year (FY2023) appropriations.

ARTICLE **APPROPRIATE FOR 250th ANNIVERSARY OF THE BATTLE OF LEXINGTON CELEBRATION**

To see if the Town will vote to raise and appropriate a sum of money for the celebration of the 250th Anniversary of the Battle Of Lexington, as planned and coordinated by the Semiquincentennial Commission-Lex250 with the approval of the Select Board; and determine whether the money will be provided by the tax levy, by transfer from available funds, or by any combination of these methods; or act in any other manner in relation thereto.

FUNDS REQUESTED: Unknown at press time

DESCRIPTION: The amount requested is to fund initial startup costs of planning and coordinating the events for the year long celebration of the 250th Anniversary of the Battle of Lexington which will take place in 2025. Time frame for events is anticipated to be Fall of 2024 through Fall of 2025.

ARTICLE

APPROPRIATE FOR AUTHORIZED CAPITAL IMPROVEMENTS

To see if the Town will vote to make supplementary appropriations to be used in conjunction with sums appropriated in prior years for the installation or construction of water mains, sewers and sewerage systems, drains, streets, buildings, recreational facilities or other capital improvements and equipment; determine whether the sums shall be provided by the tax levy, by transfer from the balances in other articles, by transfer from available funds, including enterprise funds and the Community Preservation Fund, by borrowing, or by any combination of these methods; or act in any other manner in relation thereto.

(Inserted by the Select Board)

FUNDS REQUESTED: Unknown at press time

DESCRIPTION: This is an annual article to request funds to supplement existing appropriations for certain capital projects in light of revised cost estimates that exceed such appropriations.

ARTICLE

**APPROPRIATE TO POST EMPLOYMENT
INSURANCE LIABILITY FUND**

To see if the Town will vote to appropriate a sum of money to the Town of Lexington Post Retirement Insurance Liability Fund, as established by Chapter 317 of the Acts of 2002; determine whether the money shall be provided by the tax levy, by transfer from available funds, including enterprise funds, or by any combination of these methods; or act in any other manner in relation thereto.

(Inserted by the Select Board)

FUNDS REQUESTED: Unknown at press time

DESCRIPTION: This article will allow the Town to continue to fund its liability for post-employment benefits for Town of Lexington retirees. Beginning with the FY2007 audit, the Town has been required to disclose this liability. Special legislation establishing a trust fund for this purpose was enacted in 2002.

ARTICLE 6

**APPROPRIATE FOR CENTER PLAYGROUND BATHROOMS
AND MAINTENANCE BUILDING**

To see if the Town will vote to hear and act on the report of the Community Preservation Committee and, pursuant to the recommendations of the Community Preservation Committee, to appropriate from the Community Preservation Fund a supplemental sum of money for renovation of the Center Playground bathrooms and maintenance building; and determine whether the money shall be provided by the tax levy, from the Undesignated Fund Balance of the Community Preservation Fund, by transfer from other available funds, including enterprise funds, by borrowing, or by any combination of these methods; or act in any other manner in relation thereto.

(Inserted by the Select Board at the request of the Community Preservation Committee)

FUNDS REQUESTED: Center Playground Bathrooms and Maintenance Building Renovation - Supplemental- Unknown at press time

DESCRIPTION: This article requests that Community Preservation funds and other funds, as necessary, be appropriated for renovating the bathroom and maintenance building located near the playground at the

center recreation complex. This appropriation request is supplemental to the \$680,000 authorized for the Center Playground Bathrooms and Maintenance Building under Article 10e of the 2022 Annual Town Meeting.

ARTICLE

OPIOID SETTLEMENT

To see if the Town will vote to appropriate opioid settlement abatement funds, or act in any other manner in relation thereto.

(Inserted by the Select Board)

DESCRIPTION: This article will allow the Town to spend abatement funds received from the Statewide Opioid settlement for purposes and programs outlined in the settlement agreement, including supplementing and strengthening community resources available to residents and families for substance use disorder prevention, education, harm reduction, treatment, and recovery programs.

ARTICLE

CREATION OF HOUSING TRUST

To see if the Town will vote to:

- a. establish a municipal affordable housing trust pursuant to Massachusetts General Laws Chapter 44, Section 55C; and
- b. add a new Chapter to the Town's Code of Bylaws to govern said municipal affordable housing trust; or act in any other manner in relation thereto.

(Inserted by the Select Board)

Description: TBD

ARTICLE

SOLAR PANELS AND CANOPIES (POLICE STATION)

To see if the Town will vote to raise and appropriate a sum of money for the purchase, installation and construction of solar panels and canopies on and around the Police Station located at 1575 Massachusetts Avenue, including the payment of costs of demolition, architectural and engineering services, original equipment, landscaping, paving and other site and traffic improvements, or other costs incidental or related to such construction; and determine whether the money will be provided by the tax levy, by transfer from available funds, by borrowing or by any combination of these methods; or act in any other manner in relation thereto.

(Inserted by Select Board)

FUNDS REQUESTED: Unknown at press time

DESCRIPTION: The construction of the new Police Station at 1575 Massachusetts Avenue is set to begin in the Fall of 2022. This appropriation will fund the purchase and installation of solar panels on the roof of the new Police Station, and the construction of solar canopies located on the perimeter of Fletcher Field and along the back of the parking lot adjacent to the bike path. This project aligns with the Town's goals and action items as outlined in the Getting to Net Zero Plan.

ARTICLE

APPROPRIATE FOR PUBLIC FACILITIES CAPITAL PROJECTS (TOWN POOL DOMESTIC HOT WATER HEATER)

To see if the Town will vote to raise and appropriate a sum of money for the purchase and installation of a domestic hot water heater at the Town Pool facility, including the payment of costs of demolition, architectural and engineering services, original equipment, construction, landscaping, paving and other site improvements, or other costs incidental or related to such installation, and to determine whether the money shall be provided by the tax levy, by transfer from available funds, including enterprise funds, by borrowing, or by any combination of these methods, or act in any other manner in relation thereto.

(Inserted by the Select Board)

FUNDS REQUESTED: Unknown at press time

DESCRIPTION: At the 2022 Annual Town Meeting, the funding was appropriated for engineering and design work for a new domestic hot water heater to be installed in the bath house at the Town Pool facility. This article is a request to move forward for the purchase and installation as approved by the Select Board.

ARTICLE

APPROPRIATE FOR CENTER SIDEWALK EXTENSION

To see if the Town will vote to appropriate a sum of money to replace brick sidewalks in and around the Town center; and determine whether the money shall be provided by the tax levy, by transfer from available funds, by borrowing, or by any combination of these methods; or act in any other manner in relation thereto.

(Inserted by the Select Board)

FUNDS REQUESTED: \$700,000

DESCRIPTION: The Center Streetscape Project was approved at the Spring 2020 Annual Town Meeting. The project focused on storefront to storefront along Mass Ave and did not include sidewalks extending from the center. DPW has identified 3 areas that are in need of new sidewalks for both safety and aesthetics. These areas include the sidewalks on Merriam Street from Mass Ave to the Alley, Edison Way from Mass Ave to the first driveway, and both sides of the Emery Park driveway along the storefronts.

ARTICLE

TECHNICAL CORRECTION-GENERAL BYLAW (FOSSIL FUEL)

To see if the Town will vote to make technical corrections to the Town's Fossil Fuel Bylaw, adopted pursuant to Article 29 of the 2021 Spring Town Meeting, to be consistent with Chapter 179 of the Acts of 2022 authorizing a demonstration program for municipal regulation of fossil fuels in new construction; or act in any other manner in relation thereto.

(Inserted by the Select Board at the request of the Sustainable Lexington Committee)

DESCRIPTION: The state's Climate Bill passed this summer includes authorization to implement a pilot project that authorizes ten communities to regulate fossil fuels in buildings if they have passed a Home Rule Petition (which Town Meeting passed in 2021). Technical changes are needed to the bylaw adopted in 2021 to conform it to the state's requirements for participation in this program.

ARTICLE

LEXHAB REORGANIZATION

To see if the Town will vote to authorize the Select Board to petition the General Court for legislation reorganizing the Lexington Housing Assistance Board (LexHAB) as an independent nonprofit housing corporation; and further to authorize the Select Board to approve amendments to said act before its

enactment by the General Court that are within the scope of the general objectives of the petition; or act in any other manner in relation thereto.

(Inserted by the Select Board)

DESCRIPTION: The purpose of this article is to allow the Select Board to petition the General Court for special legislation that will reorganize the Lexington Housing Assistance Board (LexHAB) as an independent, nonprofit housing corporation. This will allow LexHAB to more efficiently and effectively carry out its mission of developing, managing and preserving affordable housing in Lexington.

In the name of the Commonwealth of Massachusetts, you are directed to notify the inhabitants of the Town of Lexington qualified to vote in elections and in Town affairs to meet via Zoom videoconferencing platform, the online Voter module provided by our electronic voting vendor, Option Technologies or comparable online voting tool and online queuing function beginning on Monday, November 1, 2022 at 7:30pm., at which time and place the following articles are to be acted upon and determined exclusively by the Town Meeting Members in accordance with Chapter 215 of the Acts of 1929, as amended, and subject to the referendum provided for by Section eight of said Chapter, as amended.

A true copy, Attest:
Constable of Lexington

Jill Hai, Chair
Joseph N. Pato
Suzanne E. Barry
Douglas M. Lucente
Mark D. Sandeen

Select Board
of
Lexington



Town of
Lexington
MODERATOR
DEBORAH BROWN

September 6, 2022

DELIVERED BY EMAIL

Dear Select Board Members,

In view of the ongoing COVID-19 pandemic, I request approval to conduct the 2022-3 Special Town Meeting through remote participation. I propose to use a combination of: (1) the Zoom videoconferencing platform, (2) the online VVoter module provided by our electronic voting vendor, Option Technologies OR comparable online voting tool developed by Select Board member Joe Pato, and (3) an online queuing function developed by Select Board member Joe Pato to facilitate the process of debate.

I certify that all components of the system described above have been fully tested and utilized successfully for prior Town Meetings, and I am satisfied that this system enables our meetings to be conducted in substantially the same manner as if they had occurred in person at a physical location. I certify that the system (i) allows the moderator, town meeting members, town officials and any other interested members of the public to identify and hear the moderator and each town meeting member who attends and participates in the remote meeting, as well as any other individuals who participate in the meeting; (ii) provides the ability to determine whether a quorum is present; (iii) allows participants to request recognition by the moderator and makes such requests visible to the meeting participants and the public; (iv) allows the moderator to determine when a town meeting member wishes to be recognized to speak, make a motion, or raise a point of order or personal privilege; (v) enables the moderator to recognize a town meeting member, town official or other individual and enable that person to speak; (vi) provides the ability to conduct a roll call or electronically recorded vote; (vii) allows any interested members of the public to access the meeting remotely through LexMedia for purposes of witnessing the deliberations and actions taken at the town meeting; (viii) allows members of the public to participate in debate through the submission of statements for or against a motion; and (ix) provides for the town meeting to be recorded and available for future viewing. I further confirm that I have consulted with Lexington's Commission on Disability regarding system accessibility.

Sincerely,

Deborah Brown
Town Moderator
617-512-7901

AGENDA ITEM SUMMARY

LEXINGTON SELECT BOARD MEETING

AGENDA ITEM TITLE:

Update on Police Station Building Project

PRESENTER:

Mike Cronin, Director of Public
Facilities & Jeff McElravy, AIA,
Principal, Tecton Architects

ITEM NUMBER:

I.2

SUMMARY:

Category: Informing

Estimated (rough) Schedule for Police Station:

Week of 9/12/22 Temporary Fencing at site
Sept 2022 Permitting/Mobilization
Sept - Oct 2022 Contractor Buyout
Oct - Nov 2022 Existing Site Abatement/Site Stripping
Oct 2022 Start Earthwork and Foundations
Nov 2022 Demolish Existing Building
March 2024 Substantial Completion
Mar - Jun 2024 Punch List/Commissioning
June 2024 Police Move-In

Mike Cronin DPF Director will be presenting the attached solar plan with Jeff McElravy the Architect on the Police Station project. There are different interests/goals between the Historic Districts Commission and Sustainable Lexington and Mr. Cronin and Mr. McElravy need direction from the Select Board before proceeding.

SUGGESTED MOTION:

FOLLOW-UP:

DATE AND APPROXIMATE TIME ON AGENDA:

9/12/2022

6:50pm

ATTACHMENTS:

Description

Type



Solar Designs for Police Station Parking Area

Cover Memo



Tecton
ARCHITECTS

CES
FUSS & O'NEILL
ODEH ENGINEERS

SOLAR CANOPIES AT POLICE HEADQUARTERS

TABLE OF CONTENTS

- Campus Site Plans
- Required Canopy Area Calculation
- Solar Canopy Design Option A
- Solar Canopy Design Option B
- Solar Canopy Design Option C
- Proposed Exterior Materials and Colors
- Solar Panel Options



Campus Site Plan

Existing Campus Plan

Planned Campus Site Plan



GRAPHIC SITE PLAN



Required Canopy Area Calculations

Canopy Area Calculation

A 335,000w system is required to offset
Police Station load

Sunflare Powerfit on sloped roof output: 8,075w

LG Neon2 Module on flat roof output: 64,730w

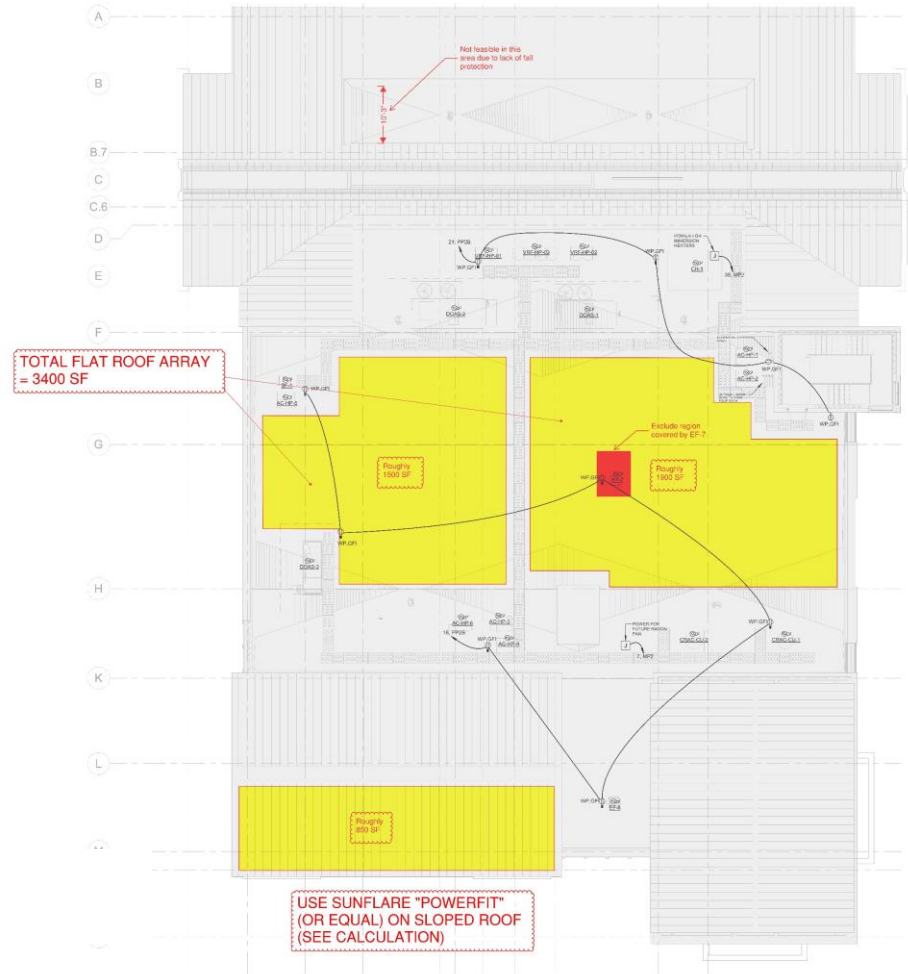
Remaining watts to offset: 262,190w

Lumos Module provides 13.564 adjusted
watts per s.f.

- $262,190 \text{ watts} / 13.564 \text{ watts/s.f.} = 19,330 \text{ s.f.}$
canopy panels required

LG Neon2 Module provides 18.495 adjusted
watts per s.f.

- $262,190 \text{ watts} / 18.495 \text{ watts/s.f.} = 14,176 \text{ s.f.}$ of
canopy panels required





Solar Canopy Design Option A

Solar Canopy Design Option A



SOCIETY AWARDS, GROVE OKLAHOMA – JATTUSO ARCHITECTURE



UNIVERSITY OF CALIFORNIA, IRVINE – LMN ARCHITECTS



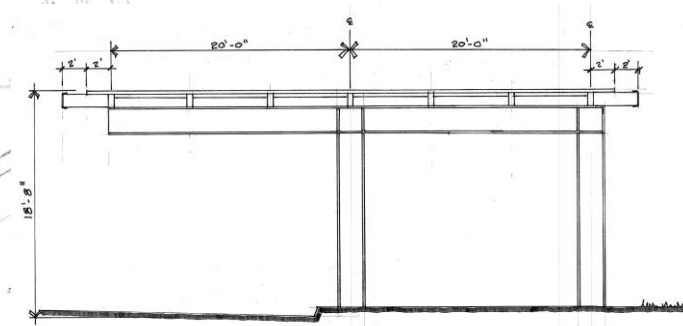
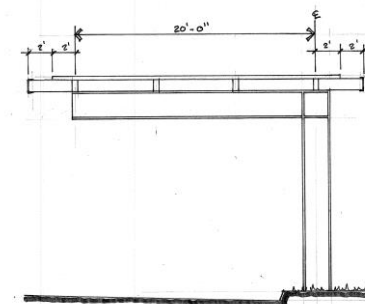
CALIFORNIA ACADEMY OF SCIENCE – RENZO PIANO



CALIFORNIA ACADEMY OF SCIENCE – RENZO PIANO



PRECEDENT IMAGES

[illegible]

SITE PLAN

Solar Canopy Design Option A



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RENDERING

Solar Canopy Design Option A



RENDERING



Solar Canopy Design Option B

Solar Canopy Design Option B



SAXSUM WINERY – BK ARCHITECTS



SAXSUM WINERY – BK ARCHITECTS

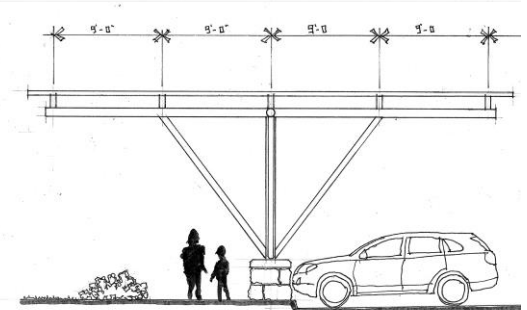
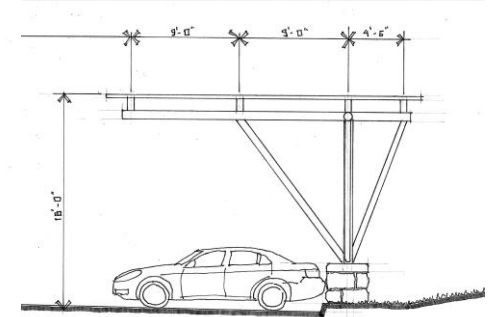
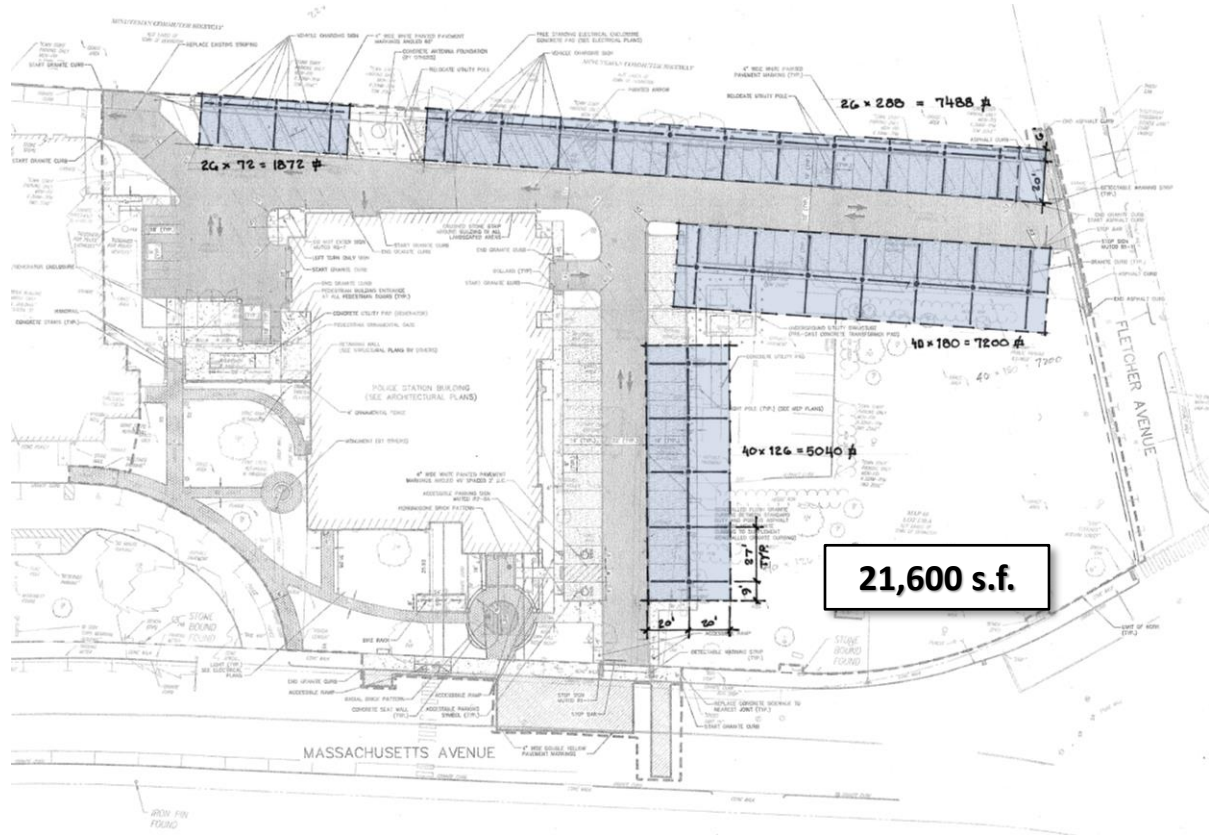


THE KENEDA BUILDING FOR INNOVATIVE SUSTAINABLE DESIGN – SKANSKA, MILLER HULL, LORD AECK SARGENT



PRECEDENT IMAGES

Solar Canopy Design Option B



SITE PLAN & CANOPY SECTION

Solar Canopy Design Option B



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RENDERING

Solar Canopy Design Option B

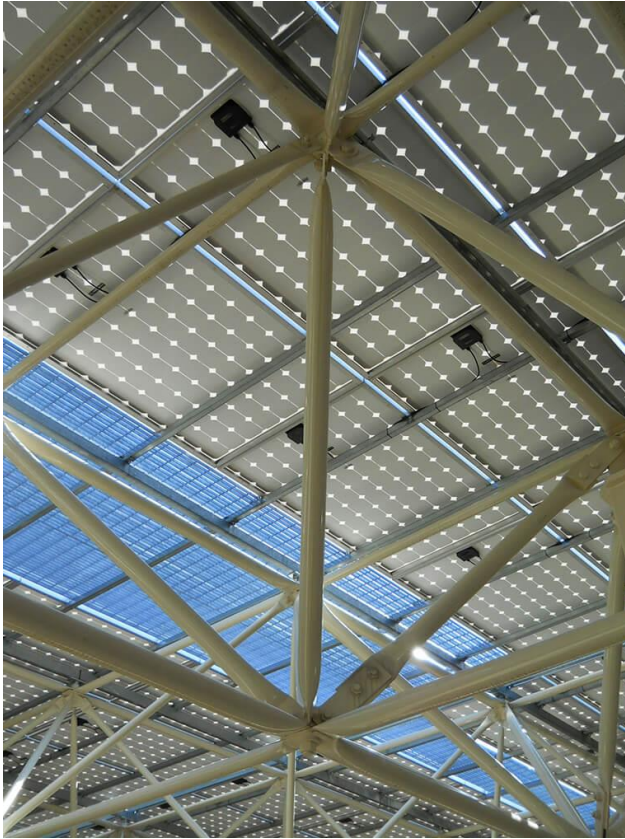


RENDERING

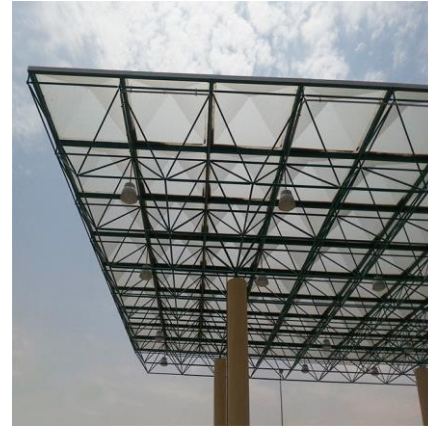


Solar Canopy Design Option C

Solar Canopy Design Option C

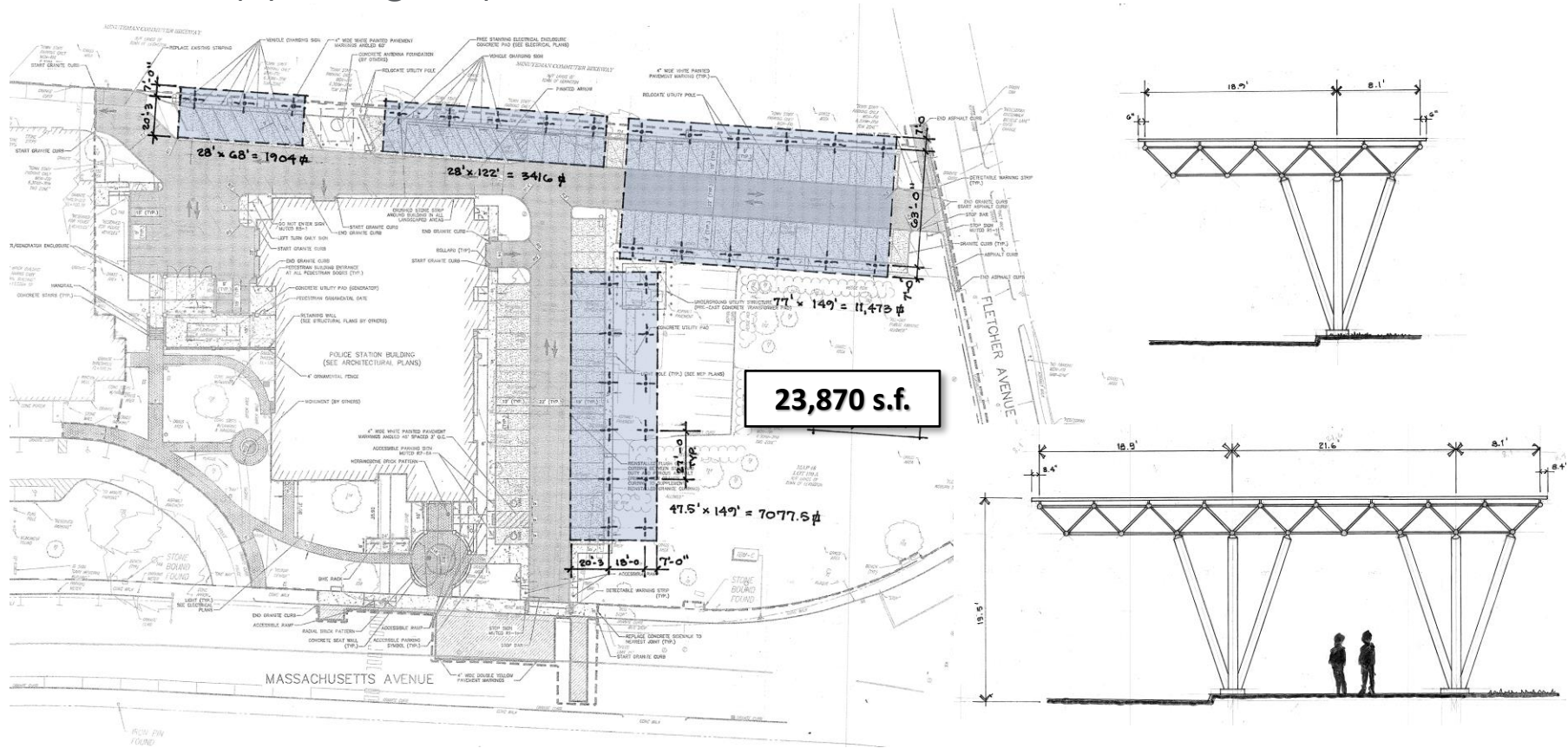


THE EARTH CENTRE –FEILDEN CLEGG BRADLEY STUDIOS



PRECEDENT IMAGES

Solar Canopy Design Option C



SITE PLAN & SECTION

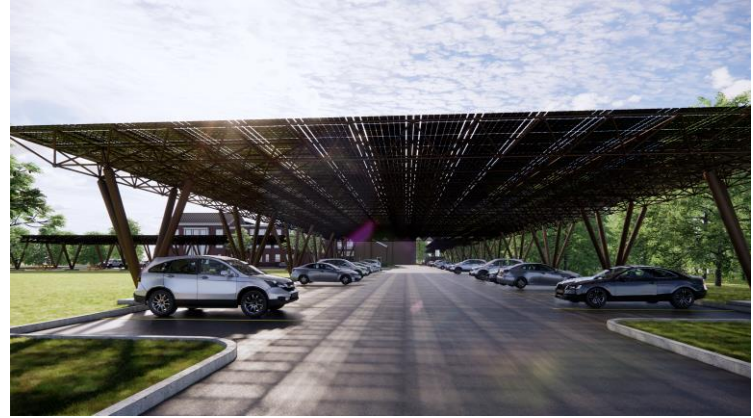
Solar Canopy Design Option C



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RENDERING

Solar Canopy Design Option C



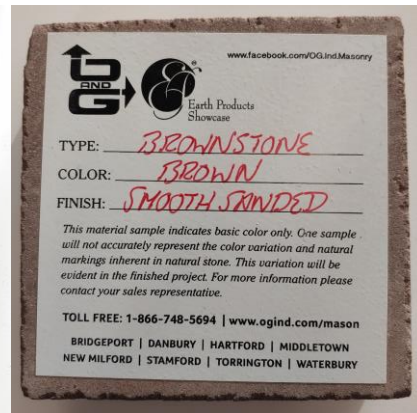
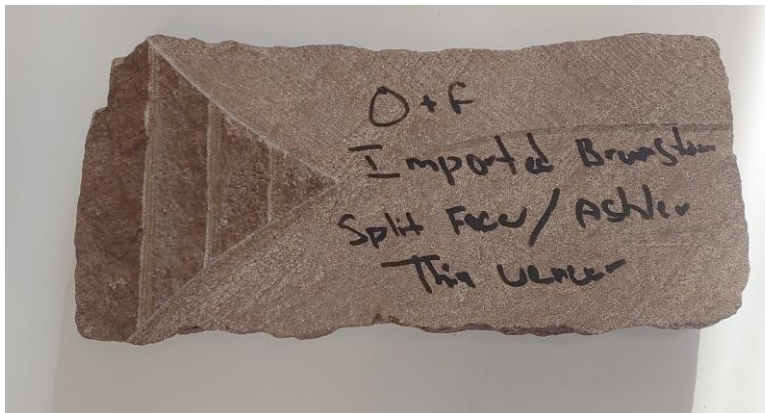
RENDERING



Exterior Materials

Design Option B - Brownstone

- Natural Brownstone from O&G Industries
- Locations
 - Base of canopy columns
 - Bottom course 2'-8" wide x 1'-4" tall split face – will extend minimum of 6" below grade
 - Top course 2'-8" wide x 1'-4" tall honed
 - Cap 8" honed finish

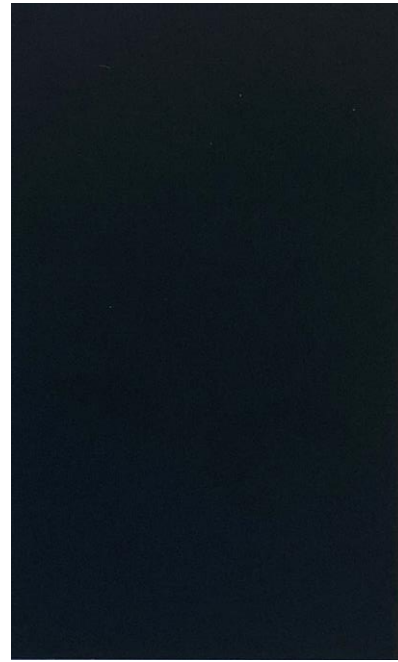


BROWNSTONE

Design Options – Steel Color



Option A
Gray to match Police
Station roof



Option B & C
Dark Bronze to match
Police Station front doors



STEEL COLORS



Solar Panel Options



Sunflare Powerfit



Lumos Solar LSX Module



LG Neon2 Module

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SOLAR PANEL OPTIONS

Solar Canopy Panel Option A



Lumos Solar LSX Module



LG Neon2 Module



LG Neon2 Module with slots

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RENDERING

Solar Canopy Panel Option B



Lumos Solar LSX Module



LG Neon2 Module



LG Neon2 Module with slots

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RENDERING

Solar Canopy Panel Option C



Lumos Solar LSX Module



LG Neon2 Module



LG Neon2 Module with slots

.....

RENDERING



Tecton
ARCHITECTS

CES
FUSS & O'NEILL
ODEH ENGINEERS

SOLAR CANOPIES AT POLICE HEADQUARTERS

AGENDA ITEM SUMMARY

LEXINGTON SELECT BOARD MEETING

AGENDA ITEM TITLE:

Discussion on Solid Waste and Sanitation Services

PRESENTER:

Jim Malloy, Town Manager; Dave
Pinsonneault, Dir. of Public Works;
Maggie Peard, Sustainability Dir.

ITEM NUMBER:

I.3

SUMMARY:

Category: Informing

There are two items that need to be discussed to update the Select Board -

Solid Waste, Sanitation and Recycling:

- Staff have been meeting with EL Harvey looking to extend their current contract for another five years.
- Due to a number of issues, the cost will be increasing significantly in FY24.
- Current Cost for Curbside Solid Waste and Recycling = \$1,925,000. FY24 cost will be \$3,000,000 for manual (as is); \$3,150,000 for automated recycling; and \$3,300,000 for fully automated (recycling & solid waste)
- Major factors driving the increase is the increase in prevailing wages (approximately \$350,000) and fuel.

On Curbside Composting, the proposal from Black Earth is attached. Options that we asked them to offer include:

- Various amounts of participation assuming partial town vs. entire town participating
- Weekly pick up
- Bi-Weekly pick up
- Black Earth using the Town Composting site at Hartwell
- Black Earth trucking material to another one of their sites
- Weekly cost if it remained a private service

The proposal attached includes a narrative and based upon the cost proposals, an estimated cost for each option is provided in the document entitled "Black Earth Proposal Cost".

Given the increase in curbside sanitation/recycling costs, staff needs the Board to discuss (from a budgeting perspective) whether moving forward with curbside composting is possible at this time and/or whether a fee for composting and/or curbside solid waste and recycling is necessary.

SUGGESTED MOTION:

No motion needed, but a discussion and policy direction from the Board for staff to continue moving forward is requested.

FOLLOW-UP:**DATE AND APPROXIMATE TIME ON AGENDA:**

9/12/2022

7:20pm

ATTACHMENTS:

Description		Type
<input type="checkbox"/>	Black Earth Proposal	Cover Memo
<input type="checkbox"/>	Black Earth Proposal Cost	Cover Memo

August 30th, 2022

Town Manager's Office
Lexington, MA



Black Earth Compost LLC
Gloucester, MA, 01930

Working Document on partnership between
Black Earth Compost and Town of Lexington

Collection Service

# HH	Weekly	Bi-weekly	Savings - In-town Composting	Weekly option Private
0-6000	\$120/yr	90/yr	-\$20/yr	\$75/yr
6001-9000	\$110/yr	\$82/yr	-\$20/yr	\$63/yr
Over 9000	\$100/year	\$75/yr	-\$22/yr	\$50/yr

Black Earth will use under-CDL trucks to collect 13 gallon bins, mirroring trash schedules. Some apartment complexes may elect to use individual 4 gallon bins or combined 64 gallon bins. If we don't have a local option for composting, we would take the material to our Groton, Manchester, Framingham, or other composting facilities we will build in the future. Composting is the highest end use for residential food waste as compostable items like bags and cutlery are broken down, not turned to trash in depackaging systems.



Figure 1: Example of our small, under-CDL trucks that currently operate in Lexington.

The 13 gallon bins, bought in bulk, are \$24/bin. \$5 for a roll of 13 gallon bags to line it. \$6 for kitchen counter top bins. \$4 for a roll of bags to line that counter top bin. We recommend at least doing the 13 gallon bin/bag combo. Liners are a necessity, whether compostable bags or paper bags, to keep bins in good working order. In the summer things get nasty and stuck to the bottom without them, in the winter the bin freezes solid and cannot be completely emptied without liners.

13 gallon bins would still be large enough for bi-weekly collection in most cases, but we could offer two bins to houses that need it, and count it as 1.5 Households. We are also open to collect weekly from any time span the Town likes, like Memorial Day to Labor Day. Just take the weekly rate and divide by 4 to get that 3 month span. So \$30/HH for June/July/August instead of \$22.5 biweekly at under 6000 HH tier.

We could also add a private weekly option for any residents that prefer to set out compost weekly, we will be there for every off-week privately, in addition to the on-week Lexington pickup. In any scenario, we prefer residents sign up directly on our website as it links to our routing software, customer service platform for messaging regarding schedule changes, contamination, questions, missed pickups, etc. It's better than residents contacting the Town who then need to contact us, which creates more work all around and is harder to track. It also enables us to add on features like highlighting restaurants in town that are also composting, buying compostable bags to be delivered on route, or any other initiatives the town is interested in like curbside E-waste collection.

A note on Mandatory Composting: we think you will only get compliance when a dedicated organics company, like Black Earth, is there to enforce and collect. Waste companies lack the incentive to enforce compliance in organics collection and we have seen this happen in the past. We are able to note which houses are not setting out, which ones have contamination, and we can send reports to the town to follow up or issue fines.

Food Scrap composting Add-On

The reason to compost Lexington's food scraps in town is because it is setting up an infrastructure that needs less total energy and resource inputs to operate each week. Therefore, it is lower cost for the Town, less fragile and less energy to perform the collections each week. This is a resilient system. If the compost site is in town it means: Less fuel for trucks; Less total # of trucks; Less drivers to staff those longer truck routes; Less truck time means less on-road accidents; Creating a local source of nutrients means less dependence on global fertilizer mining. All of this means less costs and a stronger Lexington.

Savings

If Black Earth operates a small food scrap composting component on 1.5 acres at the Hartwell Ave site as described below, the Town will receive the following savings on collection costs:

\$20 to \$22 per household per year if operations on this 1.5 acre is paid at regular living wages. There is no cost savings if the compost operation is required to pay prevailing wages because it is more dependent and under the control of the Town. Instead we would operate independently and pay a living wage to maintain long term employees. This is critical in our business since, like farming, our cycle time is on the annual scale. Thus high employee turn-over means no one has done more than 1 or 2 seasons. That is why we pay a good wage.

Details on Integration at existing Town Compost Site:

- Lease 1.5 acre of land for Black Earth to create a mini-compost site that provides shorter truck routing and guaranteed compost production. Lexington's food scraps get priority at this site.
- Black Earth pays for improvements on the 1.5 acres that should not trigger a need for a post-closure use permit. Fabric tents and block walls already exist on the landfill at Hartwell Ave.
- Operation needs electrical hookup.
- Inputs into the 1.5 acres are leaves and yard debris that Lexington currently brings on site and food scraps from Lexington and regionally. Black Earth would draw from where Lexington currently stockpiles leaves and carbon. Black Earth would bring in out-of-town food scraps starting Year 1. Lexington's food scraps take priority as the program grows over the years. The facility capacity is designed to someday handle all of Lexington's food scraps when they do get separated from the trash.
- Output from the 1.5 acres is finished, screened compost that has gone through liquid management, odor prevention and pathogen kill. Black Earth sells this compost as a finished product to its customers. Lexington residents get a discount on the delivered products.
- Operation exists under Town's current 16.04 General Compost permit.
- Black Earth pays for all construction costs. Black Earth owns any improvements (fabric tent, blocks, etc.). Black Earth operates and maintains this 1.5 acres. Black Earth pays for local permitting if needed. Black Earth oversees construction and thus accepts liabilities associated with the improvements.

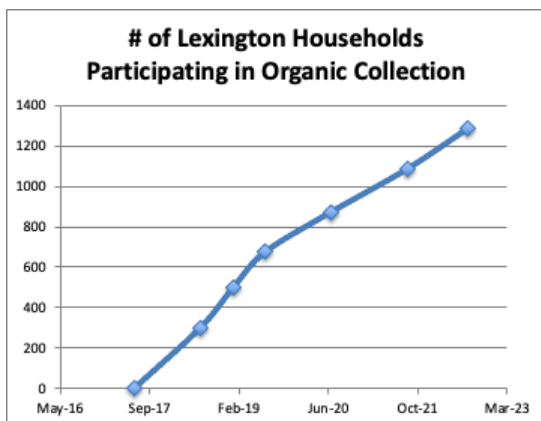


Figure 2: Example of the fabric indoor compost building. Low cost, guaranteed, and functional.

- Lower prices for collection starts when operation starts.

Tradeoffs with Black Earth operating a portion of Hartwell Ave.

- Con – Less space for Town’s existing operations.
- Pro – Town can increase revenue by taking in more yard waste, because there is more overall processing capacity on site.
- Pro – Locking in pricing now as a ‘first mover’ town provides guaranteed management of food scraps and will avoid price volatility over the coming 10 years as the DEP waste bans come into effect.
- Pro – Town gains a local supply of nutrients to grow food. Local supply means local, affordable prices. Good for agriculture, gardeners and open space managers.
- Con – Contamination of food scraps is a concern for Hartwell Ave. However we operate 3 compost sites where we test each for heavy metals, salts, nutrients, herbicides and PFAS. If there is a contaminant you’re concerned about, tell us and we can test for it.
- Pro – Black Earth team pushes for more Lexington participation in curbside collection. We leverage our integration with schools and businesses. Providing the local compost back to residents also increases participation in the collection program.
- Pro - Ensures Lexington food scraps are composted and not anaerobically digested, which many residents desire.
- Pro - Black Earth can assist with finding outlets for Lexington’s current products in a bag form. We think there is some opportunity through our retail network of 100 MA, NH, and RI garden centers that we currently sell our bagged compost at. This would be more revenue for Lexington.
- Pro – In the new facility, Black Earth can certify destruction of invasive plants and animals.



This chart shows the growth in Lexington households that compost with Black Earth. We believe this is proof that providing a good service that makes people happy is the best way to drive participation upwards.

Thank you for considering our proposal. We are happy to discuss more and learn what components would fit best with Lexington’s needs and desires. We are looking to work with Towns who want to address the looming trash, fertilizer, food and energy crises now rather than waiting for the MassDEP bans and global events to come to force.

Andrew Brousseau
Managing Partner
Compost Operations

Conor Miller
Founding Partner
CEO & Collections Operations



Figure 3: Town of Salem converting a ball field to a farm using 3 tractor trailers of Black Earth Compost.

BUSINESS DESCRIPTION

Black Earth Compost, LLC is a compost collection and processing business, founded in 2011. Operating across eastern MA and RI, we specialize in the hauling of food scraps and other organic material from residences and commercial businesses, and processing the waste in local compost sites creating a highly rated compost product for garden, farm, and landscape use. Our mission, the reason we started this business, is for wasted food to be used to create more food. Currently, BEC hauls material from over 29,000 residents. These organics are transported to compost sites around the Eastern MA region. Black Earth operates DEP permitted compost sites in Manchester, Framingham and Groton MA and has several more planned in the next two years.

Black Earth Compost has 75 employees, with hourly pay between \$17-45/hour. We believe if we take care of our staff, they will take care of customers, so we have many benefits including 401k, health insurance, paid sick leave, PFML, flexible scheduling, clothing allowance, opportunities for overtime, Sundays, and holidays at time and a half. We have 32 trucks, nearly all within 4 years old, four large wheeled loaders, a large excavator, 2 screeners, and a compact tracked loader. Black Earth has many times more Massachusetts residential organics customers than any other company so we are the most experienced company in this niche.

EDUCATION AND MARKETING

On the Residential page on our website is a video (<https://youtu.be/MLvKgywcwYg>) explaining why composting is important on a macro level, the benefits to a subscription service, how the Black Earth curbside program works (from how to manage your waste inside, to setting it at the curb, and getting compost back), and our composting method. That video shows how to manage organics for collection and the benefits of it, and another video/webpage describes how to keep your bin maintained: <https://blackearthcompost.com/bin-maintenance/>. We feel videos are the most impactful medium for people today so we have been refining our in-house video-production capabilities.

Upon signing up, a customer gets an immediate email (a sample is included in this bid document) with the main points covering these topics and what is compostable, how to report a missed pickup, and more details including the above videos. Customers get their own account and on their dashboard they can see how many subscribers there are in Lexington and weight diverted per week, report missed pickups, and buy compostable bags.

Black Earth can set up a standalone web page on our site dedicated to Lexington's compost program.

Draft unique signs and billboards for public spaces in Lexington.

Post actively on social media to engage more interest in Lexington and best practices.

Draft press releases for Lexington to distribute and encourage people to write in Letters to the Editor.

Participate in community events to introduce composting to residents.

COMPOSTING

Our compost sites are at 197 School St, Manchester MA (2.5 acres), 600 Cow Pond Rd Groton (3 acres), and 1062 Edmands Rd, Framingham (1.5 acres). We also use Brick Ends Farm in Hamilton, Hidden Acres Farm in Medway, the Boston Core facility for contaminated loads, and more. We have 10 years of experience producing compost and sell thousands of yards and bags a year. The site improvements in Manchester will also allow us to compost and/or transfer out 180 tons a week of food waste, which gives us a good buffer of **100 additional tons/week** of internal capacity to expand into.

Upon arrival at the site, the team blends the food scraps with yard waste, horse bedding, and wood chips and uses a forced aeration system to start the composting process. At our Groton site, and soon the new Manchester site,

this initial phase occurs in a building to keep tight control of the material. After about ten turns of the piles over the next few months, the compost is bagged as a finished product and sold through 90+ garden centers in New England, as well as delivered directly to farms and households for gardens or organic lawn care. We make the highest quality compost in MA, which sells at premium prices, enabling us to charge lower rates for collection. We sell out every year, and there is demand for much more. With fertilizer prices going to record levels, we think there will be much higher demands for food-enriched compost and we will keep expanding to fill that demand.

Compost returned: We would deliver compost in bulk to a suitable place like a community garden or baseball field, for people to shovel a couple cubic feet of compost into buckets to take away. Bulk delivery of compost can arrive in 40 yard trailers for \$2400. We can also continue to provide vouchers for one 40 lbs bag redeemable at local garden centers at a cost to the city of \$2.00 per year per resident.

List of compostable items:

Food:

Baked goods, bones, bread, butter and margarine, cake, candy, cereal, cheese, coffee grounds, cookies, corn cobs and husks, couscous, dairy products, eggs and eggshells, fish and fish parts, flour, fruits, grains, gravy and sauces, herbs and spices, jams and jellies, mayonnaise, meat and meat products, nuts and nut shells, oatmeal, pasta, peanut butter, pizza, popcorn, poultry, pumpkins, quinoa, rice, salads, shellfish, sugar, syrup, tea bags, vegetables, watermelon, yogurt and other processed food like left-over pizza or burritos, and more.

Non-Recyclable Paper:

Used paper plates with no coating, BPI certified paper cups, non-synthetic tea bags, coffee filters, facial tissue, greasy pizza boxes (non-greasy pizza boxes should go in your recycle cart), paper towels, paper napkins,

Other Miscellaneous items:

Cotton balls, feathers, hair (pet and human), wine corks (natural), wooden chopsticks, wooden popsicle sticks and wooden toothpicks.

No dog poop or kitty litter, no dryer lint or shredded paper due to plastic contamination. Either compostable bags or paper bags are required to keep bins clean and pests down. Compostable Products should be BPI certified.

References for residential collection: Sharon Kishida is the former northeast MA DEP coordinator. Sharon helped get programs in Salem, Manchester, Beverly, Ipswich, and Newburyport going, and we collected from all of them (about 4000 subscribers). sbkishida@gmail.com

City references for curbside programs: Marlene Connelly, Ipswich DPW Waste reduction Manager who runs their organics program for about 800 households marlenec@ipswichma.gov.

Waneta Trabert, wtrabert@newtonma.gov is the Newton recycling coordinator. We've been working closely with Waneta since October 2019 when we were awarded to be Newton's Preferred Vendor.

Jillian Martin, the Natick Recycling Coordinator helped transition the town from a 375 household DPW collection program to a private pay, 950 household program two years ago, jwmartin@natickma.org.

Tom Delaney, tdelaney@grotonma.gov for a reference on operating a small compost operation on municipal land.

	<u>Weekly</u>	<u>Bi-Weekly</u>	<u>Weekly In-Town Composting</u>	<u>Bi-Weekly In-Town Composting</u>	<u>Weekly Private</u>
0-6000	\$ 120	\$ 90	\$ 100	\$ 70	\$ 75
6001-9000	\$ 110	\$ 82	\$ 90	\$ 62	\$ 63
9000+	\$ 100	\$ 75	\$ 78	\$ 53	\$ 50
# of Customers:	11,000				
0-6000	\$ 720,000	\$ 540,000	\$ 600,000	\$ 420,000	\$ 450,000
6001-9000	\$ 990,000	\$ 738,000	\$ 810,000	\$ 558,000	\$ 567,000
9000+	\$ 1,100,000	\$ 825,000	\$ 858,000	\$ 583,000	\$ 550,000

AGENDA ITEM SUMMARY

LEXINGTON SELECT BOARD MEETING

AGENDA ITEM TITLE:

Follow Up Discussion Regarding Stone Building

PRESENTER:

Jim Malloy, Town Manager

ITEM NUMBER:

I.4

SUMMARY:

Category: Informing

The following is the current plan/schedule for the Stone Building:

- Mike Cronin, Director of Public Facilities has recently engaged an Architect to begin conceptual plans
- Mike Cronin and the Town Manager have met with Marilyn Fenollosa from the CPA Committee to discuss timing and potential funding from the CPA Funds for design and construction.
- Schedule would be to seek funding for the full design at the 2023 Annual Town Meeting (apply to the CPA Committee Fall of 2022).
- Schedule to seek funding for construction at the 2024 Annual Town Meeting (apply to the CPA Committee Fall of 2023).
- Bidding/construction to occur (assuming approvals) 2024-2025.
- During 2023, an RFP for the use will be developed and advertised so that the final user will be known before final design work is completed and any specific conditions can be incorporated into final design.

SUGGESTED MOTION:

No motion required. Discussion by the Select Board on this plan of action is needed for staff to have policy direction from the Select Board.

FOLLOW-UP:

DATE AND APPROXIMATE TIME ON AGENDA:

9/12/2022

7:50pm

AGENDA ITEM SUMMARY

LEXINGTON SELECT BOARD MEETING

AGENDA ITEM TITLE:

Discuss Committee Appointments

PRESENTER:

Jim Malloy, Town Manager

ITEM NUMBER:

I.5

SUMMARY:

Category: Brainstorming

This is the discussion session for the memo that was sent to the Select Board in July relative to the Board's goal of reviewing the Committee structure and discussing whether all of the current Committees continue to be necessary, whether some could be combined and/or eliminated and whether the appointing authority is still appropriate or whether some should be modified from a Select Board appointment to a Town Manager's appointment.

SUGGESTED MOTION:

No vote is being requested, this is a brainstorming session to determine what is appropriate for future action.

FOLLOW-UP:

DATE AND APPROXIMATE TIME ON AGENDA:

9/12/2022

8:10pm

ATTACHMENTS:

Description	Type
<input type="checkbox"/> Board and Committee Memo	Cover Memo



Town of Lexington

Town Manager's Office

James J. Malloy, Town Manager
Kelly E. Axtell, Deputy Town Manager

Tel: (781) 698-4540
Fax: (781) 861-2921

MEMORANDUM

TO: Select Board
FROM: Jim Malloy, Town Manager
Kat Labrecque, Budget Officer
DATE: July 18, 2022
RE: Boards & Committees

For several years, the Select Board has discussed reducing the number of Committees that exist and/or making changes to appointing authority to facilitate the appointment process. I am attaching the listing of Committees, the Committee's legal basis, current Appointing Authority and recommendation on each Committee. This memo is meant to be provocative in the sense that its goal is to initiate the discussion amongst the Board members on potential changes to Committees. Additional recommendations are provided by Kat Labrecque while she was the Management Analyst.

In summary, the Town currently has 70 Committees some of which are not functioning, the current appointing authority and proposed appointing authority as well as recommendations for dissolving Committees is as follows:

	Current	Proposed
Elected	3	3
Select Board	43	10
Town Manager	11	30
Multiple/other	13	13
Total	70	56
Dissolve		

For those Boards/Committees that I have included for the appointing authority to be changed from the Select Board to the Town Manager, these are administrative Boards/Committees and not policy setting or adjudicatory Boards/Committees and/or they have no legal restriction on whom the appointing authority that is required.

Elected Committees: The Town has three elected Boards/Committees, the Select Board, School Committee and Planning Board. No changes are proposed.

Appointed Committees (by the Select Board): The following Committees are currently appointed by the Select Board, with those being recommended for a change in appointing authority so noted:

- Affordable Housing Trust Study Committee – Dissolve after all work is completed and minutes are up-to-date.
- Battle Road Scenic Byway Committee – The creation of this Committee is by MOA with the Select Board making the appointments. This is not a policy making body as per the MOA, but an administrative body and the appointing authority could be changed to the Town Manager.
- Bicycle Advisory Committee – This Committee should be discussed by the Board. The town has a Transportation Manager and changes are being proposed to move that position into the current Land Use Health and Development Department and expand the Town's efforts in Transportation planning and management. I recognize this Committee has done a lot of work in the past, but the Board should discuss whether Committees (there are a few more below) that were created and then subsequently, the Town hired full-time professional staff, whether the Committees continue to be necessary.
- Center Streetscape Design Review AdHoc Committee – Dissolve as work is complete.
- Communications Advisory Committee – This Committee works on the agreements with service providers for cable and internet services and is administrative in nature. The appointing authority for this Committee could be changed to the Town Manager.
- Condominium Conversion Board – Not sure that this Committee still meets. It appears from their minutes online that they haven't met since 2006. If this is the case, this Committee should be dissolved.
- Design Advisory Committee – The last meeting minutes appear to be from 2019 (online). With a PBC a Director of Public Facilities and other Committees having authority to approve public building projects, is this Committee necessary or one additional layer? I recommend dissolving this Committee.
- Economic Development Advisory Committee – No change proposed.
- Fence Viewers – This is administrative in nature and the appointing authority could be changed to the Town Manager.
- Fund for Lexington Board – No change proposed.
- Gammel Legacy Trust – No change proposed.
- Grain Mill Alley Steering Committee (Ad Hoc) – Last met in 2011. Dissolve.
- Greenways Corridor Committee – No change proposed.
- Hanscom Area Towns Committee (HATS) – No change proposed.
- Hanscom Field Advisory Commission – Is this still active and/or necessary? If not, perhaps communications with the other four Towns and legislative action to dissolve the Commission is appropriate.
- HATS Development of Regional Impact Committee – This does not appear to exist; it was on the old website but isn't included on the new website and I don't believe there are any members. If it has not been dissolved it should be dissolved.
- HATS Environmental Sub-Committee – This also is not on the new website and was created by a vote in 1988. If it has not been formally dissolved, it should be.
- Historic District Commission – The appointing authority of this Commission could be changed to the Town Manager as their work is mostly administrative in nature.

- Housing Partnership Board – With the modifications to the LexHab Board that are being proposed, a discussion of whether all housing issues should fall under one body to streamline and provide clearer goals and objectives should be discussed and a decision regarding whether this body could be dissolved.
- Human Rights Committee – The appointing authority of this Committee could be changed to the Town Manager.
- Keeper of the Lockup – This isn't really a Committee, but is the Chief of Police. Since the Town Manager appoints the Chief of Police, Town Counsel should be requested to provide an opinion whether the Keeper of the Lockup is required to be appointed by the Select Board (as per MGL Ch. 40, §35 or if by vote of the Select Board or Special Act if it can be changed to Town Manager.
- Lexington Center Committee – The appointing authority of this Committee could be changed to the Town Manager.
- Lexington Council for the Arts – The appointing authority of this Committee could be changed to the Town Manager.
- LexHab – This could be dissolved if a Housing Trust is established as a non-profit.
- Lexington Scholarship and Educational Fund Committee – No change proposed.
- Mental Health Task Force – This has been a staff program, not a Committee. Recommend that it be dissolved.
- Monuments and Memorials Committee – The appointing authority of this Committee could be changed to the Town Manager.
- Noise Advisory Committee – The appointing authority of this Committee could be changed to the Town Manager.
- Police Manual Policy Committee – There have been no members or meetings since 2015. The Police Department is now an accredited agency with policies being the best management practices in policing as determined by accrediting agencies. Policies are approved by the Town Manager and this Committee could be dissolved.
- Policy Manual Committee – This Committee has not been very active and could be dissolved.
- Registrars of Voters – No change proposed.
- Semiquincentennial Committee – Should be dissolved at some point after 2025.
- Special Permit Residential Development Zoning Bylaw Committee (ad hoc) – should be dissolved when work is completed.
- Stone Building Feasibility/Re-Use Committee – This Committee was recently dissolved.
- Sustainable Lexington Committee – Similar to the Bicycle Advisory Committee, the Board should discuss whether we retain Committees once we have appointed professional staff to fulfill functions. If the Board chooses to retain the Sustainable Lexington Committee, the appointing authority should change to the Town Manager as this is mostly an administrative Committee.
- Tax Deferral and Exemption Study Committee – The appointing authority could be changed to the Town Manager.
- Tourism Committee – The appointing authority could be changed to the Town Manager.
- Town Celebrations Committee – The appointing authority could be changed to the Town Manager.
- Town Report Committee – The appointing authority could be changed to the Town Manager.
- Transportation Advisory Committee – Similar to the Bicycle Advisory Committee and Sustainable Lexington, the Board should discuss that once the Town has hired full-time professional staff, should certain Boards/Committee continue? The appointing authority for this Committee could change to the Town Manager.

- Tree Committee – The appointing authority could be changed to the Town Manager.
- Trustees of Public Trusts – No change proposed.
- Vision for Lexington – No change proposed.
- Water and Sewer Abatement Board – The appointing authority could be changed to the Town Manager.
- Zoning Board of Appeals – No change proposed.

Town Manager, Town Moderator and Multiple Appointing Authorities:

I am not recommending dissolving any of the Town Manager or Town Moderator appointed Committees nor any that have multiple appointing authorities.

The attached color-coded outline provides a summary of the recommendations above.

- Light Blue – Multiple Appointing Authorities, Elected Officials or Town Moderator
- Yellow – Represents current Select Board appointments that could be changed to Town Manager
- Green – Continuing Select Board appointments
- Salmon – Committees to consider dissolving

Additional Considerations:

1. Onboarding

- Consider requiring applicants to attend meetings before appointment. There have been occasions where members apply, are appointed and later realize that the meeting time doesn't work for them or the committee wasn't what they expected.
- Consider more OML, Ethics, DEI and other related trainings. Many of these trainings could be recorded and posted to the website for future viewing. Current board/committee members communicated through the survey that they would like to learn more about how the Town functions.
- Include the committee charge in the appointment letter because many members have never read or familiarized themselves with their charge. They may help new members understand their role.

2. Term limits

- Consider implementing term limits for chairs only. This recommendation is driven by the non-elected board and committee members' survey responses, feedback from Town staff, and other communities. Board and committee members who completed the survey proposed a 2 or 3-year term limit for chairs. This provides the opportunity for other members to share their ideas and gain experience in a new role.

3. Charges

- As we hire new professional staff, the charge of many of these boards and committees may need to be reviewed and/or updated. The Town should also develop a policy or timeline for

reviewing board and committee charges. This could be done annually or every two years. Reviewing charges will remind current members of what their charge is so they don't expand their reach.

- Consider defining the role and responsibilities of the Chair in the charge.

#	Board/Committee/Commission	Legal Basis	Appointing Authority	Recommendation	Date
1	Affordable Housing Trust Study Committee (ad hoc)	SB Vote	Select Board	Dissolve After Completion	2025
2	Appropriation Committee	Bylaws Ch. 29 §§ 7-21	Town Moderator		
3	Assessors, Board of	MGL Ch. 41, §§ 1-26	Town Manager		
4	Battle Road Scenic Byway Committee	MOA Among Area Towns	Select Board	Change to Town Manager Appointment With a full time staff person, discussion on whether still necessary - if so change appointing authority to Town Manager	
5	Bicycle Advisory Committee	SB Vote	Select Board		2022
6	Board of Health	MGL Ch. 111, §§26-33	Town Manager/SB		
7	Board of Library Trustees	Gift/MGL Ch. 78, § 11	As per gift		2022
8	Capital Expenditures Committee	Bylaws, Ch. 29 §§12-14, 26	Town Moderator		
9	Cary Lecture Committee	Will - Bequeth	Town Moderator		
10	Center Streetscape Design Review AdHoc Committee	SB Vote	Select Board	Dissolve - Design Completed	2022
11	Commission on Disability	MGL Ch. 40, §8J	Town Manager		
12	Communications Advisory Committee (CAC)	SB Vote	Select Board	Change to Town Manager Appointment	
13	Community Preservation Committee	MGL Ch. 44B, §5	Multiple		
14	Comprehensive Plan Advisory Committee (CPAC)	PB Vote	Planning Board	Dissolve after Completion	2023
15	Condominium Conversion Board	Bylaws, Ch. 63, §6	Select Board	Dissolve?	
16	Conservation Commission	MGL Ch. 40, §8C	Town Manager/SB		
17	Council on Aging	MGL Ch. 40, §8B/Bylaws Ch. 35, §2	Town Manager/SB		
18	Design Advisory Committee	SB Vote	Select Board	Dissolve - There is a PBC and all projects use Architects	2022
19	Economic Development Advisory Committee	SB Vote	Select Board		
20	Fence Viewers	MGL Ch. 49, §§ 1-21	Select Board	Change to Town Manager Appointment	
21	Fund for Lexington Board	SB Vote	Select Board		
22	Gammel Legacy Trust	Trust from 1873	Select Board		
23	Grain Mill Alley Steering Committee (ad hoc)	SB Vote	Select Board	Dissolve	2022
24	Greenways Corridor Committee	SB Vote	Select Board		
25	Hanscom Area Towns Committee (HATS)	Memo of Agreement 1988	Select Board		
26	Hanscom Field Advisory Commission	Chapter 290 of 1980	Select Board	Dissolve?	
27	HATS Development of Regional Impact Committee	?	?	No members appear to be appointed - Dissolve	2022
28	HATS Environmental Subcommittee	1988 Vote of HATS	Select Board	Is this necessary - could be dissolved	2022
29	Historic Districts Commission	MGL Ch. 40C, §4	Select Board	Could this change to Town Manager Appointment?	
30	Historical Commission	MGL Ch. 40D, §8D	Town Manager/SB		
31	Housing Authority	MGL Ch. 121B, §3	MGL Ch. 121B, §5		
32	Housing Partnership Board	SB Vote	Select Board	Could this be dissolved if a Housing Trust is established?	2023?
33	Human Rights Committee	SB Vote	Select Board	Change to Town Manager Appointment Town Counsel should provide an opinion whether this can be TM	
34	Keeper of the Lockup	MGL Ch. 40, §35	Select Board	Change to Town Manager Appointment	
35	Lexington Center Committee	SB Vote	Select Board	Change to Town Manager Appointment	
36	Lexington Council for the Arts	SB Vote	Select Board	Change to Town Manager Appointment Could this be dissolved if a Housing Trust is established?	2023?
37	Lexington Housing Assistance Board (LexHAB)	Special Act	Select Board		
38	Lexington Scholarship and Educational Fund Committee	MGL Ch. 60, §3C	Select Board		
39	Mental Health Task Force	?	?	This is a staff run program, not a Committee...should be dissolved	2022
40	Minuteman Cane Award Selection Committee	COA Initiative	Town Manager		

#	Board/Committee/Commission	Legal Basis	Appointing Authority	Recommendation	Date
41	Monuments and Memorials Committee	SB Vote	Select Board	Change to Town Manager Appointment	
42	Noise Advisory Committee	SB Vote	Select Board	Change to Town Manager Appointment	
43	Permanent Building Committee (PBC) Pierce-Lockwood Neighborhood Conservation District (NCD)	Bylaws, Ch. 29, §21	Town Manager		
44	Commission	Bylaws, Ch. 78, §4	HC(1/1); PB(1); TM (3/1)		
45	Planning Board	MGL Ch. 41, §81B	Elected		
46	Police Manual Policy Committee	Article 76 of 1976 Town Meeting	Select Board	Should be dissolved, no members, has not met in years, Town Manager approves policies for the Police Department Not very active, could this be dissolved and when the Select Board seeks a policy, have the Town Manager research and present to the Select Board?	2022
47	Policy Manual Committee	SB Vote	Select Board		2022
48	Recreation Committee	Bylaws, Chapter 29, §17	Town Manager/SB		
49	Registrars of Voters	MGL Ch. 51, §15	Select Board		
50	Retirement Board	MGL 32, §20(4)(b)	Multiple	The Finance Director, Two Former Employees and one by SB and one non employee/retiree is set by statute	
51	School Committee	MGL	Elected		
52	Select Board	MGL	Elected		
53	Semiquincentennial Commission (Lex250) Special Permit Residential Development Zoning Bylaw	SB Vote	Select Board	Will be dissolved after 2025	2026?
54	Amendment Committee (ad hoc)	SB Vote	Select Board	To be dissolved was to provide proposal no later than 9/2021 - to be dissolved upon report	2022/23?
55	Stone Building Feasibility/Re-Use Committee (ad hoc)	SB Vote	Select Board		2022?
56	Sustainable Lexington Committee	SB Vote	Select Board	With a full time staff person, discussion on whether still necessary - if so change appointing authority to Town Manager	
57	Tax Deferral and Exemption Study Committee	SB Vote	Select Board	Change to Town Manager Appointment	
58	The Neighborhood Conservation District Committee	Bylaws, Ch. 78, §3C	HC(1); PB(1); TM (3)		
59	Tourism Committee	Bylaws Ch. 29, §28	Select Board	Change to Town Manager Appointment	
60	Town Celebrations Committee	Bylaws Ch. 29, §§15-16	Select Board	Change to Town Manager Appointment	
61	Town Report Committee	?	Select Board	There is no requirement or legal basis, dissolve or change appointment to Town Manager With a full time staff person, discussion on whether still necessary - if so change appointing authority to Town Manager	2022
62	Transportation Advisory Committee	SB Vote	Select Board		
63	Transportation Safety Group (Working Group)	TM Working Group	Town Manager		
64	Tree Committee	Bylaws Ch. 120, §6	Select Board	Change to Town Manager Appointment	
65	Trustees of the Public Trusts Turning Mill Neighborhood Conservation District (NCD)	Bylaws, Ch. 121 §1	Select Board	Also Chapter 107 of the Acts of 1910	
66	Commission Vision for Lexington Committee (formerly 20/20 Vision	Bylaws, Ch. 78, §4	HC(1/1); PB(1); TM (3/1)		
67	Committee)	SB Vote	Select Board		
68	Water and Sewer Abatement Board	SB Vote	Select Board	Change to Town Manager Appointment	
69	Youth Commission	MGL Ch. 40, §8E	Town Manager/SB		
70	Zoning Board of Appeals	MGL 40A, §12	Select Board		

AGENDA ITEM SUMMARY

LEXINGTON SELECT BOARD MEETING

AGENDA ITEM TITLE:

Review Draft Select Board Report for Fiscal Year 2022 Annual Town Report

PRESENTER:

Board Discussion

ITEM NUMBER:

I.7

SUMMARY:

Category: Brainstorming

Submission of reports for the Fiscal Year 2022 Annual Town Report were due to the Town Report Coordinator in early September. The Select Board is being asked review and comment on the draft of Select Board's Report submission for the Fiscal Year 2022 (July 1, 2021 - June 30, 2022) Annual Town Report.

If no edits are required, a vote to approve the submission of this report is requested at this meeting. If edits are required, the edited draft will then be placed on the September 19, 2022 Select Board meeting for Select Board review and approval.

SUGGESTED MOTION:

FOLLOW-UP:

Select Board Office

DATE AND APPROXIMATE TIME ON AGENDA:

9/12/2022

8:40pm

ATTACHMENTS:

Description	Type
<input type="checkbox"/> Draft Select Board Report - FY2022 Annual Town Report - Track Changes	Backup Material

- | | | |
|---|---|-----------------|
| □ | Draft Select Board Report - FY2022 Annual Town Report | Backup Material |
| □ | Message of the Select Board - FY2022 Annual Town Report | Backup Material |

SELECT BOARD

Five members, elected by the voters at-large to overlapping 3-year terms: Jill I. Hai, Chair, Douglas M. Lucente, Vice-Chair, Joseph N. Pato, Suzanne E. Barry, and Mark D. Sandeen. In March 2022, Mr. Pato and Ms. Barry were re-elected to three-year terms.

While FY2022 continued many of the challenges faced since FY2020, there was a resumption of some pre-pandemic activity, and some significant new activity, including the launch of the Center Streetscape Project and the initial deployment of American Rescue Plan Act (ARPA) funds. The State of Emergency in the Commonwealth due to the outbreak of COVID-19, which was issued on March 10, 2020, was continued again, through July 15, 2022. Special Town Meeting in the fall of 2021 and the Annual Town Meeting in spring of 2022 were both held virtually. Public meetings continued in a virtual format, accessible by the public using the application Zoom, though some committees chose to begin meeting in person. Town Celebrations and events began to resume, following the lifting of the State of Emergency at the end of FY 21. A full Veterans' Day parade and celebration was held and widely enjoyed. All municipal buildings re-opened to the public. The Town continued to monitor each building for safe and continued operations and services to residents. Initial ARPA funds were used to further the health and safety of the community, and to improve the economic situation of our local businesses and non-profits through direct grant assistance.

The Select Board held its biannual goal setting retreat, establishing five goals for the coming years: Community Compass, Livable Lexington, Quality Services, Fiscal Stewardship and Thriving Local Economy.

<https://www.lexingtonma.gov/DocumentCenter/View/4497/Select-Board-Goals-FY2022---FY2023>. These goals continue to guide the work of the Board as FY22 comes to a close.

Select Board Priorities for American Rescue Plan Act (ARPA) Spending

The American Rescue Plan Act of 2021 (ARPA) was passed by the federal government to support communities across the country in responding to and recovering from the COVID-19 pandemic. Federal funds from ARPA are intended to address the negative health and economic impacts caused by the pandemic. Lexington is receiving \$9,903,381 in ARPA funding. The allocation for Lexington, which is distributed through the Massachusetts Department of Revenue, is based on the Town population.

ARPA funding is available for use until the end of 2024. The federal government has outlined the primary objectives for the use of these funds:

- Support urgent COVID-19 response efforts to continue to decrease spread of the virus and bring the pandemic under control
- Replace lost revenue for eligible state, local, territorial, and Tribal governments to strengthen

support for vital public services and help retain jobs

- Support immediate economic stabilization for households and businesses
- Address systemic public health and economic challenges that have contributed to the unequal impact of the pandemic.

- Provide premium pay for essential workers - offering additional support to those who have and

will bear the greatest health risks because of their service in critical infrastructure sectors

- Invest in water, sewer, and broadband infrastructure - making necessary investments to improve access to clean drinking water, support vital wastewater and stormwater infrastructure, and to expand access to broadband internet:

The federal government specifically noted uses of funds that are NOT eligible such as: contributions to Pension Fund; contributions or replenishment of reserves or 'rainy day' funds; direct or indirect application of funds to reduce tax revenues/tax rate; Payments for legal settlements; payments for debt service; general infrastructure spending (above amount identified as lost revenue).

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The Select Board set priorities for ARPA spending in the following areas that address the immediate needs of our residents and businesses: housing, food insecurity, public health and safety and economic stimulus and resiliency for our community.

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As of June 30, 2022, the Select Board has approved using \$3,156,388 in ARPA funds in the following areas:

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• Public Health \$567,200: \$100,000 for ongoing support for the Public Health Office; \$175,000 for community COVID Testing Events; \$25,000 for purchasing of rapid at home tests; \$36,000 six replacement bottle filling stations on the bikeway; \$22,200 AED Devices for the Lexington Police Department \$24,000 bottle filling stations for Recreation Department; \$160,000 outdoor shelters for programming-Recreation Department; \$25,000 for N95 masks.

• Affordable Housing \$475,000 for design work on the LexHAB Vine Street project \$115,000; down payment on affordable housing units \$315,000; assist in the development of an Affordable Housing Trust \$20,000; assist in the development of the Special Permit Residential By-Law drafting \$25,000.

• Economic Development \$1,374,000: Grants for small businesses that have been impacted by COVID \$900,000; Grants for cultural (music/arts) organizations that have been impacted by COVID \$50,000; Picnic tables for Center \$24,000; Pop up business incubator \$100,000; Accessibility ramp \$25,000; Visitors Center website \$75,000; Grants for non-profits that have been impacted by COVID \$50,000; Lexington Retailer's Association for Center programming \$50,000; Store back/store front improvement plan \$100,000.

• Human Services \$140,000 for mental health clinician services \$90,000; local food insecurity programs \$50,000.

• [Salaries \\$80,188 for increase in Fire Department overtime due to COVID related illness.](#)

• [Participatory Budgeting \\$520,000 that provides an opportunity for residents to weigh in on how the funds may be used.](#)

The Select Board will continue to prioritize addressing the urgent needs of the community and will work with the Town Manager to determine how the remainder of the Town's ARPA funds should be allocated.

Fiscal Resiliency

FY22 closed with the Town continuing in a strong financial position. Real-estate tax collections and other revenue sources remain strong. Residential real-estate growth continues, and new commercial projects are progressing on Hartwell Avenue and Hayden Avenue commercial districts. The Select Board remains committed to avoiding the need for proposition 2½ operating budget overrides. Nonetheless, the continuing effects of the COVID-19 pandemic and the need for major capital investment in obsolete buildings present a continuing challenge for the community.

New Capital Stabilization Funding Framework

In November 2021 the Select Board approved a new Capital Stabilization Funding Framework. In anticipation of the need for a Lexington High School construction project, the largest capital project the Town of Lexington has ever seen, we sought a long-term, financially sustainable funding mechanism to provide dedicated funding for the Capital Stabilization Fund (CSF). This is meant to ensure that larger capital projects and future debt service do not place an unmanageable burden on taxpayers.

The framework recognizes the effort by the Town of Lexington to simultaneously identify and attract opportunities for commercial development and accommodate the substantial need for capital project funding. Rather than having "New Growth," from significant commercial developments be allocated between the Town and School departments via the Revenue Allocation Model, any additional incremental property tax revenue generated from new commercial developments shall be dedicated and annually appropriated to the CSF. Included commercial developments are those which go through the Preliminary Site Development and Use Plan (PSDUP) process and have an approved project Memorandum of Understanding to create a Planned Development District; as well as those developed through the zoning changes approved at the 2020 Special Annual Town Meeting for the Hartwell Avenue area.

Economic Development and Commercial Growth

The Select Board has continued to prioritize economic development and commercial growth in an effort to enhance our commercial tax base, and take advantage of opportunities for growth. With the passage of zoning changes in the Hartwell Avenue/Bedford Street corridor in both 2020 and 2021, the Town is beginning to see new development projects brought forth.

Deleted: As of June 30, 2022, the Select Board has approved using \$x,xxxxxxx in ARPA funds in the following areas:

- Public Health including: \$100,000 for ongoing support for the Public Health Office; \$175,000 for community Covid Testing Events; \$25,000 for purchasing of N95 masks and rapid at home tests.
- Affordable Housing including: \$115,000 for design work on the LexHAB Vine Street project; \$315,000 for a down payment on affordable housing units; \$20,000 to assist in the development of an Affordable Housing Trust.
- Economic Development including: \$250,000 in local business grants for businesses that have been impacted by COVID; \$50,000 for Arts and Cultural organizations that have been impacted by COVID.
- Human Services including: \$90,000 for: Mental health clinician services; \$50,000 for local food insecurity programs.
- Participatory Budgeting that provides an opportunity for residents to weigh in on how \$500,000 of the funds may be used.

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Commercial growth is not limited to the Hartwell Avenue/ Bedford Street corridor. At Annual Town Meeting 2022, Article 38 passed by a vote of 169-6-2 which proposed changes to the existing zoning and zoning district at 128 Spring Street and 95 Hayden to expand the existing lab / office campus by razing and modernizing existing buildings and adding an additional 314,812 square feet of lab / office space with structured parking. The proposed project brings additional jobs and tax revenue and bolster's Lexington's reputation as a biolab hub.

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The following steps were taken toward furthering that goal:

The Town of Lexington hired a Chief Equity Officer (CEO) reporting to the Deputy Town Manager to lead the Town in achieving these goals while prioritizing community engagement.

The CEO has focused on expanding the applicant pool for Town staff positions, with the goal of hiring and retaining staff of diverse backgrounds and identities. The Town has adopted a diversity hiring policy and enhanced the existing hiring process to include an equity lens. The CEO published the results of an employee demographics survey based on race, gender, age, salary and length of service and compared that data to historical hiring trends.

The CEO initiated a series of community engagement and communication programs including:

- Forming the Strategic Equity Advisory Team (SEAT) with representatives from as many communities as possible,
- Participating on the COVID-19 effects on persons with disabilities working group in consultation with the Human Rights Committee and the Commission on Disability, and
- Launching the Coffee with the [Police] Chief program to foster better understanding and communications between the community and the Police Department.
- Created a centralized resource page on the Town website for links to all equity-related resources, discussion, and learning opportunities: [LexingtonMA.gov/DEI](https://lexingtonma.gov/DEI)

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The Select Board accepted a report on community feedback on policing drafted by two members of the Lexington Select Board after holding meetings with a wide cross-section

of cultural, civic, and community organizations to better understand local perspectives on policing and replacing the police station.

The Police Department has completed the implementation of 30 of the 32 policy change recommendations to remove any unintended bias or discriminatory policies presented in Lexington's Town Counsel (Anderson & Kreiger LLP) report on Lexington Police Department policies. The Police Department is in the process of implementing the remaining 2 policy change recommendations. The Police Chief has expressed the department's commitment to implementing the recommendations of the report and to continuous and ongoing improvement in this area.

Police Station Project

The Lexington Police Station, originally built in 1955, became too small and in poor condition to adequately serve the needs of the Police Department and Lexington residents. Project planning to replace the building began in 2011. Town Meeting appropriated funding for a feasibility study in 2016, and design in 2018. In the wake of a national debate on policing in 2020, the Select Board paused further funding and design development to allow the Lexington community to have additional comprehensive conversations about the future of policing.

Select Board Members Joe Pato and Doug Lucente presented the "Report on Community Feedback on Police Station Project and Policing in Lexington". The report was initially presented in two parts. Part one (July 2021) focused on community feedback specific to the construction of a replacement police station. Part two (October 2021) examined feedback focused on how the police operate in Lexington. The report represented the culmination of comments by Lexington community members collected over a three-month period. While some direct concerns were addressed, generally, community members were very supportive of our Police Department and of proceeding with replacing the Police Station. Feedback specific to replacing the Police Station was varied, however, participants were clear that they wanted a Police Station that serves both the Police Department and the entire community.

In light of the findings in the report, in July 2021, the Select Board voted to authorize the Town Manager to re-engage the architectural firm, Tecton Architects, to proceed into the Design Development Phase of the project. In October 2021, the Select Board stated its preference for proceeding with a building designed that is flexible, inclusive and welcoming.

In March 2022 Town Meeting passed Article 2 of the 2022-1 Special Town Meeting for construction of a new police station. On June 6, 2022, 12.5% of Lexington's voters turned out for a Debt Exclusion override vote to construct a new police station. 56.7% of the voters supported the project. Construction is expected to start in late summer of 2022, and will likely continue for about 18 months. The Lexington Police Department will operate out of temporary headquarters at 173 Bedford St. during demolition and construction.

Several attempts were made to relocate the Hosmer House from its current location because it is in the way of the new Police Station construction. In the Spring of 2022, the

Town issued a Request for Proposals (RFP) for the sale and move of the Hosmer House. In May 2022, the Town opened the one bid from the RFP issued to move the Hosmer House offsite. The bid proposed to move the house to a property located on Waltham Street adjacent to Route 2 and for the house to be renovated with an 800 square foot addition. The Select Board unanimously supported the proposal. The final project plan for the Hosmer House is expected to be reviewed by the Historic District Commission, the Historical Commission, the Zoning Board of Appeals and the Planning Board for further approvals.

SELECT BOARD

Five members, elected by the voters at-large to overlapping 3-year terms: Jill I. Hai, Chair, Douglas M. Lucente, Vice-Chair, Joseph N. Pato, Suzanne E. Barry, and Mark D. Sandeen. In March 2022, Mr. Pato and Ms. Barry were re-elected to three-year terms.

While FY2022 continued many of the challenges faced since FY2020, there was a resumption of some pre-pandemic activity, and some significant new activity, including the launch of the Center Streetscape Project and the initial deployment of American Rescue Plan Act (ARPA) funds. The State of Emergency in the Commonwealth due to the outbreak of COVID-19, which was issued on March 10, 2020, was continued again, through July 15, 2022. Special Town Meeting in the fall of 2021 and the Annual Town Meeting in spring of 2022 were both held virtually. Public meetings continued in a virtual format, accessible by the public using the application Zoom, though some committees chose to begin meeting in person. Town Celebrations and events began to resume, following the lifting of the State of Emergency at the end of FY 21. A full Veterans' Day parade and celebration was held and widely enjoyed. All municipal buildings re-opened to the public. The Town continued to monitor each building for safe and continued operations and services to residents. Initial ARPA funds were used to further the health and safety of the community, and to improve the economic situation of our local businesses and non-profits through direct grant assistance.

The Select Board held its biannual goal setting retreat, establishing five goals for the coming years: Community Compass, Livable Lexington, Quality Services, Fiscal Stewardship and Thriving Local Economy.

<https://www.lexingtonma.gov/DocumentCenter/View/4497/Select-Board-Goals-FY2022---FY2023>. These goals continue to guide the work of the Board as FY22 comes to a close.

Select Board Priorities for American Rescue Plan Act (ARPA) Spending

The American Rescue Plan Act of 2021 (ARPA) was passed by the federal government to support communities across the country in responding to and recovering from the COVID-19 pandemic. Federal funds from ARPA are intended to address the negative health and economic impacts caused by the pandemic. Lexington is receiving \$9,903,381 in ARPA funding. The allocation for Lexington, which is distributed through the Massachusetts Department of Revenue, is based on the Town population.

ARPA funding is available for use until the end of 2024. The federal government has outlined the primary objectives for the use of these funds:

- Support urgent COVID-19 response efforts to continue to decrease spread of the virus and bring the pandemic under control
- Replace lost revenue for eligible state, local, territorial, and Tribal governments to strengthen

support for vital public services and help retain jobs

- Support immediate economic stabilization for households and businesses
- Address systemic public health and economic challenges that have contributed to the unequal impact of the pandemic.

- Provide premium pay for essential workers - offering additional support to those who have and

will bear the greatest health risks because of their service in critical infrastructure sectors

- Invest in water, sewer, and broadband infrastructure - making necessary investments to improve access to clean drinking water, support vital wastewater and stormwater infrastructure, and to expand access to broadband internet:

The federal government specifically noted uses of funds that are NOT eligible such as: contributions to Pension Fund; contributions or replenishment of reserves or 'rainy day' funds; direct or indirect application of funds to reduce tax revenues/tax rate; Payments for legal settlements; payments for debt service; general infrastructure spending (above amount identified as lost revenue).

The Select Board set priorities for ARPA spending in the following areas that address the immediate needs of our residents and businesses: housing, food insecurity, public health and safety and economic stimulus and resiliency for our community.

As of June 30, 2022, the Select Board has approved using \$3,156,388 in ARPA funds in the following areas:

- Public Health \$567,200: \$100,000 for ongoing support for the Public Health Office; \$175,000 for community COVID Testing Events; \$25,000 for purchasing of rapid at home tests; \$36,000 six replacement bottle filling stations on the bikeway; \$22,200 AED Devices for the Lexington Police Department \$24,000 bottle filling stations for Recreation Department; \$160,000 outdoor shelters for programming-Recreation Department; \$25,000 for N95 masks.

- Affordable Housing \$475,000 for design work on the LexHAB Vine Street project \$115,000;

down payment on affordable housing units \$315,000; assist in the development of an Affordable Housing Trust \$20,000; assist in the development of the Special Permit Residential By-Law drafting \$25,000.

- Economic Development \$1,374,000: Grants for small businesses that have been impacted by COVID \$900,000; Grants for cultural (music/ arts) organizations that have been impacted by COVID \$50,000; Picnic tables for Center \$24,000; Pop up business incubator \$100,000; Accessibility ramp \$25,000; Visitors Center website \$75,000; Grants for non-profits that have been impacted by COVID \$50,000; Lexington Retailer's Association for Center programming \$50,000; Store back/store front improvement plan \$100,000.

- Human Services \$140,000 for mental health clinician services \$90,000; local food insecurity programs \$50,000.

- Salaries \$80,188 for increase in Fire Department overtime due to COVID related illness.
- Participatory Budgeting \$520,000 that provides an opportunity for residents to weigh in on how the funds may be used.

The Select Board will continue to prioritize addressing the urgent needs of the community and will work with the Town Manager to determine how the remainder of the Town's ARPA funds should be allocated.

Fiscal Resiliency

FY22 closed with the Town continuing in a strong financial position. Real-estate tax collections and other revenue sources remain strong. Residential real-estate growth continues, and new commercial projects are progressing on Hartwell Avenue and Hayden Avenue commercial districts. The Select Board remains committed to avoiding the need for proposition 2½ operating budget overrides. Nonetheless, the continuing effects of the COVID-19 pandemic and the need for major capital investment in obsolete buildings present a continuing challenge for the community.

New Capital Stabilization Funding Framework

In November 2021 the Select Board approved a new Capital Stabilization Funding Framework. In anticipation of the need for a Lexington High School construction project, the largest capital project the Town of Lexington has ever seen, we sought a long-term, financially sustainable funding mechanism to provide dedicated funding for the Capital Stabilization Fund (CSF). This is meant to ensure that larger capital projects and future debt service do not place an unmanageable burden on taxpayers.

The framework recognizes the effort by the Town of Lexington to simultaneously identify and attract opportunities for commercial development and accommodate the substantial need for capital project funding. Rather than having "New Growth," from significant commercial developments be allocated between the Town and School departments via the Revenue Allocation Model, any additional incremental property tax revenue generated from new commercial developments shall be dedicated and annually appropriated to the CSF. Included commercial developments are those which go through the Preliminary Site Development and Use Plan (PSDUP) process and have an approved project Memorandum of Understanding to create a Planned Development District; as well as those developed through the zoning changes approved at the 2020 Special Annual Town Meeting for the Hartwell Avenue area.

Economic Development and Commercial Growth

The Select Board has continued to prioritize economic development and commercial growth in an effort to enhance our commercial tax base, and take advantage of opportunities for growth. With the passage of zoning changes in the Hartwell Avenue/Bedford Street corridor in both 2020 and 2021, the Town is beginning to see new development projects brought forth.

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The Board has made a proactive and ongoing commitment to engage in comprehensive and ongoing community conversations to better understand community needs and to consider diversity, equity, and inclusion in policies and plans, all with the goal of making Lexington a truly safe, equitable, and just community for all.

The following steps were taken toward furthering that goal:

The Town of Lexington hired a Chief Equity Officer (CEO) reporting to the Deputy Town Manager to lead the Town in achieving these goals while prioritizing community engagement.

The CEO has focused on expanding the applicant pool for Town staff positions, with the goal of hiring and retaining staff of diverse backgrounds and identities. The Town has adopted a diversity hiring policy and enhanced the existing hiring process to include an equity lens. The CEO published the results of an employee demographics survey based on race, gender, age, salary and length of service and compared that data to historical hiring trends.

The CEO initiated a series of community engagement and communication programs including:

- Forming the Strategic Equity Advisory Team (SEAT) with representatives from as many communities as possible,
- Participating on the COVID-19 effects on persons with disabilities working group in consultation with the Human Rights Committee and the Commission on Disability, and
- Launching the Coffee with the [Police] Chief program to foster better understanding and communications between the community and the Police Department.
- Created a centralized resource page on the Town website for links to all equity-related resources, discussion, and learning opportunities: [LexingtonMA.gov/DEI](https://lexingtonma.gov/DEI)

The Select Board accepted a report on community feedback on policing drafted by two members of the Lexington Select Board after holding meetings with a wide cross-section

of cultural, civic, and community organizations to better understand local perspectives on policing and replacing the police station.

The Police Department has completed the implementation of 30 of the 32 policy change recommendations to remove any unintended bias or discriminatory policies presented in Lexington's Town Counsel (Anderson & Kreiger LLP) report on Lexington Police Department policies. The Police Department is in the process of implementing the remaining 2 policy change recommendations. The Police Chief has expressed the department's commitment to implementing the recommendations of the report and to continuous and ongoing improvement in this area.

Police Station Project

The Lexington Police Station, originally built in 1955, became too small and in poor condition to adequately serve the needs of the Police Department and Lexington residents. Project planning to replace the building began in 2011. Town Meeting appropriated funding for a feasibility study in 2016, and design in 2018. In the wake of a national debate on policing in 2020, the Select Board paused further funding and design development to allow the Lexington community to have additional comprehensive conversations about the future of policing.

Select Board Members Joe Pato and Doug Lucente presented the "Report on Community Feedback on Police Station Project and Policing in Lexington". The report was initially presented in two parts. Part one (July 2021) focused on community feedback specific to the construction of a replacement police station. Part two (October 2021) examined feedback focused on how the police operate in Lexington. The report represented the culmination of comments by Lexington community members collected over a three-month period. While some direct concerns were addressed, generally, community members were very supportive of our Police Department and of proceeding with replacing the Police Station. Feedback specific to replacing the Police Station was varied, however, participants were clear that they wanted a Police Station that serves both the Police Department and the entire community.

In light of the findings in the report, in July 2021, the Select Board voted to authorize the Town Manager to re-engaged the architectural firm, Tecton Architects, to proceed into the Design Development Phase of the project. In October 2021, the Select Board stated its preference for proceeding with a building designed that is flexible, inclusive and welcoming.

In March 2022 Town Meeting passed Article 2 of the 2022-1 Special Town Meeting for construction of a new police station. On June 6, 2022, 12.5% of Lexington's voters turned out for a Debt Exclusion override vote to construct a new police station. 56.7% of the voters supported the project. Construction is expected to start in late summer of 2022, and will likely continue for about 18 months. The Lexington Police Department will operate out of temporary headquarters at 173 Bedford St. during demolition and construction.

Several attempts were made to relocate the Hosmer House from its current location because it is in the way of the new Police Station construction. In the Spring of 2022, the

Town issued a Request for Proposals (RFP) for the sale and move of the Hosmer House. In May 2022, the Town opened the one bid from the RFP issued to move the Hosmer House offsite. The bid proposed to move the house to a property located on Waltham Street adjacent to Route 2 and for the house to be renovated with an 800 square foot addition. The Select Board unanimously supported the proposal. The final project plan for the Hosmer House is expected to be reviewed by the Historic District Commission, the Historical Commission, the Zoning Board of Appeals and the Planning Board for further approvals.



Town of Lexington, Massachusetts

SELECT BOARD OFFICE

JILL I. HAI, CHAIR
JOSEPH N. PATO
SUZANNE E. BARRY
DOUGLAS M. LUCENTE
MARK D. SANDEEN

TEL: (781) 698-4580
FAX: (781) 863-9468

MESSAGE OF THE SELECT BOARD

Massachusetts law requires that the Select Board, prior to the annual Town Meeting, issue an Annual Report for use by the residents of the Town. The 2022 annual Town Report presented here provides, among other things, financial data relating to the Town for the fiscal year 2022 that covers the period July 1, 2021 through June 30, 2022. In addition, the report contains highlights of the accomplishments of the many departments, boards, committees, and commissions that are responsible for the governance of Lexington.

This Annual Town Report is just one of several ways by which citizens may be informed of what is going on in the Town. The Town's Web site at <https://www.lexingtonma.gov/> provides links to many other resources including the websites for the schools and the Town Meeting Members Association. From our Town website, you can also find all budget documents as they are generated, and the minutes of all committee meetings which provides valuable insight into the departments and committees. Meetings of the three elected boards, Select Board, School Committee, and Planning Board are covered by LexMedia, our Public, Educational, Governmental (PEG) access provider, and broadcast by all three of the Town's cable television providers. LexMedia covers other Town meetings and events as well. For more up to the minute information, residents can register for CodeRED - the Town's emergency notification system - for texts, emails, and automated phone calls about closings, detours, or emergencies. Residents can sign up for monthly Townwide news email, or periodic emails and e-newsletters from specific departments and boards/committees. Residents can also follow the Town's Social Media accounts on Facebook and Twitter.

The Select Board acknowledges the leadership provided by Town Manager, James Malloy, his outstanding staff, and the dedicated Town employees who manage the day-to-day operations of the Town and make Lexington a special place to live, work and visit. Of special note, however, are the countless volunteer hours provided by the citizens who make up our many boards, committees, and commissions. The Select Board extends its continued thanks, appreciation, and admiration to the many residents whose work and civic engagement make it possible for Lexington to be a well-managed Town.

Jill I. Hai, Chair
Douglas M. Lucente, Vice Chair
Joseph N. Pato
Suzanne E. Barry
Mark D. Sandeen