



# **SELECTBOARD AGENDA & MEETING NOTICE**

**January 3, 2022**

\*\*\*Indicates item added after the 48 hour posting  
**bold underlined** time = invited guest or advertised hearing  
(all other times are approximate)

Location: Gill Town Hall, 2<sup>nd</sup> Floor

Face coverings required per Board of Health mandate.

5:30 PM Call to Order (If the meeting is being videotaped, announce that fact. If remote participation will occur, announce member & reason, & need for roll call voting)

## Old Business

- Review of Minutes from 12/20 & 12/21

## New Business

- Grant Opportunity – Automated External Defibrillator (AED) Equipment Program – applications due January 14<sup>th</sup>, can apply for up to \$2,500
- 2021 Distribution from Quintus Allen Trust - \$2,487. Town fund balance is \$12,321
- Notice of Gill Zoning Board of Appeals hearing on January 11<sup>th</sup> for Special Permits at 48 French King Highway - the Town of Gill is an abutter (Riverside Building is next door)
- Window Retrofits at Gill Elementary – 14 additional units, \$3,066 (Possible funding sources – building maintenance budget, ARPA, State ARPA earmark)
- FY21 Outstanding Sewer Accounts to be Liened on FY22 Real Estate Bills
- Other business as may arise after the agenda has been posted.
- Public Service Announcements, if any

Executive Session – The purpose of the Executive Session is to discuss strategy with respect to litigation, i.e. update on FirstLight relicensing settlement talks with recreation stakeholders.

- Take roll-call vote to enter executive session
- Announce whether the meeting will reconvene in open session

## Warrants

FY22 #13 Vendors (\$55,487.93) & Payroll (\$24,868.87) – reviewed & signed on 12/20/21

FY22 #14 – review & sign

## Adjournment

## **Other Invitations/Meetings:**

Date	Time	Event	Location
Mon 1/17		Martin Luther King Jr. Holiday	
Tues 1/18	5:30 PM	Selectboard meeting	Gill Town Hall, 2 <sup>nd</sup> floor
Mon 1/31	5:30 PM	Selectboard meeting	Gill Town Hall, 2 <sup>nd</sup> floor

# TOWN OF GILL

M A S S A C H U S E T T S



[www.gillmass.org](http://www.gillmass.org)

## SELECTBOARD MEETING MINUTES

*December 20, 2021*

Called to Order: The meeting was called to order at 5:38 PM in the 2<sup>nd</sup> floor meeting room at the Gill Town Hall.

Members Present: Randy Crochier, Charles Garbiel, and Greg Snedeker (5:44 PM, remote) Members Absent: None

Others Present: Ray Purington, Town Administrator; Jerri Higgins, Janet Masucci, Tim Storrow, Pam Lester, Bill Tomb, and Tupper Brown

All three members of the Board of Assessors were present for their posted meeting to conduct the tax rate classification hearing with the Selectboard. Chair Bill Tomb called the Assessors to order at 5:38 PM.

FY22 Tax Rate Classification Hearing with Board of Assessors: At 5:38 PM the Selectboard and Board of Assessors held the tax rate classification hearing for FY22. Assessors Bill Tomb, Pamela Lester, and Tim Storrow were present for the Board of Assessors.

Assessors' Chair Bill Tomb led the discussion on the FY22 tax rate using a handout prepared by Assistant to the Assessors Diane Sumrall. He reviewed the calculations for the levy limit and maximum levy, and noted the excess levy capacity (difference between the maximum levy and the actual levy) is \$202,297.72. Tomb also reported the Assessors recommend a residential factor of 1, which means a single tax rate, along with no discount for Open Space (the Assessors' land data doesn't have a formal category for "Open Space"), no Residential Exemption (a tax shifting methodology used by communities with large numbers of seasonal and vacation homes), and no Small Commercial Exemption (used in conjunction with a split tax rate).

Greg Snedeker joined the meeting by telephone at 5:44 PM.

Based upon appropriations by Town Meeting and projected revenues for FY22, there will be a tax levy of \$2,988,042.28 against total property values of \$179,354,279. The resulting tax rate is expected to be \$16.66 per thousand dollars of valuation, which is a sixty-three cent decrease from FY21. Because property values increased from last year, the estimated taxes for the average single family home will be \$4,005.40, which is up \$107.06 from the previous year.

There was \$1,104,539 in new taxable property, resulting in a \$19,098 increase ("New Growth") to the tax levy limit. The LA-5 excess capacity for FY22 is \$202,297.72, which means Town Meeting could authorize that much additional spending from taxation without exceeding the limits imposed by Proposition 2 ½.

Charles made a motion, seconded by Greg, to accept the Assessors' recommendations and adopt a residential factor of 1, no Open Space discount, no Residential Exemption, and no Small Commercial Exemption. The motion was approved by a unanimous roll call vote. The Selectboard thanked the Board of Assessors for the excellent work they do for the Town. The Assessors adjourned their meeting and left at 5:55 PM.

Review of Minutes: Charles made a motion, seconded by Greg, to approve the minutes of December 6, 2021. The motion was approved by a unanimous roll call vote.

Update - 2017 Police Cruiser Accident: Ray reported the Town's insurance company has approved \$52,612.61 for replacing the 2017 police cruiser that was totaled in an accident on December 2<sup>nd</sup>. Police Chief Chris Redmond has found a black 2021 Ford Interceptor Hybrid that is available for purchase immediately from MHQ, the state bid vendor. The quote for the replacement cruiser is approximately \$55,000 – the difference between the quote and the insurance payoff is the roughly the difference between the state bid price for a gasoline model and a hybrid vehicle. Greg made a motion, seconded by Charles to authorize the purchase of the replacement cruiser and approve the use

of up to \$5,000 from the NMH donation account to cover the difference in cost and other unanticipated expenses. The motion was approved by a unanimous roll call vote.

Liquor License Renewals for 2022: Randy disclosed he is a member of the Turners Falls Schuetzen Verein club and will abstain from any discussion and vote on that license. Greg made a motion, seconded by Charles, to approve the 2022 liquor license for the Turners Falls Schuetzen Verein. The motion pass by a roll call vote of 2 in favor (Greg, Charles) and 0 opposed. Randy abstained from the vote.

Charles made a motion, seconded by Greg, to approve the 2022 liquor licenses for 23 French King Highway LLC (The Mill), the Gill Tavern, and the Spirit Shoppe. The motion was approved by a unanimous roll call vote. Greg left the meeting at 6:06 PM.

Sewer Rate Increase: The Selectboard reviewed the updated handout for an increase to the sewer rates. The rate scenarios are unchanged from the handout used at the December 6<sup>th</sup> meeting; several figures in the Sewer Fund Balances section have been updated. Ray noted ARPA funds can be used for improvements to sewer systems, and two upcoming major expenses for the Riverside sewer pump station – replacing the flow meter and the control panel – could be funded by ARPA rather than by ratepayers. He recommended adopting a 1.5% rate increase and, as discussed on December 6<sup>th</sup>, eliminating the 10% discount that all ratepayers receive. Charles made a motion, seconded by Randy, to adopt a new sewer rate of \$0.3278 per cubic foot and remove the 10% discount effective with the January 2022 sewer bills. The motion was approved by a vote of 2 in favor and 0 opposed.

Car Dealer License Renewals for 2022: Charles made a motion, seconded by Randy, to approve the 2022 car dealer licenses for A-J Cycle Shop, Arrow Auto Sales, Atlantic Wholesale, Doug's Auto Body, TEK Cycle, and Town Line Auto Repair. The motion was approved by a vote of 2 in favor and 0 opposed.

Food Trailer License Renewal for 2022: Charles made a motion, seconded by Randy, to approve the 2022 food concession trailer license for Cielito Lindo. The motion was approved by a vote of 2 in favor and 0 opposed.

Alden Booth joined the meeting at 6:15 PM.

Begin Charging for Use of EV Charging Station: Energy Commission members Tupper Brown and Alden Booth met with the Selectboard to present the Commission's recommendation to begin charging \$1.00 per kWh for vehicles using the Town's electric vehicle charging station at the Riverside Building. Tupper and Alden stated that since the Energy Commission meeting when the recommendation was voted, they have further studied the station's usage data and believe \$1.00/kWh would be excessive. The data shows the Town's current cost per kWh is in the range of 55 – 65 cents.

Even with no use of the charging station there is a monthly cost of roughly \$85 (\$30 Eversource account charge and \$55 as the pro-rated monthly cost for cloud access and the ChargePoint data and payment system). Other EV charging stations in the Turners Falls area currently charge between \$0.20 and \$0.30 per kWh. Tupper suggested two reasons for charging a higher rate: 1) to relieve the Town's financial burden from the charging station, and 2) to provide a disincentive to using the station, which could make a political statement there is a problem with the current electric rate structure used for charging stations.

Tupper and Alden explained the EV charging station provides an opportunity for the Town to participate in a nationwide effort to move toward a nationwide electric fleet. As the Town signed a 5-year agreement with Eversource to operate the station, it is likely for the foreseeable future it will cost the Town to operate the station. However, it is an important piece of public infrastructure. It is easy to imagine a time when homes in the surrounding Riverside neighborhood have multiple electric vehicles in a household but only one charging port at the home. The Town's charging station could provide additional charging capacity.

Sometime in mid- to late-2022 the Massachusetts Department of Public Utilities is supposed to hold hearings on establishing a separate electric rate structure for EV charging stations, which could bring some much needed financial relief. Tupper and Alden requested the Selectboard take no action tonight in order to allow the Energy Commission time to re-visit its recommendation. A new recommendation will be presented to the Selectboard in mid-January. By consensus the Selectboard agreed to delay action for another month.

Tupper Brown, Alden Booth, and Jerri Higgins left the meeting at 6:35 PM.

Warrant: The Selectboard reviewed and signed the FY 2022 warrant # 13 with totals of \$55,487.93 for vendors and \$24,868.87 for payroll.

The meeting adjourned at 7:10 PM.

*Minutes respectfully submitted by Ray Purington, Town Administrator*

*Signed copy on file. Approved on 01/03/2022*

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Charles Garbiel, Selectboard Clerk

# TOWN OF GILL

MASSACHUSETTS



[www.gillmass.org](http://www.gillmass.org)

## SELECTBOARD MEETING MINUTES

*December 21, 2021*

Called to Order: The meeting was called to order at 2:01 PM. The meeting was held using the Zoom meeting platform with all attendees participating remotely via video or telephone. Randy Crochier chaired the meeting in the absence of Chair Greg Snedeker. It was announced the meeting was being recorded and all votes will be taken by roll call.

Members Present: Randy Crochier and Charles Garbiel

Members Absent: Greg Snedeker

Others Present: Ray Purington, Town Administrator; Police Chief Chris Redmond, Animal Control Officer Kyle Dragon, Wesley Johnson, Jerry DeLuca

The purpose of the meeting was for the Selectboard to hear the appeal of Wesley Johnson, 91 Main Road, on the Animal Control Officer's seizure of Johnson's dog Lucy. Jerry DeLuca, of LifePath's Protective Services group, was present to facilitate Mr. Johnson's participation in the hearing.

Animal Control Officer Kyle Dragon summarized the events leading to this hearing. Lucy had been found running at large numerous times earlier this year and on April 12, 2021 the Selectboard determined the dog to be a Nuisance. That determination included the remedies: 1) the dog was to be adequately restrained or confined at all times she is outside, and 2) a secure kennel or pen was to be constructed on the property to confine the dog. While Mr. Johnson was in compliance with the ordered remedies during an inspection on May 14, 2021, there were 8 subsequent violations of Lucy running at large between May 14 and July 6, 2021. In addition, during a visit to the property on July 6, 2021, ACO Dragon found the kennel had been deconstructed and a swimming pool erected in its place.

At the July 6, 2021 hearing the Selectboard ordered the kennel be reconstructed, and warned Mr. Johnson the dog would be subject to seizure if found running at large again. There were personal circumstances which led to Mr. Johnson and the dog being away from the property from mid-July until mid-October. The letter with the July 6, 2021 orders was re-issued on October 19, 2021 with a November 1, 2021 deadline to construct the kennel. An inspection by ACO Dragon on November 1, 2021 found the kennel had not been reconstructed. At its November 8, 2021 meeting the Selectboard voted one final extension of the deadline to construct a kennel to November 16, 2021. An inspection on November 16, 2021 found the kennel had been constructed.

On December 8, 2021 the dog Lucy was turned in to the Franklin County Sheriff's Office Regional Dog Shelter after almost being hit by a car while running at large on Main Road. In accordance Massachusetts General Law (MGL) Chapter 140 Section 157 and the Dog Orders issued by the Gill Board of Selectmen on November 9, 2021, the dog was seized at the Shelter by the Animal Control Officer. Mr. Johnson was notified of the seizure in person on December 8, 2021. As of today the dog Lucy is still at the Shelter and the kennel is still present at Mr. Johnson's property.

Mr. DeLuca confirmed the presence of the kennel, and stated Mr. Johnson's priority, and everyone's priority, is the safety of the dog. Mr. Johnson was asked what steps he would take to prevent the dog from running loose again. He stated he would "keep an eye on her more."

When asked, Police Chief Redmond had no comments on the matter. When asked if he had a recommended course of action, ACO Dragon stated he would defer to the wishes of the Selectboard.

In its discussion the Selectboard noted their patience has worn thin. There have been too many second, third, and fourth chances granted already. There is also grave concern of the Town's liability in the event the dog is returned to Mr. Johnson and subsequently gets loose and causes a motor vehicle accident with injuries.

Garbiel made a motion, seconded by Crochier, to deny the appeal and uphold the seizure of the dog by the Animal Control Officer. The motion was approved by a roll call vote of 2 in favor (Garbiel, Crochier) and 0 opposed.

It was explained Mr. Johnson may appeal the Selectboard's decision by filing an appeal within 10 days in the Clerk Magistrate's office of the Greenfield District Court located at 43 Hope Street in Greenfield.

The meeting adjourned at 2:13 PM.

*Minutes respectfully submitted by Ray Purington, Town Administrator*

*Signed copy on file. Approved on 01/03/2022*

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Charles Garbiel, Selectboard Clerk

## Ray Purington/Gill Selectboard

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**From:** Chief Redmond <chief@gillmass.org>  
**Sent:** Thursday, December 16, 2021 4:56 PM  
**To:** Ray Purington  
**Subject:** Fwd: Municipal Public Safety and First Responder Funding Opportunity for an Automated External Defibrillator

----- Forwarded message -----

From: **Stanton, Kevin (OGR)** <[kevin.stanton@mass.gov](mailto:kevin.stanton@mass.gov)>  
Date: Thu, Dec 16, 2021 at 3:24 PM  
Subject: Municipal Public Safety and First Responder Funding Opportunity for an Automated External Defibrillator  
To: Stanton, Kevin (OGR) <[kevin.stanton@state.ma.us](mailto:kevin.stanton@state.ma.us)>

## State Fiscal Year 2022 Automated External Defibrillator Equipment Program

### Availability of Grant Funds

The Executive Office of Public Safety and Security's Office of Grants and Research will make available **\$500,000** in one-time grant funding for municipalities to purchase an **Automated External Defibrillator (AED)** for public safety and first responder vehicles. All 351 Massachusetts municipalities are eligible to apply for **up to \$2,500**. Only one (1) application may be submitted per city or town.

### Key Dates

- Solicitation Posted: Wednesday, December 15, 2021
- Applications Due: Friday, January 14, 2022
- Awards Announced: End of January 2022
- Project Period: February 15, 2022 – May 31, 2022

For more information about this AED grant opportunity or to obtain the documents needed to apply, please visit: <https://www.mass.gov/service-details/justice-and-prevention-grants>

*Kevin Stanton, Executive Director*

*Executive Office of Public Safety and Security/OGR*

*Ten Park Plaza, Suite 3720-A*

*Boston, MA 02116*

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Christopher J. Redmond  
**Chief of Police**  
**Gill MA Police Department**  
#196B Main Road  
Gill MA 01354



[chief@gillmass.org](mailto:chief@gillmass.org) Email

(413) 863-9398 Station

(413) 863-0157 Fax

(413) 625-8200 Dispatch

[www.gillmass.org/police](http://www.gillmass.org/police) Website



Virus-free. [www.avg.com](http://www.avg.com)



## Ray Purington/Gill Selectboard

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**From:** Ray Purington/Gill Selectboard <administrator@gillmass.org>  
**Sent:** Thursday, December 30, 2021 9:52 AM  
**To:** Lisa Desjarlais  
**Cc:** 'Brian Beck'; 'Joanne Blier'; Charles Garbiel (charlesgill42@yahoo.com); 'Greg Snedeker (gksnedeker@gmail.com)'; 'Randy Crochier (hxydad77@yahoo.com)'  
**Subject:** annual distribution for Quintus Allen fund

Hi Lisa,

On December 16th the Town received the 2021 distribution from the Quintus Allen fund. This year's distribution is \$2,487, and brings the total in the Town's account to \$12,321.

Here's the description of the fund that we used in the handout for our June town meeting:

Quintus Allen was an original trustee of the Greenfield Savings Bank. Upon his death in 1884, he established a trust fund to be used for education-related expenses in Colrain, Gill, Leyden, and Shelburne. The interest earned by the Trust is distributed to those towns each year. The Town received \$2,740 from the Trust during Fiscal Year 2021, and there is a balance of \$9,827 in the Town's Quintus Allen account.

In recent years the School has used the Quintus Allen funds for:

2018-19	Outdoor Learning Center (\$4,537.96)
2017	Chromebook Computers (24) & Storage Cart (\$6,050.00)
2016	Climbing Wall & Gear (\$1,329.21)
2015	Nature Program Coordinator & Equipment (\$2,915.60)

Generally, projects need to benefit a broad range of students at your school. The requests are usually some type of education enrichment, but have also included infrastructure (the fund was used to upgrade the electrical system to support the creation of the computer lab). Specific uses for the fund are proposed by the Principal of Gill Elementary, and approved by the Selectboard. When you have a project you want to do, get in touch with me and I will put it on the agenda for the next Selectboard meeting. Invoices from approved projects can be submitted to me and the Town will pay the vendor directly.

Ray

Ray Purington  
Town Administrator  
Town of Gill  
325 Main Road  
Gill, MA 01354  
P: 413 863 9347 F: 413 863 7775  
[administrator@gillmass.org](mailto:administrator@gillmass.org) [www.gillmass.org](http://www.gillmass.org)

# TOWN OF GILL

M A S S A C H U S E T T S



Dear Property Owner:

You are receiving this notice because you own property that is within 300 feet of any boundary line of the property listed below. You are invited to attend the Public Hearing. You may also submit written comments to the Zoning Board of Appeals and those comments will be read and included as part of the public record of the Hearing.

Sincerely,

Gill Zoning Board of Appeals

## TOWN OF GILL SPECIAL PERMIT HEARING

The Gill Zoning Board of Appeals will hold a Public Hearing on Tuesday, January 11, 2022 at 7:15 PM for the purpose of considering a petition from Swampbass Inc. and Lucas Aldrich to conduct the following activities at 48 French King Highway: propane filling station, used auto sales, automotive repair & detailing, office and base of operations for C.A.B. Transportation, and replace a 4'x8' sign. A special permit is required under Sections 2C-7k, 2C-7l, 2C-7q, and 2F-5h of the Gill Zoning Bylaws. This property is owned by Swampbass Inc. and is identified as Assessors' Map 101, Lot 16.2 in the Village Commercial (VC) District.

This is a remote meeting via Zoom. To join the Zoom meeting <https://us02web.zoom.us/j/86159347240> or dial 1-929-436-2866 and enter Meeting ID 861 5934 7240

Suzanne M. Smiley, Chair  
Gill Zoning Board of Appeals

# WINDOW REPAIR SYSTEMS, INC.

2363 Sandifer Blvd  
Westminster SC 29693

(800) 842-0974 \* (866)-355-2245 – Fax

## PROPOSAL

**TO:** Gill Montague Regional School District  
35 Crocker Avenue  
Turner Falls, MA 01376  
Attn: Heath Cummings  
heath.cummings@gmrsc.org

**PHONE:** 413-863-3261  
**FAX:**

**DATE:** 09/14/2021  
**FILE #:** GILLM / 6208

**JOB NAME/LOCATION:** Gill Elementary School

### SPECIFICATIONS:

**Window Reconstruction: Sideload Double Hung-Lowers Only  
Sash Weights Under 80 LBS.**

Remove existing balance system from lower sash only. Replace with new Class 5 UltraLift balances. Install custom-designed stainless steel adapter brackets. UltraLift balances to be calibrated to exact sash weight and size. Install custom-designed and manufactured guide system to control lateral sash movement. Guide system is manufactured from high-impact, heavy duty, UV-resistant Delrin. Secure upper sash closed with anodized aluminum L-brackets for safety and to render immobile. Install new custom anodized aluminum sash stops with rubber bumpers to prevent over-retraction/extension of new balances or limit travel as requested. Rubber bumpers are necessary to prevent sash damage upon opening. All fasteners are stainless steel and security. Clean and lubricate jamb channels. Adjust as needed to maximize operation.

Class 5 UltraLift balances will lift 70% of the sash weight on these windows as opposed to the Class 2 balances that are currently installed and only lift approximately 25-30% of the sash weight. This window repair/retrofit will extend the life of your windows, make them more energy efficient and safer to operate for the operator.

**Work to be completed on a minimum of 14 Units.**

All labor cost is included in the unit cost per window. Prevailing wage is set by Massachusetts State Department of Labor and is paid to laborers directly by Window Repair Systems, Inc.

**UltraLift Material & Labor:**  
14 Units @ \$219.00 per Unit  
**Project Total = \$3,066.00**

**NOTE:** Five (5) year warranty on balances. One (1) year warranty on parts and labor

### Payment To Be Made As Follows: Upon Completion

All material is guaranteed to be as specified. All work to be completed in a Professional manner according to standard practices. Any alteration or deviation from above specifications involving further costs will be executed only by written orders, and will become an additional charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado, and other necessary insurance. Our workers are fully covered by the Worker's Compensation Law.

Authorized Julia Sayres  
Signature: \_\_\_\_\_  
Julia Sayres / National Sales Manager  
julia.sayres@windowrepairsystems.com  
Window Repair Systems, Inc.

Note: This proposal may be withdrawn if not accepted in 30 days.

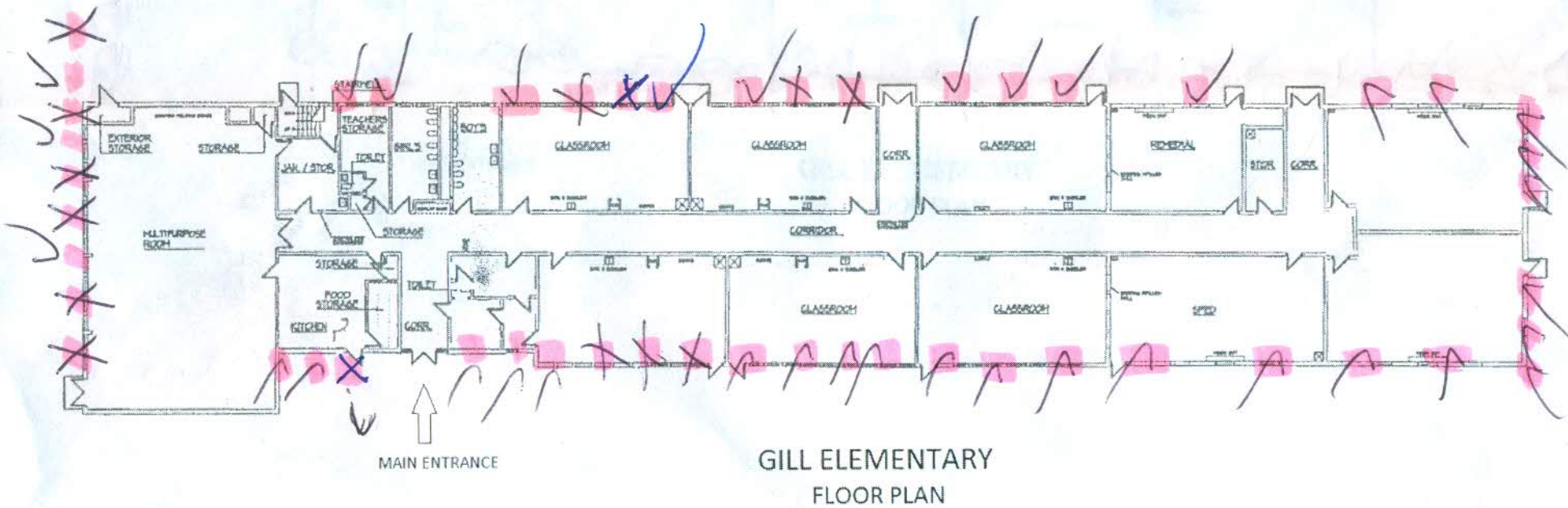
**Acceptance of Proposal** The above prices, specifications and conditions are Satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature: \_\_\_\_\_

Date of Acceptance: \_\_\_\_\_

Signature: \_\_\_\_\_

✓ = OK    X = needs Service



## Lien Report

Parcel Id	Location	Utility Account/Owner	RET Account/Owner	Total	Exempt
		3600		\$4.59	<input type="checkbox"/>
		3700		\$1.73	<input type="checkbox"/>
		4700		\$732.40	<input type="checkbox"/>
		4800		\$1,139.71	<input type="checkbox"/>
		5800		\$2,352.35	<input type="checkbox"/>
		5900		\$949.92	<input type="checkbox"/>
		6100		\$307.23	<input type="checkbox"/>
		6900		\$127.49	<input type="checkbox"/>
		8800		\$18.17	<input type="checkbox"/>
		8900		\$18.17	<input type="checkbox"/>
		9300		\$1,181.60	<input type="checkbox"/>
		9900		\$4,003.78	<input type="checkbox"/>
12 Account(s)				\$10,837.14	

Receivable	Tax	Interest	Fees	Total
S Int Chg	\$33.93	\$0.00	\$0.00	\$33.93
Sewer	\$10,087.48	\$715.73	\$0.00	\$10,803.21
Grand Total:	\$10,121.41	\$715.73	\$0.00	\$10,837.14