



MINUTES  
SELECTMEN'S MEETING  
MONDAY, NOVEMBER 15, 2021  
5:00 P.M.-JOINT MEETING  
6:00 P.M. - EXECUTIVE SESSION  
6:30 P.M. - REGULAR MEETING

APPROVED

RELEASED

**SELECTMEN PARTICIPATING:** Michael MacAskill, Larry Ballantine, Don Howell, Mary Anderson & Julie Kavanagh

**ALSO PARTICIPATING:** Town Administrator Joseph Powers

**CALL TO ORDER**

Ms. Kavanagh called the Board of Selectmen meeting to order at 5:00 p.m.

Mr. Waystack called the Board of Assessors meeting to order at 5:00 p.m. Board of Assessors Member Bruce Nightingale was also present.

**JOINT MEETING WITH THE BOARD OF SELECTMEN AND THE BOARD OF ASSESSORS**

A. Classification Workshop in preparation of the November 29, 2021 tax classification hearing

Finance Director Carol Coppola was present with Gail McAleer from PK.

Ms. McAleer walked the Board through the information for the upcoming classification hearing, starting with the levy limit worksheet. The way that we determine the estimated market value is by analysis qualified sales that occurred during the calendar year. With all of the sales data, we then look at the assessed values and compare them to the sales followed by a statistical analysis. After the information has been reviewed by the Board of Assessors, it is then sent to the Department of Revenue. Questionnaires are sent to the property owners that ask questions about the property transfer. Ms. McAleer reported that about 50% of the forms are returned to the Town.

The State of Massachusetts and the Department of Revenue require that all properties within every city and town have to be re-measured every 10 years. This is called a cyclical re-inspection. The more accurate the data, the more accurate the result and the more fair the levy of the taxes.

Ms. McAleer reviewed new growth, the levy limit worksheet and briefly reviewed proposition 2 ½.

Ms. Anderson asked if there is a relationship between the levy and the budget. Ms. McAleer responded that you need to know all sources of income when you are preparing your budget.

Ms. Kavanagh asked if there is a levy limit that cannot be exceeded. Ms. McAleer responded that proposition 2 ½ has no bearing on the on the levy limit. Mr. Waystack did add that you cannot raise the levy limit or taxes based on an increase in valuation. That there has to be a corresponding decrease in the tax rate.

Ms. McAleer commented that the total valuation of the entire Town of Harwich is \$6,736,510,770 and that the total levy is \$54,700,467. The more the values rise, the more the levy is fixed. Mr. Waystack added that the budget is based on Town Meeting action. If there are additional spending and overrides, the Board of Assessors have nothing to do with that.

Ms. McAleer stated that a debt exclusion is a temporary override only for the length of the term of the loan. One other item that is allowed to be added to the levy limit is the county tax from the Cape Cod Commission. Each year, towns receive a bill from the Commission and it goes onto the tax levy.

Ms. McAleer walked the Board through the Board of Assessors recommended votes that could be taken by the Board of Selectmen. Historically, the Board of Assessors has recommended that the Selectmen vote a residential factor of 1 which means they are voting whether or not everyone in town will pay the same tax rate. Another option would be for the Board to determine if they want to take a portion of the residential levy and shift it to the commercial and industrial personal property. This option would make sense if you were a large city with big commercial operations who use a lot of town services that drive up prices and costs. In Harwich, the residential class is almost 93% of the levy. Ms. McAleer commented that this would be too hefty of a load and too small of a class to try and shift the tiniest amount of relief from one to the other. The other option to consider is the open space discount, which is an older statute. This looks at how property is used and because there is no land in Harwich that is classified as open space, creating an open space discount in value is a moot point.

Homeowners may qualify for a residential exemption as long as they are the owner of the record as of January 1 and that it is their principal residence. This exemption is based on the total value of the residential class. For example if a 10% residential exemption was granted, it would shift from tax payers whose real estate is their principal residence to those that it is not their principal residence. Without a residential exemption, everyone's tax rate is \$8.12. Ms. McAleer commented that Harwich has more than 1,000 homes that are valued at more than \$950,000.

Ms. Anderson asked if there is any mechanism that would allow us to try and shift some of the tax burden onto the 2<sup>nd</sup> homeowners. Ms. McAleer responded that is what the residential exemption is designed for, but that it does come with its limitations. It does help some lower valued homes, but not much. She noted that the Town is very generous with their exemptions and that they are very proactive in creating articles to help the most needy residents in town as well as tax deferrals for those who are struggling. Mr. Waystack added that Harwich has the highest potential exemptions for people in the Commonwealth. There is also a bill pending in the House that is a hardship exemption for people under 60 which would allow for a potential credit of up to \$1000.

Mr. Ballantine asked if any other towns have adopted anything other than a factor of 1. Mr. Waystack responded that 3 towns have.

**Mr. Nightingale moved that the Board of Assessors recommend that the Board of Selectmen adopt a residential factor of 1 and to not grant an open space exemption, residential exemption or commercial exemption, 2<sup>nd</sup> by Mr. Waystack and approved 2-0-0.**

**Mr. Waystack moved to adjourn the meeting of the Board of Assessors, 2<sup>nd</sup> by Mr. Nightingale and approved 2-0-0.**

Mr. Powers thanked the Finance Director for working with the Board of Assessors. He also thanked the Assessing staff for being present at the meeting.

Ms. Anderson moved that the Board of Selectmen go into Executive Session to discuss the items as listed below, 2<sup>nd</sup> by Mr. Howell. The vote was 5-0-0 with Mr. MacAskill, Mr. Ballantine, Ms. Kavanagh, Ms. Anderson and Mr. Howell voting aye by roll call.

#### **EXECUTIVE SESSION**

- A. Pursuant to MGL c.30A section 21 (a)(3) to discuss with respect to collective bargaining for all town unions if an open session would have a detrimental effect on the town's bargaining position and the chair so declares;
- B. Executive Session pursuant to G.L. c. 30A, sec. 21(a)(2) to conduct strategy sessions in preparation for negotiations with non-union personnel and to conduct contract negotiations with non-union personnel;
- C. Pursuant to MGL c.30A, §21(6) to consider the purchase, exchange, lease or value of real property if the chair declares that an open meeting may have a detrimental effect on the negotiating position.

Mr. MacAskill stated that the Board started tonight's meeting with the Board of Assessor's followed by an Executive Session. The Selectmen did not make decisions on any of the Executive Session agenda items.

#### **PUBLIC COMMENTS/ANNOUNCEMENTS**

Harwich Chamber of Commerce Executive Director Cyndi Williams was present and announced Small Business Saturday which will be held on November 27. Starting this week, you can pick up your shopping booklet and it is encouraged for people to shop 6 or more of the included businesses and attach your receipt to the booklet. The booklet can be returned to the Chamber and you will be entered into a drawing. Ms. Williams commented that Christmas in Harwich is from December 3-December 5 and that she would be back next week with their permit request.

Ed McManus was present to represent the Lower Cape Eastham Kiwanis Club. They will be conducting a warm thing collection and are asking people to donate new or gently used clean items included coats, socks, mittens and hats. Collection locations will be at the Public Safety Building on Sisson Road, Route 39 Fire Station, Seal Pub, Murphy's General Store and Eastham Town Hall. The drive will run from this Wednesday through Thanksgiving.

#### **CONSENT AGENDA**

- A. Vote to approve the resignation of Elizabeth Watkins from the Treasure Chest Committee
- B. Vote to approve the chair to sign three Fire Department employee step increases per contract
- C. Vote to accept the grant to the Harwich Fire Department from the MediCenter Five, Inc-Brewster, Chatham, Eastham Harwich, Orleans Emergency Medical Service (MCV-BCEHO EMS) Fund of The Cape Cod Foundation in the amount of \$1,321.65 to be used for "Stop the Bleed" kits
- D. Vote to approve the Assistant Town Administrator's recommendation to grant permission of NSTAR Electric Company D/B/A Eversource Energy for the purpose to install 40' +/- of 1-3" conduit under the public road, the purpose of this construction would be to provide new underground service to 12 Sea Breeze Avenue, Harwich, as indicated on Plan No. 6266951.

Ms. Anderson moved to approve the consent agenda as listed above, 2<sup>nd</sup> by Mr. Howell and approved 5-0-0.

### **NEW BUSINESS**

#### **A. Annual Committee Meetings:**

##### **a. Board of Health**

Board of Health Chairwoman Pamela Howell was present. Ms. Howell thanked Health Department staff for their remarkable work over this last difficult year. A report from the Board of Health was submitted to the Selectmen.

Ms. Anderson thanked the Board of Health for what they have done through a tough year.

Mr. Howell reacted to the last part of the report, which he stated is not a reflection on the Board of Health or their staff. He wants to make sure that the public understands that the Board of Health adopted Fertilizer regulations in part allowed us to gain credits for nitrogen loading in Pleasant Bay. For some unknown reason, the state that is suing the Town to remediate nitrogen is also telling the Town that we have no authority to create these regulations.

Mr. Ballantine commented that the State had passed their own regulations on fertilizer application and had given the towns a deadline to pass their own regulations. At the time, the Board of Health decided to not move ahead with a local regulation. He suggested that the Board of Health may want to discuss how to enforce the state regulations.

Sandy McLardy was present and asked if the Town could pass a bylaw at Town Meeting to get the nitrogen credits. Mr. MacAskill responded that he would make a note of this for future discussion.

##### **b. Community Center Facilities Committee**

Angelina Chilaka was present. A report from the committee was provided to the Selectmen. In terms of passports, they have issued 135 new and 122 renewals for the year. The Community Center was able to host the Cranberry Festival, Special Town Meeting, Halloween events, letters to Santa as well as other events. Of note is that there are more hours available at the Community Center. Ms. Chilaka gave thanks to Carolyn Carey and her staff who has worked through COVID. She commented that the Community Center and schools are the diamonds of the Town.

##### **c. Council on Aging**

Richard Waystack was present. A report was provided to the Selectmen. The committee provides support and advocates for our older families in the community. During the difficult time of COVID, the COA was still able to provide 15,000 meals, 15,000 rides in the COA van and over 500 orders of groceries.

The Selectmen agreed that the COA does a fantastic job and truly provides a lifeline to so many residents.

#### **B. Town Administrator to present the Annual Town Meeting Budget Calendar for 2022 Annual Town Meeting**

Mr. Powers provided the Board with a draft budget calendar for 2022 Annual Town Meeting which includes a number of deliverable and target dates. Department heads have been striving to provide any required information so that when Mr. Powers will be able to provide the Board with current

Board of Selectmen

November 15, 2021

information. Mr. Powers asked the Board if they think it advisable to resume the in-person traditional joint meeting with the Selectmen and Finance Committee. The Board agreed.

Mr. Ballantine asked why the upcoming bylaw and charter meeting talks about municipal calendar versus fiscal calendar. Mr. Powers responded that he met with the committee and they requested to have a more comprehensive municipal calendar. The also promised the committee that he would like to come back to have an opportunity to refine what the charter requires of the deadlines versus what can be done in reality.

**C. Discussion and possible vote on Remote Participation policy per a request of a member of the Affordable Housing Trust**

Mr. Powers commented that the request has changed someone. The request comes from Larry Brophy who serves on the Trust. The original request was from December to March. Due to a funeral, Mr. Brophy is currently out of the state. Speaking as a member and chair of the Trust, Mr. Powers asked the Board to approve this request.

Ms. Anderson commented that she doesn't have a problem with this specific request but worried that it might invite a broader zoom participation request.

Ms. Kavanagh stated that she doesn't see a reason to limit this and that this might be a chance to have a broader discussion. Remote participation might also help fill some committees as well.

**Ms. Anderson moved to approve the Remote Participation policy per a request of a member of the Affordable Housing Trust effective November 2021 through March 2022, 2<sup>nd</sup> by Mr. Ballantine and approved 5-0-0.**

**OLD BUSINESS**

**A. Discussion and possible vote to support the Local Initiative Program (LIP) for Chloe's Path Affordable Housing Development**

Attorney Andrew Singer was present along with the Chloe's Path development team. They submitted a memo to the Selectmen which answered questions as best possible as well as provided additional information. Attorney Singer stated that he hopes the Board will vote to support it.

Mr. Ballantine stated that he appreciates the applicant in terms of working with the abutters about concerns of lights and borders around the property. He would be interested in more information on the comments regarding net zero nitrogen loading. It appears that the applicants approach would be to hook enough neighboring properties to the sewer system. Mr. Ballantine asked for explanation on how that process would work and what the cost would be. John O'Reilly was present and stated that the goal is to remove nitrogen from the embayment that the wastewater will be discharging in to. You can find a property in the area that has a failing septic system or someone looking for de-nitrification, and then introduce innovative alternative technology treatment to lower the nitrogen. You would have to canvas the area and look at what options might be available. Attorney Singer added that until all of the survey work is done in conjunction with DEP, we just don't know.

Mr. Ballantine commented that one of the benefits of the Board supporting this would be that the Town could negotiate an agreement. He wondered if we could say that if the project couldn't meet net zero nitrogen that it falls apart. Attorney Singer responded that because this project is more than 10,000 gallons per day of flow, it will require a discharge permit from DEP.

Mr. Ballantine stated that one of the comments that we have heard is the lack of community discussions. He asked if they have had a chance to meet with the abutters regarding their concerns. Attorney Singer responded that they held a community meeting with abutters months ago. Mr. Bush has spoken to different neighbors regarding their concerns. They have every intention to continue community outreach. A lot of concerns that they are hearing is that neighbors would like to see the density cut in half, which Attorney Singer stated would not work for this project. They are open to having meetings to discuss lighting, rentals, landscaping, etc.

Ms. Anderson appreciates the work that the applicants have done since the last meeting. She asked why some of the leases run for 10 months. Ms. Anderson also wanted to confirm that the applicant is proposing heat pump technology. Brian Bush was present and responded that 10-12 months for leasing is based on seasonality and when there is the most rental demand. As far as electric heat, the newest heating technology is electric heat pumps which are efficient and cost effective. They have used heat pumps in their projects for the last 4-5 years.

Ms. Kavanagh thanked the applicant for all of the work that they have put in and stated that she likes the addition of the 8 extra work force housing units. She asked if the applicant has any idea of what the average electric bill would be. Mr. Bush was not able to provide a number but did state that the worst electric bill in the coldest month for a 2 bedroom unit would probably be a couple hundred dollars a month. He added that they have not had anyone move out of their buildings due to the heating technology. Ms. Kavanagh added that on the Cape, we don't have the electrical bargaining power like they do off-Cape. At one point, the Cape was 2<sup>nd</sup> to Hawaii with electrical rates, which is why she has concerns about the rates, in addition to the high rental rates. Ms. Kavanagh also had questions about parking and asked if they have given any consideration to losing the underground parking and then seek a variance for parking, which would lower the height of the building. Mr. Bush responded that in order to lower the building, they would have to lose an entire floor or just build on the back half of the property. He added that on Cape Cod, covered parking is a big amenity. Attorney Singer responded that when you look at the topography on the site, yes the buildings are taller, but you will have very little visibility because of all of the proposed screening for the site.

Mr. MacAskill noted that his concern still relates to density adding that he cannot wrap his head around the rental rates. He does not see a 96 unit building fitting into the character of Harwich.

Mr. Howell stated that he largely agrees with most of the comments and has the same misgivings about the 40b process. Only in some sort of alternate reality do you get credit for as affordable units when only a small percentage of them are truly affordable. Mr. Howell also commented that he feels like a hostage with this process. If this were being done as a LIP request after the applicant had received approval from the State to release them from the Conservation Restriction that was imposed on the deed, he would feel differently. Mr. Howell does not feel that the Town should be used as a lever to create an opportunity like this. If things change at the State level, then it would be a different discussion.

Ms. Anderson thinks that it is worth it to have this many units in town. The applicant has addressed the environmental issues and the cost is the developer's burden. Ms. Anderson is very much in favor of this proposal, adding that it is a good step forward.

Ms. Kavanagh stated that she has struggled with this from the beginning. She feels that when you combine the number of units, rental rates, density, height of the building and the electric heat, that this project just does not help people in our community. She would like to see something to lower the costs that would help people in the community.

Mr. Ballantine agreed with the concern regarding the rental rates. Even with his reservations, Mr. Ballantine stated that he would support this request, but would like to see a work out of the final agreement.

Ms. Anderson does not feel that the developer would propose rates that they didn't think people would pay. She added that if people don't rent the units, then the rates will need to be lowered. She is not sure why the Town would be concerned about the market rates. Ms. Kavanagh agreed. Her real struggle is that we need rentals that people in our community can afford referencing that the market analysis extension to Plymouth and south of Plymouth don't exactly represent the numbers of Cape Cod. Ms. Kavanagh said that people will rent them annually but probably only to use for the summer. Ms. Kavanagh said the concern is the rents that people in this community can pay and that is her concern if our issue with housing is to help people stay and live then the question is can the people in our community pay those rents. We want people to be able to live and stay in our community. Ms. Kavanagh said that it isn't that she didn't think people could afford the rents but would the people in the community be able to afford the rents. She understand the affordable part of it but doesn't think that many in the community could afford the rents on the 96 units.

Attorney Singer stated that when you look at Cape Cod, there are people who make good salaries but unfortunately, they cannot afford to rent and they definitely cannot afford to buy. As they have said, the affordable rental rates are set by the Federal Government. He does understand that this will not be the property for everyone looking to rent. They do feel that this project will meet and serve a particular need and that it will succeed.

While Mr. Howell sees the need for housing, he would rather protect the process. Attorney Singer responded that no one is denying that there is a deed restriction on the property that will need to be amended, adding that times evolve and things change.

Mr. MacAskill commented that the applicant has been honest, accommodating and transparent throughout this process. If the project was different with less density, he would feel differently about this vote.

**Ms. Anderson moved that the Board vote to support the Local Initiative Plan for Chloe's Path affordable housing development, 2<sup>nd</sup> by Mr. Ballantine and denied 2-3-0 (Kavanagh, MacAskill & Howell opposed).**

**B. Discussion and possible vote to approve the proposed Local Comprehensive Plan (LCP) committee charge**

Town Planner Jon Idman was present. He provided a written document to the Board which is a solicitation to at large community members. At this point, he would like to have the document printed, posted on the website, advertised in the Cape Cod Chronicle and sent out via email to start the process of filling the committee.

Mr. MacAskill asked the Board if they want to review the applications or have them go through the interview committee. Mr. Ballantine responded that the applicants should be interviewed by the full Board.

Mr. Ballantine commented that it would be helpful to have a general timeline of we will expect from the committee and staff. He would like to see a clear end point that we are shooting for. Mr. Idman responded that it will likely be a 2 year process. In terms of expectations of members and work product,



he agrees with having a timeline, adding that information could be included in applicant's appointment letters.

Given the time of year, Mr. Idman recommended that applications be received by January. Ms. Anderson suggested a date of January 15.

Mr. Howell feels it will be important to have applicants who have been longtime residents and want to be part of the process. Mr. Idman reviewed the document provided.

**Ms. Anderson moved that the Board approve the proposed LCP committee charge and that it be published with resumes to be returned no later than January 15, 2022, 2<sup>nd</sup> by Ms. Kavanagh and approved 5-0-0.**

- C. Discussion and possible vote to approve the revised Monomoy regional agreement language as presented and request article be put on annual town meeting warrant

Monomoy Superintendent Scott Carpenter was present with School Business Manager Michael MacMillan.

Mr. Ballantine asked for Dr. Carpenter to review the numbers provided and to clarify the narrative. Dr. Carpenter responded that they have provided an assessment sheet to both towns that is based off of the votes of the last Town Meeting. They also provided an assessment sheet for the present year if they were to apply the recommended changes. Mr. MacMillan walked through the assessment sheets provided. Each town would pay for its own elementary school and the rest of the costs would be split up. Numbers are based on enrollment.

Ms. Kavanagh stated that when this was originally discussed the School Committee and Harwich Board of Selectmen were in agreement that it is fair and shows a good faith commitment.

Ms. Anderson commented that this is the right thing to do but doesn't think that this is the end of the story.

Mr. Howell stated that he is overwhelmed by the redlined document. Before the Board votes, he would like to see a public hearing held so everyone is aware of what the changes are. Dr. Carpenter agreed.

Mr. MacAskill asked if these documents have been sent to Chatham. Dr. Carpenter responded that they have been sent and had initial questions discussed at their budget meeting. Dr. Carpenter has requested a meeting with the Chatham Selectmen.

Dr. Carpenter stated that the School Committee met in August and voted on the redlined version to the regional agreement. Mr. Powers responded that the Board had talked about resuming a working group that would be assembled between the Town of Harwich, Town of Chatham and the school district to talk about the assessments.

Dr. Carpenter commented that one of the other fundamental areas that changed in terms of the budget is how capital projects are handled. This information is included in the redlined document.

Ms. Anderson thought that the subcommittee had agreed on everything that is being presented tonight. She asked if there is an advantage of the Board approving this tonight versus waiting until after having a public forum. Dr. Carpenter responded that he supports the vision of having a forum adding that the more people that are educated about the information, the better.



Mr. Powers stated that at the last meeting of the subcommittee it was decided that they were going to rely on the school committee to recommend a solution on the assessment. The school committee unanimously endorsed what is in section 9. The subcommittee did not focus on any other part of the agreement changes.

The Board agreed on the information provided in section 9.

The Board and Dr. Carpenter discussed possible dates for a public forum. Mr. Howell would like to make sure that the forum includes discussion on the entire redlined document. Mr. Powers suggested it would be appropriate to have the forum in early January and have it be a standalone meeting separate from the regulation Selectmen meeting schedule.

Mr. MacAskill asked if 2 separate warrant articles could be drafted, one for section 9 and one for the rest of the agreement. Dr. Carpenter responded that he thinks that would be possible.

Mr. MacAskill commented that he would count on Dr. Carpenter and Mr. Powers to put together language for the agenda. The Board agreed that they are ok with the process of drafting a warrant article for the funds and to schedule a public hearing for wording in the redlined document. A public forum date of January 4 was chosen.

Mr. MacAskill noted that correspondence was received from a resident that did not make it into the packet. He would like to be sure it is included in the public hearing packet.

- D. Discussion and possible vote to merge the Bikeways and Traffic Safety Committees and update the Committee Charge

Mr. MacAskill reported that this would not be discussed at tonight's meeting.

- E. Discussion continued by the Board on the Community Center Facility Committee

Mr. Ballantine provided a memo to the Board. He met with Carolyn Carey and Ralph Smith to discuss the workings of the committee. He then followed up and attended the next committee meeting. After discussions, Mr. Ballantine is recommending to have the committee remain as is.

Mr. Howell stated that there is no other committee that does their own member appointments. Applications and appointments should be going through the interview committee. Mr. Ballantine responded that they will be following that process going forward.

**Mr. Howell moved that the Community Center Facility Committee continue as it has with the sole change that members that are proposed by the committee be brought before the interview committee and then the Board of Selectmen for appointment, 2<sup>nd</sup> by Mr. Ballantine and approved 5-0-0.**

## **CONTRACTS**

- A. Discussion and possible vote to approve a contract with Specialty Vehicles, Inc. in the amount of \$378,257.00 for the purchase of a 2022 Life Line Emergency Vehicle as approved at the 2021 Special Town Meeting.

Ms. Anderson moved to approve a contract with Specialty Vehicles, Inc. in the amount of \$378,257.00 for the purchase of a 2022 Life Line Emergency Vehicle as approved at the 2021 Special Town meeting, contract to be signed by the Board of Selectmen, 2<sup>nd</sup> by Ms. Kavanagh and approved 5-0-0.

- B. Discussion and possible vote to approve a contract with VHB for on-call engineering services, including those associated with the MS4 Stormwater Permit requirements, not to exceed \$150,000.00

Mr. Powers stated that there is a hold on this contract. No discussion or votes were made.

- C. Discussion and possible vote to approve a contract with OpenGov for the purchase of e-permitting subscription and deployment in the amount of \$82,400.00

Ms. Anderson moved to approve a contract with OpenGov for the purchase of e-permitting subscription and deployment in the amount of \$82,400.00, contract to be signed by the Board of Selectmen, 2<sup>nd</sup> by Mr. Howell and approved 5-0-0.

Mr. Powers stated that 81% of this is being funded through a grant that was acquired over a year ago. Other funds being used were earmarked for Accela.

Ms. Kavanagh asked if this would allow for full permitting online. Town Planner Jon Idman was present and said that when all is said and done, we hope to have 100% of Building Department permitting online with the hope of including Health, Conservation and some kind of permitting for Planning and Zoning.

#### **TOWN ADMINISTRATOR'S REPORT**

No Town Administrator's report was discussed.

#### **SELECTMEN'S REPORT**

Ms. Kavanagh reiterated comments made by Ms. Williams and Mr. McManus during public comment.

Ms. Anderson commented on the great Veteran's Day ceremony that was held.

Mr. Howell stated that there was an article in the Cape Cod Chronicle last week that pertained to the Affordable Housing Trust. The article cast all kinds of aspersions that the meeting was pretentious. There were legitimate questions that were asked during the meeting and comments made by a CPC member were absolutely fabricated. The comments were surrounding the Harwich Junior Theater property on Sisson Road. Mr. Howell closed out by saying that there was never a plan to build anything on the property in the spring.

Sharon Pflieger was present and asked that the school related documents and any documents that will be used for the public forum be posted on the town website.

#### **CORRESPONDENCE**

No correspondence was discussed.

#### **ADJOURNMENT**

Board of Selectmen  
November 15, 2021

Mr. Howell moved to adjourn the meeting at 8:04 p.m., 2<sup>nd</sup> by Ms. Anderson and approved 5-0-0.

Respectfully submitted,  
Jennifer Clarke  
Recording Secretary

