

**Town of Mansfield  
Board of Selectmen  
Minutes of June 22, 2011**

**Present:** Chairman Jess Aptowitz, Vice Chairman Olivier Kozlowski, Clerk Douglas Annino, Selectman Kevin Moran, Selectman George Dentino  
William Ross Town Manager

**Absent:**

**D. Glaro Management - All alcohol restaurant license**

Clerk Annino read the public notice into record.

**Motion:** To open public hearing. (Moran/Kozlowski) 5:0 passes

Atty. Edward Valanzola and his client Demetrios (Jim) Glaropoulos are present for hearing.

Mr. Glaropoulos owns and has run the Video Mania store for many years and is now closing the store. They would like to renovate the premises for a restaurant use.

Selectmen Kozlowski and Moran asked Mr. Glaropoulos if he has restaurant experience. Mr. Glaropoulos stated that he and his family have several donut shops, however this would be his first restaurant with an alcohol license. He is tips certified and will be hiring qualified personnel to help run the establishment.

Selectman Annino asked Mr. Glaropoulos to review the restaurant seating capacity with him. It would be 98 seats with bar stool use. Selectman Annino also asked about the parking allotment and other questions about the site plan. He also had concerns over the size of the kitchen as it is small for a one hundred seat establishment. He wanted to ensure that it wouldn't be primarily a bar.

Selectman Dentino had questions about articles of incorporation and the names of the corp. officers that Atty. Valanzola addressed.

Chairman Aptowitz asked when the restaurant is planning on opening. Mr. Glaropoulos stated that they plan on being open by the holidays. Chairman Aptowitz also asked if they were aware that licenses renew at the end of the year. They are and plan on being done but if for some reason they are not they will come back to the board for approval.

Naji Touma, Family Food Mart owner (in same plaza) spoke about the decline of traffic and business on rt. 106. He thinks this would be a great addition to the plaza and the town.

Selectman Moran spoke about the guidelines that the board has in place that govern issuance of licenses for establishments not built yet. Mr. Glaropoulos stated he is aware of that and will comply with terms.

**Motion:** To close public hearing. (Kozlowski/Moran) 5:0 passes

**Motion:** To approve all alcohol license for D. Glaro Management (Kozlowski/Moran) 5:0 passes

### **Comcast Center overage hearing**

Bruce Montgomery, Comcast Center Manager, is present for hearing.

The Phish concert of June 7<sup>th</sup> went over three minutes during an encore thus violating the license agreement of 11PM stops.

Mr. Montgomery asked the Board of Selectmen if policy had changed since last year as in the past the board had forgiven small overages.

Selectman Moran stated given the type of band that was playing it was amazing that they were kept to a tight as time schedule as they were.

Selectman Kozlowski asked about the history that Mr. Montgomery spoke of with the first concert overage being a mulligan.

Selectman Dentino stated that in the past they have given the center a pass on the first overage. However, the Comcast Center has been in business (in Mansfield) for over 20 years and they have been tightening up the agreement. He also believes that the Comcast Center should pass on any fines assessed to the performer that went over.

Chairman Aptowitz stated that he has gone to a few concerts with the PD and he commends not only our public safety personnel but the Comcast Center management for controlling such large crowds with little disruption.

Selectman Kozlowski stated that he stopped by a concert this weekend and noticed that tents and grill were still set up outside of lanes but overall they realize that it is a lot to manage.

**Motion:** To waive fine. (Annino/Moran) 3:2 passes (Kozlowski/Dentino nay)

## Eames property discussion

Mr. Ross recapped the history of this property. It was approved for sale to the town about 10 years ago; however the transaction was never completed and the family has continued to pay taxes on the parcel since. The family would still like to sell it to the town for the old \$6,000 price even though it is assessed at a much higher value.

Selectman Dentino stated that while it was approved at a previous town meeting and the family that owns the land have been life long residents, he does not believe that buying a landlocked piece of land is in the best interest of the towns people.

However, Selectman Annino disagrees and feels that they owe the family a moral obligation to consummate the deal. It was approved, the family has paid taxes on it for all the years since and we should go forward with the closing.

Mr. Ross introduced Mrs. Eames to the Board of Selectmen and then she provided the board and the viewing audience with a brief history of the land. (which is landlocked by town owned land).

Selectman Kozlowski reviewed the two town meeting votes. The one in 1998 and the one at this past May 26<sup>th</sup> meeting. He would like to hold off on the board vote to next week as to allow public input. He feels there may be possible confusion between the two town meeting votes

Selectman Moran stated that when town meeting votes on an article that he believes that they need to follow through on it. He does not want to get into the practice of ignoring the wishes of town meeting.

Chairman Aptowitz then put the item back on the agenda for July 6<sup>th</sup>.

## GT Retail written denial overview

Mr. Ross reviewed the draft of the written decision, the board made a few wording changes and approved the letter for release.

**Motion:** To support document as modified. (Kozlowski/Annino) 4:0:1 passes (Moran abstain)

## Q & C

Dan Pascucci, Riverside Drive. he would like to see the Board of Selectmen institute a charter review commission. It has been discussed repeatedly through out the past years and has not been reviewed for several years past that.

The Town of Norton just had an election on a Saturday and they received a great turn out. Perhaps we can look into instituting such a schedule to increase voter participation.

After a lengthy conversation between the board members and Mr. Pascucci, the board agreed that perhaps our charter could use an overhaul. However, it is a lengthy process to gather a commission, study and bring forth their findings to town meeting.

## Weekly Business

Warrant No. 11050T in the amount of \$661,949.97

**Motion:** To approve (Kozlowski/Moran) 5:0 passes

Warrant No. 11050E in the amount of \$1,868,397.60

**Motion:** To approve (Kozlowski/Moran) 5:0 passes

Warrant No. 11050S in the amount of \$229,606.78

**Motion:** To approve (Kozlowski/Moran) 4:1 passes (Annino nay)

Warrant No. 11050PT in the amount of \$412,070.07

**Motion:** To approve (Kozlowski/Moran) 4:1 passes (Dentino nay)

Warrant No. 11050TV in the amount of \$130,321.69

**Motion:** To approve (Kozlowski/Moran) 5:0 passes

Warrant No. 11051T in the amount of \$207,283.78

**Motion:** To approve (Kozlowski/Moran) 5:0 passes

Warrant No. 11051E in the amount of \$221,541.42

**Motion:** To approve (Kozlowski/Moran) 5:0 passes

Warrant No. 11051PT in the amount of \$364,263.57

**Motion:** To approve (Kozlowski/Moran) 4:1 passes (Dentino nay)

Warrant No. 11051TV in the amount of \$110,879.84

**Motion:** To approve (Kozlowski/Moran) 5:0 passes

Warrant No. 11051PS in the amount of \$2,613,403.18

**Motion:** To approve (Kozlowski/Moran) 4:1 passes (Annino nay)

Warrant No. 11051SV in the amount of \$830,193.31

**Motion:** To approve (Kozlowski/Dentino) 5:0 passes

Board of Selectmen meeting minutes of May 25<sup>th</sup>

**Motion:** To approve (Moran/Kozlowski) 5:0 passes

Board of Selectmen meeting minutes of June 1<sup>st</sup>

**Motion:** To approve (Moran/Kozlowski) 5:0 passes

Board of Selectmen meeting minutes of June 8<sup>th</sup> - HOLD

Automatic amusement machine license application for TGIF's. Routing back positive.

**Motion:** To approve (Moran/Kozlowski) 5:0 passes

Research: The bos would like to know if the state monitors and what games they are.

### Correspondence

- Resignation letter from Danielle Fish from the Mansfield Housing Corp.  
**Motion:** To accept and send letter of thanks. (Kozlowski/Moran) 5:0 passes
- Resignation letter from Alan Clapp from the MBC.  
**Motion:** To accept and send letter of thanks. (Dentino/Annino) 5:0 passes

Selectman Annino would like to have plaques made and sent to the above individuals to express the boards' appreciation for their years of public service.

**Motion:** To create and send plaques. (Annino/Dentino) 5:0 passes

- Letter from Eric Baldwin, Deutsche Bank Championship requesting fee waivers for per vehicle parking charge and building permit fees where applicable.  
**Motion:** To waive parking fee charges. (Dentino/Annino) 4:0:1 passes (Aptowitz abstain)  
**Disclaimer:** Chairman Aptowitz volunteers with the TPC.  
**Motion:** To waive building charges. (Dentino/Annino) 4:0:1 passes (Aptowitz abstain)  
**Disclaimer:** Chairman Aptowitz volunteers with the TPC.

### Town Managers Report

- Rick Alves has been appointed to Town Engineer and Asst. PDW Director.
- Joint session of school/bos/fincomm needs to be scheduled for audit committee appts.
- School committee/bos meeting for info, budget, etc.
- Early Sunday sales of liquor have been adopted by town meeting. Restaurants must apply to the Board of Selectmen for approval.

## BOS Updates

- Selectman Kozlowski: The rt. 106 mural underpass and survey are available on the web now. The physical prototype is available at MMAS.

The AG's Office turned down Foxboro's "public drunkenness" bylaw and ours may be next.

- Chairman Aptowitz: Updates for committees on cable scroll, discuss with K2

Union St. has become congested with parking lately and he would like the bos to consider 2 hr. parking for that St. He has observed several train commuters parking there all day.

The Corey Shea Flag Pole memorial is this Sunday, June 26<sup>th</sup> at 1pm.

Also, the Great Duck race is next Wednesday, June 29<sup>th</sup> at 7:30pm.

- Selectman Annino: Update on strategic plan and parking committee are needed. Mr. Ross and Ms. Dumont are in the process of contacting people.
- Selectman Dentino: Uniform allowances (for a certain dept) have been jumping up again. He would like to see the depts. using more discretion in their spending.

Selectmen Dentino and Aptowitz want to discourage the use of buying for a quota not the need.

Selectman Dentino also noticed work on Waldorf St. has been done but has some structural issues that need to be addressed. We need to ask the residents for their help in staying off the roads (foot traffic) or driving slowly while the tar is settling.

- Selectman Moran: Little League kudos to all the kids involved.

## Adjournment

**Motion:** Adjourn meeting to executive session at 9:38pm to discuss collective bargaining. 5:0 passes (Kozlowski)

Roll Call vote: Chairman Aptowitz aye, Vice chairman Kozlowski aye, Clerk Annino aye, Selectman Dentino aye, Selectman Moran aye. 5:0 passes

Douglas Annino

Signature of Clerk

July 6, 2011

Date of Approval