

MINUTES OF TOWN OF BERKLEY SELECTMEN'S MEETING OF 12/4/2019

SELECTMEN IN ATTENDANCE: George F. Miller, Chairman Wendy F. Cochrane, Member

TOPIC		ACTION
	Meeting Convened at 6:10 pm at Moitoza - Pettey Hearing Room, 1 North Main St.	
Public Hearing	- Public Hearing with Commonwealth EEN AB, LLC d/b/a Berkley Beer & Wine – Ms Cochrane motion to open read into record the Ad. Carolyn Conway Atty representing Abeen Ab manager and 100% owner or new owners. Noria energy purchased all of the New England Farms with no money to take over the alcohol license; someone else is doing gas, food and retail. Mr Miller asked if there will be different signage, she doesn't believe so. She said you will see its 2 different businesses. They are keeping the previous employees. Pretty much same hours of operation. Mr Miller asked will it still be called NE Farms, no they are changing it over to a new name. Mr Miller asked if they have spoken to our Planning Board or anyone else since there will be multiple businesses in that location. She said no she didn't believe so. She has talked to the Health and local authorities. Ms Cochrane asked its one building part will be convenience store and part liquor store as far as property tax is it one person responsible. Atty Conway stated just one bill, she said the landlord will portion the bill to the leases. My Miller asked if there would be separate check out areas, and yes there will be a liquor check out are and then an everything else. Mr Miller again suggests they speak to the Planning Board he suggested the site plan review with the liquor and separate convenience store would be different than the original plan. She will make sure they do whatever needs to be done. Ms Cochrane stated it would be more complicated than we think due to multiple parties. Landlord has lease with alcohol and separate with another individual. Mr Miller is there urgency on this? We may want to look into this a bit more due to other boards that may need to review this. She stated yes there is, there is a deadline of 2 weeks. Mr Miller stated we are meeting again in a week and the Planning Board approved the original project and don't want to miss something that may have been overlooked. - Public hearing Tax Classification, Ms Cochrane motion to open public hearing, read into the record Mr Miller second. Vote to establish residential factor of 1. Warren questioned how much commercial do we need to have a commercial tax rate. Mr Moitoza indicated 40-45%.	Cochrane made a mother to transfer conrtifentr on applicant receiving all apooprovals from Board of Selectmen, Planning Board, Building Dept and all permits made, Miller second - Voted
Minutes	- Minutes October 30, 2019 - Minutes November 6, 2019	Cochrance motioned to accept the tax factor, Miller second, Voted Cochrane motioned to accept, Miller second, Voted Cochrane motioned to table, Miller second, Voted
Meeting Mail	- Letter of resignation from Berkley Library Director Mr Miller thanked her and only head good things about her and her work	Cochrane made a motion to file, Miller second,

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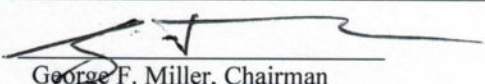
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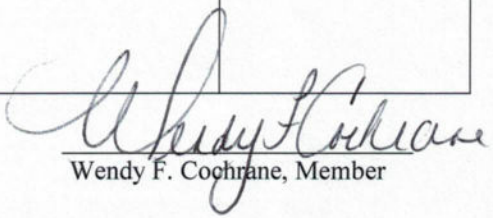
Personnel Board New Business	- Notice form Department of Agricultural Resources - Invitation from Boy Scout Troop #31 for dedication ceremony Ms Cochrane went to last dedication for Eagle Scout was a nice ceremony this young man did restoration of all the town common Christmas decorations and will present them to Ms Ennis. This is quite an honor. Once he gets his certificate she would like to give him a citation. - Interim Town Administrator position discussion. Ms Cochrane stated it was posited. Mr Miller stated when previous TA left that he thought it would be a good idea to have an interim. Mr Miller questioned if the Town Administrator Assistant was falling behind. She stated is all set and only 2 meetings for minutes to do. Mr Miller we have an executive session to review applicants for the TA position. Mr Miller did review the applications and did notice not a lot of individuals with municipal experience. Some people had transferable skills but were not on point enough. Mr Miller stated no one jumped out at him. He wants to see if one of them wants to come in for an interview. He spoke about possibly advertising in the Beacon. Ms Cochrane stated she would call and check. Heather Martin-Sterling applied for the interim. Mr Miller would like to talk to her about serving as interim but no guarantee that it will be permanent. Heather Martin-Sterling 7 Howland Rd if we appoint you no guarantee and we may put something in the Beacon. Could allow them for more time to seek other candidates. Subject to an interim contract and job duties. Was submitted this past Sunday. Ms Cochrane asked when she would start, she stated not until the 1st of the year. Mr Miller asked to schedule a meeting next week. - Application for Common Vic License for Nouria Energy d/b/a Amato's Xpress Meeting to go into Executive Session under Chapter 38 §21 to consider applicants for employment or appointment as a preliminary screening committee. Not to return to open Session.	Voted Cochrane made a motion to file, Miller second, Voted Cochrane made a motion to file, Miller second, Voted. Cochrane made a motion to put on agenda next week to discuss interim TA contract negotiations in ExecSession, Miller second, Voted Cochrane made a motion to approve Common Vic License, Miller Second, Voted. Cochrane Motioned, Miller second, Voted.
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Next Regular Meeting December 11, 2019


George F. Miller, Chairman


Wendy F. Cochrane, Member