

MEETING MINUTES
BOARD OF SELECTMEN
May 26, 2021

Consistent with guidance issued by Governor Baker on March 12, 2020 suspending certain provisions of the Open Meeting Law due to Covid-19, this meeting was held remotely using Zoom technology, Meeting ID 956 8181 9679.

At 6:30 PM Chair John Jeffries called the meeting to order with members Robyn Hunter and Robert Springett present. Also in attendance were Christopher Dwelley, Town Administrator; Katelyn O' Brien, Assistant Town Administrator, and Mona DiSciullo, Administrative Assistant.

ATTENDEES: Ruth Townsend, Community Center Building Committee; Barry Greenwood, Capital Budget Committee; Gordon Kinder, Sara Kinney, Warrant Committee

PRESS: None present.

Citizens' Comments

There are no citizens' comments.

I.1 Dover's Fiscal Year 2021 in Review Presentation

Mr. Dwelley prepared and displayed a slideshow presentation entitled Fiscal Year 2021 in Review which highlights the accomplishments and achievements resulting from the tremendous efforts of the Town staff, boards and committees, and volunteers in response to the Selectmen's FY21 goals and objectives. Mr. Dwelley provided specific details of the efforts undertaken, progress made, and next steps for each of the listed goals and their focus areas. Also mentioned were Notable Achievements and Ongoing Projects. The slideshow can be viewed on the Town's website at www.doverma.gov under the Document Center tab.

1. Modernization

- Better Leverage Website
- Develop Townwide Culture of Management

2. Long-term Financial Planning

- Implement Financial Reserve Policies
- Implement DOR Report Recommendations
- Implement Internal Financial Control Policies

3. Land Use/Open Space

- Hale Reservation
- Land Use Department Head
- Master Planning
- Water Resources

4. Town Governance Structure

- Support Dover's Volunteer Base
- Create Synergy Between Boards and Committees
- Evaluate Dover's Government Structure

Mr. Dwelley thanked the Board for their leadership, and the Selectmen joined him in praising the dedication, efforts, and commitment of all Town staff, boards and committees, and volunteers for the many achievements accomplished.

I.2 Special Town Meeting Community Center Building Financing Plan and Potential Vote

The Community Center Building project is estimated to cost \$18 million for either a renovated or a new building. At their May 20, 2021 meeting, the Board began the discussion of the Community Center Building project financing plan and, after much robust discussion, it was decided to continue the discussion and potentially vote approval of a plan at the May 26, 2021 meeting. In preparation for the meeting, several financial charts and summary documents were created, and Mr. Jeffries emphasized that the documents prepared are based on a combination of experience and data-driven information that has been accumulated over the years and is in keeping with a financial structure that stabilizes the tax rate, is affordable, and is beneficial and advantageous to Dover.

Mr. Dwelley provided a slideshow presentation summarizing financing plan options and their impact on the residents for a renovated or a new community center building. Costs for additional space for recreation and additional space for a preschool were not included in the figures. Displayed and discussed were the following elements of the presentation:

- Costs of the project
- 20-year debt exclusion chart
- Gross cost to average taxpayer based on home value
- Reducing costs and leveling annual increases
- The net cost to taxpayers
- The impact on cash reserves
- The cost of options
- Annual allocation of reserves
- Capital reserve balance financial chart for FY22 through FY35

Mr. Jeffries moved to endorse the financial plan as proposed utilizing \$4 million of Free Cash over a 12-year period to service the debt of the Community Center Building project and that the \$4 million will be appropriated and voted on annually by Town Meeting, seconded by Mr. Springett. The motion passed, by roll call vote with Mr. Jeffries and Mr. Springett in favor and Ms. Hunter against.

I.3 Special Town Meeting Articles and Summary FAQs Review and Potential Vote

Incorporating the work of the Caryl Community Center Building Committee project and Town staff, the Board has prepared a draft of an Executive Summary which will be distributed to residents prior to the June 12, 2021 Special Town Meeting. The Executive Summary provides background on the Caryl Community Center, details the Community Center building project options which will be presented for vote at the STM and the impact the selected option will have on the Town, explains the funding required to construct the selected option, and describes the voting procedure. The Board will be making final edits to the text and the financial charts based, in part, on pricing information received earlier today and this evening's discussion.

Mr. Jeffries moved to approve the Executive Summary, Caryl Community Center, prepared for the June 12, 2021 Special Town Meeting, as amended; seconded by Ms. Hunter; it was unanimously approved by roll call vote.

Adjournment

At 8:20 PM Mr. Jeffries moved to adjourn, seconded by Ms. Hunter; it was unanimously approved by roll call vote.

DOVER BOARD OF SELECTMEN

Robyn Hunter, Clerk