



September 1, 2016

Honorable Selectboard,

Please accept this as an abridged account of initiatives and activities performed by myself and town hall staff since my last report. Please note, this report is inordinately brief, largely due to the fact I have been away for several days during the last two weeks.

Town Hall Systemic Issues; As you are aware from some of the emails I have forwarded there has been some concerns raised by Fire District 1 in response to a concern raised by a contractor doing some electrical work in Town Hall. The contractor made some professional observations about the general condition of wiring and electrical systems in Town Hall. Those observations were made known to the Wiring Inspector and to Lt Houle from Fire District 1. As responsible authorities in regards to these code and safety issues Fire Chief Authier and Lieutenant Houle visited Town Hall on Thursday morning.

They have requested we immediately get an evaluation of the electrical system from Bernashe Electric, we have already had our property manager on site and he will help us develop a strategy to make the entrance ways safe to standards set forth in code. We will likely have to interrupt some of the plans continue updating offices and shift our available financial resources to these safety needs. We have been replacing and addressing electrical issues as we renovate offices, but there is so much which meets the eye under layers "renovations" over a hundred year period, given when this building was designed and built electrification of buildings was a relatively new amenity.

These issues are not ones which are new to you or me, but have been chronicled for years. Submittals have been made to Capital Planning and they are doing their level best to address these issues against a host of other needs in public buildings. Also the Building Commissioner, Wiring Inspector and Fire District are only doing the job they are responsible for in regards to public safety.



PVTA Van, New Vehicles, Thank you to PVTA for the latest addition to the fleet. This Ford Transit van has 90K miles on the odometer and is five years old. It has been well maintained by the PVTA and their fleet mechanics. It will replace a sixteen year old van with over 200K miles. Thank you to the DPW staff for keeping that vehicle together for nearly two decades. A special

thanks to PVTA Representative and former SB Member Marilyn Ishler for making sure we are aware of every opportunity through the PVTA. Thank you Marilyn!

We are also replaced two Parks vehicles which we hope we can save more money by returning the plows (kidding). These vehicles will replace trucks Over ten years old. The maintenance mechanic has done as much as he can keeping DPW vehicles road worthy, but there is limit to talents. These vehicles

get heavy use, much more so than some of the utilities they often are compared with, The Superintendent of the DPW is committed getting as much life out of these trucks as their predecessors.



Even though or old vehicles are worn out, ATA Wolowicz keeps finding people interested in buying them on MuniBid. We will soon have three vehicles listed for sale on the MuniBid website.

Woodlawn Plaza: The Town Planner and I met with principles owners of the property to discuss ideas at their request. They also had their design engineer and commercial broker in attendance. It was a very interesting and positive discussion. Andy Yee and Rocky Falcone represented the partnership.

Mr. Yee and Mr. Falcone are very excited about the market response and the possibilities, they also are honest about the limitations of the site. They still are in active conversations with various retail parties, including grocery stores. They have heard loud and clear from the community about the interest in having a food store at the location. It is an exciting time and their inclusion of the town officials is much appreciated, as well as their investment.

The future plans may include a complete revisioning of the site in order to explore the changing market, housing, life style retail, healthcare and a clothier are all possibilities, but nothing has been finalized. I think it is important for people to find ways to make their interest known to the principles, but realize in the end the investment must have a return or the property will eventually fall into disrepair.

Presidential Early Voting; As you are aware by the schedule presented to you in the packet Town Clerk Carlene Hamlin has taken a very aggressive approach with this new program. She had reached out to MHC and Loomis and we were just not able to put something together this time at those locations for off-site voting. There are restrictions and approvals of such locations required by the Secretary of State's Office which just could not be coordinated in time for the elections. We will revisit options in the future.

However we will have off-site voting at the Senior Center, Town Hall will be open on a Saturday and there will be daily voting in the Clerk's office with expanded voting hours. All tolled there will be over 80 hours of early voting provide by the office. I thank the Clerk for her enthusiasm and congratulates her on doing with very little additional cost associated with the program.

Ted Belsky Overlook Project; I am awaiting estimates on concrete sidewalk/asphalt replacement, fence replacement and the light installation. I have however received the quote for deck replacement, repair and bringing it up to code at \$28K. I have informed the Capital Planning Chair and once we have some hard figures we will file with Capital. The Chair is looking at a mid to end September meeting for Capital to discuss this and possibly other projects (I am unaware of any at this time).

Bardwell Street Library; I expect a transfer of ownership at any time now, the Legislature and the Governor's Office. I would like to extend a thank you to the staff in the Governor's Office and Representative Scibak for making this happen. I know the developer is anxious to get started and we are anxious as well. There will be six new approximately 1200 square foot condos, two bedroom two baths, close to the new library in a very walkable part of South Hadley Falls. I appreciate the developer's patience and investment, as well.

Selectboard Meeting Room; You may recall there was an appropriation from the PEG Access Fund (Cable) sometime ago to explore purchasing some large monitors which would be capable of showing presentations on the wall of the Selectboard Meeting room. Also included in that project was a podium to allow presenters and speakers to address the boards and commissions during a meeting while presenting material. The present configuration of the "hot seat" does not allow that as easily.

The Selectboard Chair has asked me to have Bob Smith come to a meeting to further explain the plan and schedule. The monitors may also be used at Town meeting to display relative material, articles and motions.

Solar RFP; I have supplied you with the Solar RFP which is out on the "street" as they say in the procurement field. The very able Beth Greenblatt will oversee the submittals and the review of proposals. She will be attending the Selectboard after the submittals are in to make a recommendation on said proposals.

This is a historic moment for South Hadley and you as a SB should be very proud of your role in bringing renewable energy to the municipal forefront. I realize there has been solar on the landfill for some time and your predecessors should be thanked for that project, but this is a substantial step in the right direction for South Hadley. Congratulations on your leadership!

Thank you for your continued support, I apologize for the poor timing on the MassWorks Grant and appreciate you taking the time to come in and take the necessary vote to submit the application. It is hard to believe we will start the FY 18 budget in a few short weeks. I hope you all enjoy the Labor Day weekend.

Respectfully submitted,

Michael J. Sullivan

South Hadley, Town Administrator