



Watertown Town Council

Administration Building
149 Main Street
Watertown, MA 02472
Phone: 617-972-6470

RELEASED TO PUBLIC

ELECTED OFFICIALS:

Mark S. Sideris,
Council President

Stephen P. Corbett,
Vice President

John A. Donohue,
Councilor At Large

Susan G. Falkoff,
Councilor At Large

Anthony Palomba,
Councilor At Large

Angeline B. Kounelis,
District A Councilor

Cecilia Lenk,
District B Councilor

Vincent J. Piccirilli, Jr.,
District C Councilor

John J. Lawn, Jr.,
District D Councilor

EXECUTIVE SESSION MINUTES November 10, 2009 at 6:40 pm

IN THE MATTER REGARDING strategy with respect to the sale, purchase or lease of real property, it was moved by Councilor Sideris in open session, to go into executive session for the above stated matter, seconded by Councilor Kounelis and adopted by a roll call vote of 6 in favor and 3 against, with Councilors Kounelis, Devaney and Younger voting no.

The recording secretary is Valerie Papas, Council Clerk.

In attendance for the call of the roll were Councilors Mark Sideris, Jonathan Hecht, Stephen Corbett, Vincent Piccirilli, John Lawn, Angie Kounelis, Susan Falkoff, Marilyn Devaney and Council President Clyde Younger. Also present were the Town Manager, Town Auditor, Town Planning Director and Attorney Reich.

The Manager provided a brief overview of a letter dated May 20th from St. James Armenian Church expressing interest in the East Branch Library. A document dated October 13, 2009, Re-use of Former Branch Libraries, attached was also discussed.

The Chair spoke against selling the branch libraries and discussing the matter further in executive session.

Councilor Falkoff stated that the Council cannot make a decision without hearing all options.

Councilor Lawn stated that the executive session will provide guidance to the Council.

Councilor Corbett indicated that he would like to hear all options and ramifications.

Attorney Reich stated that the process of selling town owned property is a statutory mandated process and that a particular buyer cannot be targeted.

Councilor Lawn indicated that the draw-back of the East Branch library is its lack of parking and the fact that it is in a T zone.

Councilor Kounelis stated that the document written on May 20th is a public document, the public is aware of the situation and she has received phone calls from her constituents on the matter.

Councilor Sideris stated that he does not want to vote the matter in executive session and that after discussing the matter in executive session, he would like to bring the matter back out to the public.

Councilor Kounelis spoke in support of having the matter on the next agenda.

The Chair spoke in favor of having an ad hoc committee determine this matter.

Councilor Piccirilli stated that we owe St. James a response to its letter.

The Chair stated that the Manager should have responded to St. James after receiving the document dated May 20, 2009.

Councilor Devaney moved to end discussion and adjourn the executive session, seconded by Councilor Sideris. Adopted 8-1 vote with Councilor Falkoff voting no.

On Tuesday, March 23, 2010 with a quorum present, Councilor Lawn moved to release the executive session minutes dated November 10, 2009, seconded by Councilor Corbett and adopted by a roll call vote of 8 for and 1 against with Councilor Kounelis voting no.



Mark S. Sideris, Council President

TOWN COUNCIL ROLL CALL VOTE

MEETING DATE: March 23, 2010

To release the executive session minutes dated 11-10-2009.

	YES	NO	PRESENT
STEVE CORBETT	<u>✓</u>	<u> </u>	<u> </u>
JOHN DONOHUE	<u>✓</u>	<u> </u>	<u> </u>
SUSAN FALKOFF	<u>✓</u>	<u> </u>	<u> </u>
ANGIE KOUNELIS	<u> </u>	<u>✓</u>	<u> </u>
JOHN LAWN	<u>✓</u>	<u> </u>	<u> </u>
CECILIA LENK	<u>✓</u>	<u> </u>	<u> </u>
ANTHONY PALOMBA	<u>✓</u>	<u> </u>	<u> </u>
VINCENT PICCIRILLI	<u>✓</u>	<u> </u>	<u> </u>
MARK SIDERIS COUNCIL PRESIDENT	<u>✓</u>	<u> </u>	<u> </u>

TOWN COUNCIL ROLL CALL VOTE

MEETING DATE: November 10, 2009

To go into executive session

	YES	NO	PRESENT
STEVE CORBETT	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
MARILYN DEVANEY	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
SUSAN FALKOFF	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
JONATHAN HECHT	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ANGIE KOUNELIS	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
JOHN LAWN	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
MARK SIDERIS	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
VINCENT PICCIRILLI	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CLYDE YOUNGER COUNCIL PRESIDENT	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

TOWN COUNCIL ROLL CALL VOTE

8-1

MEETING DATE: November 10, 2009

To adjourn Meeting ending discussion

	YES	NO	PRESENT
STEVE CORBETT	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
MARILYN DEVANEY	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
SUSAN FALKOFF	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
JONATHAN HECHT	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ANGIE KOUNELIS	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
JOHN LAWN	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
MARK SIDERIS	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
VINCENT PICCIRILLI	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CLYDE YOUNGER COUNCIL PRESIDENT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Executive
Session

OCTOBER 13, 2009

RE-USE OF FORMER BRANCH LIBRARIES

SUMMARY:

- Cost allocation to renovate the North Branch Library, \$1.1 Million, property value \$645,300.
- Cost allocation to renovate the East Branch Library, \$1.5 Million, property value \$748,300.
 - Purpose of reuse after renovation
- Disposition of Property – Sale or Lease (G.L. c. 30B, § 16)
 - Determine value of property
 1. If value of property for sale or lease over total period is \$25,000 or less, no solicitation required.
 2. If value of property for sale or lease over total period is more than \$25,000, proposals must be solicited
 - a. may specify terms limiting use of property
 - b. may specify minimum price
 - c. publication in local newspaper at least once a week for two consecutive weeks
 - d. over 2,500 square feet – advertise in Central Register
 - e. proposals must be opened publicly, and name of successful bidder and price published in Central Register
- After disposition: M.G.L. c7, §40J, Town must disclose the beneficial interests of the sale to the Div. of Capital Asset Management.