

Minutes of Meeting – October 4, 2023; meeting called to order at 6:00pm. Present: Ed Lane; Dave Roche; Marybeth Mitts; Max Scherff. Absent: Neal Maxymillian

Announcements from the Chair: Trunk or Treat at the LCC October 2 at 4:45PM, Bob Coakley retired from the Kennedy Park Committee after 52 years of volunteering, Blood Drive at St. Ann's Church 9AM-2PM, October 12

MOTION by DR to approve the Minutes of September 20, seconded by MS 4/0 vote.

Citizen's Open Forum: Kate McNaulty Vaughn, 10 Post Rd., gave information on the Fix-It Fair October 21 from 1-4pm at the LCC, make reservation ahead of the event to ensure the volunteers are prepared.

Consent Agenda:

- Appoint Anne M. Moore to Registrar of Voters
- Appoint John Simons to Zoning Board of Appeals (member) HOLD
- Appoint Arthur Oliver to Zoning Board of Appeals (associate)HOLD
- One-Day A/A License Request, Timothy Hirschfeld, October 14, 3-10PM
- One-Day W/M License Request, Andrea Pignatelli, October 7, 12-4PM
- One-Day A/A License Request, Ventfort Hall, October 12, 4-8PM
- One-Day A/A License Request, Ventfort Hall, October 26, 6-10PM
- Donation acceptance request, Lenox Police Department
- Donation acceptance request, Lenox Fire Department

HOLD EL had discussed appointments to ZBA with ZBA Chair Robert Fuster, Jr. and member Shawn Leary Considine, they were both happy to have new members appointed. Expressed appreciation for the volunteers.

MOTION to accept the Consent Agenda as presented by DR, seconded by MS, 4/0 vote

DR read the Public Hearing Notice for an all alcoholic innholders license for Doctor Sax House located at 35 Walker Street.

Attorney Jeff Lynch presented on behalf of the applicant, Doctor Sax, LLC.JL represented the client through purchase of the property, zoning and building inspections. Described the in as a small-scale operation, euro style café with light fare. Expects the business will evolve as time goes on. He described the layout of the premises; entrances, exits and terrace, clearly defined spaces, visible from kitchen area. The applicants are hoping to open for mid to late 2024 season.

The board asked about parking, hours, entertainment, and noise in the neighborhood. JL noted the ZBA approved parking plan, discussed hours as being requested 8am-1am, any entertainment would be inside, they would be returning for an entertainment license.

There was some discussion regarding hours of neighboring businesses and noise in the area. In the interest of not holding up the application, approving shorter hours and expanding later was discussed. To be competitive and in keeping with the comparable businesses in the neighborhood, operating hours of 8am-10pm were settled on.

MOTION to close Public Hearing DR, seconded by MS, 4/0 vote.

MOTION to approve all Alcoholic Innholders License for Doctor Sax House with hours as discussed by DR, seconded by MS, 4/0 vote.

EL opened the discussion regarding Small Cell Wireless, MM commended zoning regulation discussed factors applicant would have to meet.

MOTION to approve implementation of the Process and Regulation for Grant of Location for Small Wireless Facilities in Public Right of Way as presented by DR, MS seconded, 4/0 vote

MM introduced Cassie Boyd, President of Bailey Boyd, to discuss the CDBG housing rehabilitation grant. Baily Boyd is a grant writing administration firm specializing in Community Development Block Grant program, running a housing rehabilitation program since 2017. Their program is designed to take the burden of the grant process off the town. She cited the need in Lenox and discussed the older residents looking to age in place and young families that may not have equity. Discussion of other towns working with Bailey Boyd, demographics in respect to other communities, how need is assessed and how a waiting list would function.

Chris Fenton with the AHT asked how much the town would be able to raise, what is the maximum per home owner, how is priority of the waitlist determined and

CB total grant amount depends on if the town applies with another community, if so the 1 million grant would be split between the communities, \$50,000 per home, waitlist is 1st come 1st served.

More discussion regarding homeowners' choices for contractor services, bid process, financial obligations of the homeowner and Town in the event of default, compliance checks, the involvement of the Inspections Department.

Kate McNulty Vaughn asked the Board to reach out to other Select Boards participating in the CDBG program to see how it has worked for them.

EL felt the Board should pursue, asked MM to take the wheel in this effort MM agreed to keep the Board informed.

Next meeting October 18th.

MM brought up the Library Association Book Sale at the Town Hall October 7 & 8.

MOTION to adjourn at 6:46PM by DR, MS seconded, 4/0 vote