



Board of Selectmen **Public Meeting Minutes** **March 26, 2019**

The regular meeting was called to order at approximately 6:30 p.m. in the Town Hall Hearing Room by Chairman Norm Holcomb. Selectmen present: Tracy Post, Michael Stone, and Mark Forest. Also attending: Yarmouth Assistant Town Administrator, Chris Dwelley.

1. Public Announcements & Comments

Chairman Holcomb advised that with regard to the golf RFP presentation, the Board welcomes comments and new data that will assist it in making a decision; however, it will not hear a repeat of the comments previously heard at last week's meeting.

Tom Sullivan of West Yarmouth asked for clarification on whether the regional agreement could be amended from Town Meeting floor. The consensus was that it could not. He also asked for a warrant article on de-regionalization, and what would happen to the Golf Enterprise account if the courses become privately managed.

Jim Seymour, District 4, thanked the Board and the Golf Enterprise Committee (GEC). He noted that some town administration personnel who were involved in the RFP process were not present at tonight's meeting.

Richard Simon, speaking as a private Yarmouth citizen, explained that he found some inaccuracies in the golf consultant's report. He presented his own research which indicates that it is possible to self-fund municipal golf.

John Sears of South Yarmouth spoke strongly in support of Yarmouth golf and maintaining the current municipal model.

Barbara Fitzpatrick of West Yarmouth advised that many members of her golf league would be willing to volunteer at the golf courses.

Tom Martin of Yarmouth Port advised that according to the minutes of the meeting at which the Town acquired Bass River in 1956, it was done "to keep the tourists from going down the Mid-Cape to Dennis"; it was not taken for recreational purposes.

2. Public Hearing

a. Change of Manager Applications for The Grilles at Bass River and Bayberry Hills Golf Course Restaurants. Licensing Chair Mike Stone noted that there was no legal notice necessary in this case. Scott Gilmore, Interim Director of Golf, was present and is TIPS-certified.

MOTION: To move to approve the change of manager at The Grill at Bayberry Hills from Jim Armentrout to Scott Gilmore.

Motion by: Tracy Post

Seconded by: Mark Forest

Yea 4 Nay 0

MOTION: To move to approve the change of manager at The Grille at Bass River from Heather Gatchell to Rebecca White.

Motion by: Tracy Post

Seconded by: Mark Forest

Yea 4 Nay 0

3. ATM Article 49 Review (Petition Article)

Amanda Murphy of West Yarmouth, member of Sustainable Practices, a group which is working to reduce the use of single-use plastic bottles on the Cape, advised that the original Article 49 has been revised for clarity and will be given to the Moderator at Town Meeting. She provided copies to the Board. Selectman Post suggested that Town Counsel review the revisions, and that the Board only discuss the original article. Ms. Murphy read the original article which prohibits the use and/or sale of any plastic bottles by the Town or on Town property. Sheila Place of Yarmouth spoke on the dangers of single-use plastics, especially now that the recycling market has dried up. Jan Hively of West Yarmouth noted that nine Cape Cod towns are considering bottle bills. She introduced Madhavi Venkatesan of Brewster, the group's founder, who explained the long-term goal.

Selectman Post read into the record a memo from the Yarmouth Recycling and Solid Waste Advisory Committee (RASWAC) stating that the Committee is not prepared to endorse the article until the impact to the Town is known and workable alternatives are identified. Discussion followed about possible alternatives, and alcohol service. The group's ultimate goal is to change behavior in order to protect the environment, and it is seeking the Town's support in making a symbolic statement. The Selectmen asked for Town staff input and agreed to table the discussion until more information is available.

4. Presentation of Golf RFP Response Results and Possible Vote

Municipal Operations Director Rich Bienvenue reviewed the RFP process. Six responses were received; three were eliminated as "non-responsive." A five-member evaluation committee consisting of Mr. Bienvenue; Assistant Town Administrator Chris Dwelley; GEC member Ellen Chapman; Community Services Director Pat Armstrong; and Golf Director Scott Gilmore rated Billy Casper Golf as highly advantageous; Landscape Management, Inc. as advantageous; and Johnson Golf Management as less advantageous. Mr. Bienvenue outlined the differences, and pros and cons between lease, management, and consulting options offered by the respondents. Mr. Keegan, the consultant, was available to the Evaluation Committee, but did not make a recommendation. While the Evaluation Committee has recommended Billy Casper Golf, the Board of Selectmen must decide whether to move forward with the RFP process or not.

Mr. Bienvenue responded to questions from the Board. He explained that the RFP was geared more toward lease or management options than toward the consulting option, and only one respondent included that option in its proposal. He also explained the evolution of the Town's charges to the Golf Enterprise Fund; use of the reserve fund; questions for the next round of negotiations; and OPEB impacts.

GEC Chair Kristen Seymour introduced other members of the GEC. There has been an open meeting with membership, and extensive work has been done by the Committee to address the shortfalls of the existing management and operations. Ms. Seymour noted that Mr. Keegan's evaluation concluded that any third-party management solution would require contributions from the general fund. She reviewed the action plan presented by the GEC and Golf Operations Department last November, and expressed frustration that the GEC was then left out of the RFP process. The Committee felt that the membership should also have been made aware of the RFP; membership

fees and structures were not addressed in the RFP; and the timing was inappropriate and created significant problems for Golf Operations. She did note some positive effects of the RFP process, including the internal review of current practices and how to improve them; the overall parallels between Bill Casper Golf (BCG) and Yarmouth Golf; the need for improved detail in financial reporting; increased interest and involvement of membership; and the importance of golf in Yarmouth. However, because it is unclear what direction Yarmouth Golf will take, enrollment for the 2019 season is down 50%, and seasonal hiring and other pipeline projects have been delayed. She noted that the cost and effects proposed by privatizing will be a significant change for Yarmouth members and employees. It could also impact home sales in a community that does not offer unlimited pay option. She advised that the golf fees proposed in the warrant may not pass due to the unknown future of Yarmouth Golf and that may affect the BCG proposal. Finally, the GEC recommended that Yarmouth Golf remain under the current management model and immediately implement the Action Plan presented to the Selectmen last fall.

The GEC would like to initiate additional changes to its practices going forward: it would request two meetings per year with the BOS; move customer service issues back to Golf Operations from BOS; work on marketing once the new POS system is put in place; improve technology, specifically with regard to social media, Golf Operations and membership.

There was discussion regarding the influence of annual golf passes on home-buying decisions. It was pointed out that Community Services need to be balanced with all of the Town's financial responsibilities, and that Golf Operations provide services to the Senior Center and other non-golf facilities. Mr. Stone reviewed the history of the links course and Peter Homer Town House Park. In light of the ambitious plans laid out, and clear commitment of the GEC, Golf Operations, and membership, there was consensus on the Board to further review the information presented tonight before voting on whether to move on in the RFP.

An unidentified speaker asked for a point of order and asked the Board to proceed with a vote. Chairman Holcomb advised that he will wait until there is a full board present for the vote. Ms. Post noted that the speaker was out of order.

5. Vote on Arts. 2, 3, 7, 10, and 47

MOTION: To move to recommend Article 2, the Town Operating Budget.

Motion by: Tracy Post

Seconded by: Mike Stone

Yea 4 Nay 0

Article 3, Golf Operating Budget, was reviewed by the Board and Assistant Town Administrator Chris Dwelley. The \$360,000 operating loan in the golf reserve fund has not been used. The difficulty is that at the time the warrant is printed, the fiscal year will not yet be closed out. However, the amounts printed in the warrant have been certified by the State. The State's requirement for Enterprise Fund budgeting requires conservatism, thus the golf operating budget is projecting a loss of \$149,000. Mr. Dwelley offered to forward the accounting detail to the Board.

MOTION: To move to recommend Article 3, the Golf Operating Budget.

Motion by: Tracy Post

Seconded by: Mike Stone

Yea 3 Nay 0 Abstain 1

Article 7, School Budget, was discussed and it was decided to recommend from the floor.

MOTION: To move to recommend Article 10, the Routine Capital Budget.

Motion by: Mark Forest

Seconded by: Tracy Post

Yea 4 Nay 0

MOTION: To move to recommend Article 47, the Annual Golf Fee increases.

Motion by: Tracy Post

Seconded by: Mark Forest

Yea 4 Nay 0

6. Approval, Vote, and Sign 2019 ATM Warrant

Article 20 would be the D-Y Assignment of capital responsibilities discussion placeholder. After discussion, the Board determined that it would be inappropriate at this time. The article will be withdrawn.

Article 48 was a placeholder for a library discussion, however, the Library Director has instead requested to distribute information at Town Meeting.

MOTION: To move to withdraw placeholder Articles 20 and 48 from the Warrant.

Motion by: Tracy Post

Seconded by: Mark Forest

Yea 4 Nay 0

MOTION: To move to accept the Warrant as discussed tonight.

Motion by: Mark Forest

Seconded by: Norm Holcomb

Yea 4 Nay 0

7. Town Meeting Preparations

Assistant Town Administrator Chris Dwelley advised that Mock Town Meeting is scheduled for April 25 in the Hearing Room. Staff will be expected to attend, but not committee members, although the Finance Committee and the School Committee will be invited to make presentations. Staff will try to arrange live call-ins. A press release will be issued in addition to the usual notices.

8. Board of Selectmen

a. Committee Appointments. Appointments Chair Mark Forest recommended the reappointment of Mark Grylls as the Town of Yarmouth's Building Commissioner for a three-year term running through April, 2022.

MOTION: To move to reappoint Mark Grylls as the Town of Yarmouth's Building Commissioner for a three-year term running through April, 2022.

Motion by: Tracy Post

Seconded by: Norm Holcomb

Yea 4 Nay 0

b. Approval of Meeting Minutes for July 17, 2018, August 7, 2018; Executive Session Meeting Minutes for January 15, January 29, and February 26, 2019. It was noted that due to technical difficulties, there were several interruptions in the recording of the July 17 meeting at D-Y High School.

MOTION: To move to approve the minutes of July 17, 2018 and August 7, 2018; and to approve and hold Executive Session Meeting Minutes for January 15, January 29, and February 26, 2019.

Motion by: Tracy Post

Seconded by: Mark Forest

Yea 4 Nay 0

c. Upcoming Agenda Review: Vote on golf at the next meeting, April 9.

d. ATM Article Summary

e. Individual Items: Discussions were held on Golf Operations, the benefits of the RFP process, and addressing weaknesses in the management.

9. Town Administrator Items

a. Consent Agenda. 2019 Seasonal Alcohol and Entertainment Licenses, and annual informational mailing for Old King's Highway Historic District (OKH) in water bills. Cummaquid residents will need to be advised of the OKH flyers in a separate mailing, as their water bills come from the Town of Barnstable.

MOTION: To move to approve the Consent Agenda.

Motion by: Norm Holcomb

Seconded by: Mark Forest

Yea 4 Nay 0

- b. Town Administrator Updates:
- c. Water Resources Planning:
- d. Dennis-Yarmouth School Agreement:
- e. Mattacheese School Project:
- f. Cape Tech:
- g. DPW Facility:

10. Adjourn

MOTION: To move that the Board of Selectmen adjourn the meeting.

Motion by: Tracy Post

Seconded by: Mark Forest

Yea 4 Nay 0

Meeting adjourned at approximately 10:15 p.m.

Respectfully submitted,



Linda Dennehy

DISTRIBUTED MATERIAL AGENDA PACKET

- Change of Manager Application from The Grill at Bayberry Hills
- Change of Manager Application from The Grille at Bass River
- Art. 49 Petitioned Article Regarding the Proposed Municipal Plastic Bottle Ban and Memo from RASWAC regarding the petitioned article
- Golf RFPs from Billy Casper Golf, Johnson Golf Management, Inc., and Landscapes Management Company
- 2019 ATM Warrant **(under separate cover)**
- Memo to BOS from Appointments Chairman dated March 20, 2019 re: Reappointment of Building Commissioner
- Draft Board of Selectmen Meeting Minutes of July 17, 2018
- Draft Board of Selectmen Meeting Minutes of August 7, 2018
- Draft Executive Session Meeting Minutes of January 15, 2019; January 29, 2019; February 12, 2019; and February 26, 2019 **(under separate cover)**
- 2019 BOS Upcoming Agenda Items Schedule
- 2019 ATM Article Summary
- 2019 Seasonal Alcohol and Entertainment Licenses for BOS Approval
- Old King's Highway Historic District Committee Memo to BOS dated March 7, 2019 re: OKH Annual Reminders: 2019 Spring Water Bill Insert and Post Card Mailing
- Copy of grant check from Substance Abuse and Mental Health Services Administration to YSAC Committee
- Hyannis Access Phase II Informational Flyer (TIGER Grant Program)