



**Certified Minutes  
Annual Town Meeting  
June 6, 2022  
Town of Blandford**

On Monday June 6, 2022, the inhabitants of Blandford qualified to vote in elections and town affairs met at the Blandford Town Hall One Russell Stage Road at 7 P.M. to act on the following matters:

**ARTICLE 1:** To see if the Town will vote to accept the reports of the Town Officials and act thereon; or take any other action relative thereto.

Motion made and seconded;

**ARTICLE 1:** Passed unanimously

**ARTICLE 2:** To see if the Town will vote to create an Education Stabilization Fund pursuant to G.L.c. 4, Sec. 5B for the purpose of funding assessments made by the regional school districts of which the Town is a member community; and to appropriate thereto \$70,054 from the Gateway Regional School District account (account # 015300.000) for the period of July 1, 2021 through June 30, 2022; or take any other action relative thereto

Motion made and seconded;

**ARTICLE 2:** Passed unanimously

**ARTICLE 3:** To see if the Town will vote to raise and appropriate or transfer from available funds the sum of \$1,537,058 for the Gateway Regional School District assessment as determined using the "Alternative Assessment Method," as set forth in the regional school district agreement, for the period of July 1, 2022, through June 30, 2023; or take any other action relative thereto.

Finance Committee Recommends

Motion made and seconded;

**ARTICLE 3:** Passed unanimously

**ARTICLE 4:** To see if the Town will vote, in the event that as of June 30, 2022 the Gateway Regional School District FY23 assessment is calculated using the Statutory Method, that the amount to be raised and appropriated under Article 3 of the June 6, 2022 Annual Town Meeting for the FY23 Gateway Regional School District assessment will be reduced to the Statutory Method assessment amount of \$1,463,284, and further, that the sum of \$36,887 be raised and appropriated from available funds to the Education Stabilization Fund; or take any other action relative thereto.

Motion made and seconded;

**ARTICLE 4:** Passed unanimously

**ARTICLE 5:** To see if the Town will vote to raise and appropriate from available funds the sum of \$178,000 for Vocational Education (account #015301.000) for the period of July 1, 2022 through June 30, 2023; or take any other action relative thereto.

Finance Committee Recommends

Motion made and seconded:

**ARTICLE 5:** Passed unanimously

**ARTICLE 6:** To see if the Town will vote transfer from Gateway Regional School budget (account #015300.000) the sum of \$70,054.00 to the Vocational Education account (#015301.000) for the period of July 1, 2021 through June 30, 2022; or take any other action relative thereto.

Finance Committee Recommends

Motion made and seconded:

**ARTICLE 6** Passed unanimously

**ARTICLE 7:** To see if the Town will vote to raise and appropriate from available funds the sum of \$30,950.00 for the transportation expenses (account #015302.000) for Vocational Education for the period of July 1, 2022 through June 30, 2023; or take any other action relative thereto.

Finance Committee Recommends:

Motion made and seconded:

**ARTICLE 7** Passed unanimously

**ARTICLE 8:** To see if the Town will vote to transfer from free cash s the sum of \$25,000 to the Building Stabilization Fund (account #015901.002); or take any other action relative thereto

Finance Committee Recommends:

Motion made and seconded:

**ARTICLE 8** Passed unanimously

: **ARTICLE 9:** To see if the Town will vote to authorize the Town Treasurer, with the approval of the Select Board, to borrow money from time to time in anticipation of the revenue of the fiscal year beginning July 1, 2022 and ending June 30, 2023, in accordance with the provisions of G.L. c. 44, sec. 4, and to issue a note or notes as may be given for a period of less than one year in accordance with G.L. c. 44, sec. 17; or take any other action relative thereto.

Motion made and seconded:

**ARTICLE 9** Passed unanimously

**ARTICLE 10:** To see if the Town will vote to raise and appropriate from available funds the sum of \$2,653,598.41, more or less, to defray the expenses of the Town for the Fiscal Year beginning July 1, 2022 and ending June 30, 2023; or take any other action relative thereto. (See proposed Departmental Budgets).

Finance Committee Recommends:

Motion made and seconded: To amend budget amount form \$2,653,598.41 to \$2,675.252.40

**ARTICLE 10** Passed Unanimously

**ARTICLE 11:** To see if the Town will vote to transfer from free cash the sum of \$150,000 for the Capital Projects account (#015920.000); or take any other action relative thereto.

Finance Committee Recommends:

Motion made and seconded

**ARTICLE 11** Passed unanimously

**ARTICLE 12:** To see if the Town will vote to transfer from free cash the sum of \$25,000 to the Emergency Stabilization Fund account; or take any other action relative thereto.

Finance Committee Recommends:

Motion made and seconded

**Article 12** Passed unanimously

**ARTICLE 13:** To see if the Town will vote to transfer from free cash the sum of \$25,000.00 to be deposited into the Library Building Stabilization Fund; or take any other action relative thereto.

Finance Committee Recommends:

Motion made and seconded

**Article 13** Passed unanimously

**ARTICLE 14:** To see if the Town will vote to transfer from free cash the sum of \$102,859 to pay toward the principal of the road bond debt; or take any other action relative thereto.

Finance Committee Recommends:

Motion made and seconded

**Article 14** Passed unanimously

**ARTICLE 15:** To see if the Town will vote to transfer the sum of \$541,982.00 from Water Department Receipts to operate the Water Department for the Fiscal Year beginning July 1, 2022 and ending June 30, 2023; or take any other action relative thereto. (See proposed departmental budget).

Finance Committee Recommends:

Motion made and seconded

**Article 15** Passed unanimously

**ARTICLE 16:** To see if the Town will vote to transfer from Water Department Retained Earnings the sum of \$5,000.00 to the Water Stabilization Fund; or take any other action relative thereto.

Finance Committee Recommends:

Motion made and seconded

**Article 16** Passed unanimously

**ARTICLE 17:** To see if the Town will vote to transfer from Water Department Retained Earnings the sum of \$ 125,998.00 to the Water Department Capital Expenses Account (#225450.028); or take any other action relative thereto.

Finance Committee Recommends:

Motion made and seconded

**Article 17** Passed unanimously

**ARTICLE 18:** To see if the Town will vote to transfer from Free Cash the sum of \$50,000, more or less, to defray the broadband operating expenses, or take any other action relative thereto.

Finance Committee Recommends:

Motion made and seconded

**Article 18** Passed Unanimously

**ARTICLE 19:** To see if the Town will vote to authorize the Town Clerk to make non-substantive ministerial corrections and revisions only to the grammar, formatting, and numbering of the Town's General Bylaws, or take any other action relative thereto.

Motion made and seconded:

**Article 19** Passed Unanimously

**ARTICLE 20:** To see if the Town will vote to charge for each written demand issued by the Town Treasurer-Collector a fee of \$30.00 to be added to and collected as part of the tax, as authorized by Massachusetts General Laws Chapter 60, Section 15, effective July 1, 2022.

Finance Committee Recommends:

Motion made and seconded:

**Article 20** Passed Unanimously

**ARTICLE 21:** To see if the Town will vote to amend the General Bylaws, Article XXI of the General Bylaw, Revolving Funds, subsection F, Authorized Revolving Funds, by inserting therein the following language creating an additional revolving fund, said fund to be used by the Recreation Committee:

Recreation Committee Town Hall Gymnasium Rental – costs relative to such program Fees and receipts received in connection with the rental of the gymnasium at Town Hall Recreation Committee And, further, to amend said bylaw by inserting the following therein to establish the following fiscal year spending limit for such fund:

Recreation Committee Town Hall Gymnasium Rental – costs relative to such program Fees and receipts received in connection with the rental of the gymnasium at Town Hall Recreation Committee

And, further, to amend said bylaw by inserting the following therein to establish the following fiscal year spending limit for such fund: Recreation Committee Town Hall Gymnasium Rental \$5,000.

Or take any other action relative thereto

Motion made and seconded:

**ARTICLE 21** Passed Unanimously

**ARTICLE 22:** To see if the Town will vote to amend its Zoning By-law SECTION 4.4 LONG POND WATERSHED PROTECTION DISTRICT, to delete the strikethrough language and insert the language in italics, as follows: 4.4.2 INTENT OF DISTRICT The intent of the Watershed Protection District is to include lands lying adjacent to water courses and surface water bodies which create the catchment or drainage areas of such water courses and bodies, as part of their natural drainage system. The district includes all areas designated on the Watershed Protection District Maps for the Town of Blandford, on file in the Office of the Town Clerk, which are hereby made part of the Town Zoning Map(s). The Watershed Protection District is an overlay district and shall be superimposed on the other districts established by this by-law. All regulations of the Town of Blandford Zoning By-laws applicable to such underlying districts shall remain in effect, except that where the Watershed Protection District imposed additional

regulations, such regulations shall prevail.

4.4.4 PERMITTED USES ..

4.4.4.6 (e) All operations shall be conducted in accordance with a cutting plan approved by the Massachusetts Department of Environmental Management District Forester a Forest Cutting Plan (MGL Chapter 132, Sections 40-46A) and 4 approved by the Service Forester of the Massachusetts Department of Conservation and Recreation (as provided under 304 CMR 11.04); and a written notice describing the proposed cutting and removal of trees shall be submitted to the Conservation Commission not less than ten days prior to the commencement of operations

4.4.4.6 (f) The removal of the selectively cut trees shall occur only during those periods when the ground is sufficiently dry or otherwise stable to support the equipment used, as determined by the Board of Health or an agent appointed by them.

4.4.4.6 (g) The placement of such, branches and limbs resulting from the cutting and removal operations shall not occur within 25 100 feet of the bank of a water body; and there shall occur no filling, excavation, or other change in the existing topography. After the cutting, the crown area of the remaining trees shall be evenly distributed throughout the site and shall cover no less than 50 percent of the surface area of the site, unless done under forestry cutting plans or joint approval of water department and conservation commission.

4.4.4.7 GROUND MOUNTED SOLAR PHOTOVOLTAIC INSTALLATION – Requires a Special Permit and Site Plan Review issued by the Planning Board in accordance with Section VII and IX

4.4.5 PROHIBITED USES 4.4.5.1 Forestry, i.e., the cutting or removal of trees within 100 yards of the shore of Long Pond from the mean high-water line and 25 200 feet from the bank of all brooks and streams flowing into Long Pond, unless done under forestry cutting plans or joint approval of water department and conservation commission. 4.4.5.3 Any new buildings, structures, land-disturbing activities, or excavations for removal of soil, sand, gravel, rocks, minerals, or any other earthen material within the Watershed Protection District, excluding required Town road maintenance. or take any other relative action thereto.

Planning Board Recommends:

Motion made and seconded

**Article 22:** Passed unanimously

**ARTICLE 23:** To see if the Town will vote to amend its Zoning By-law SECTION 5.3 TRAILERS, to insert the language in italics, as follows: . . .

5.3.3 Commercial trailer bodies, i.e., moving vans, auto carriers, commercial load bodies excepting farm vehicles are specifically prohibited in the residential and business zoning districts for parking and permanent storage. . . .

5.3.6 A recreational vehicle, including an independent or dependent travel trailer, tent trailer, pickup camper, motor home, converted bus and other equipment, which is eligible to be registered and insured for travel on public ways and is designed to be used as a temporary dwelling for travel, recreational or vacation purposes, are not to be used as a secondary dwelling

unit.”

5.3.7 Recreational vehicles may not be placed on a vacant parcel that has no current use or structure, as per Section 2.6, without a Special Permit from the Zoning Board of Appeals. Or take any other relative action thereto.

Motion made and accepted

Planning Board recommends

Motion made to table Article 23

Motion made and seconded

**Article 23:** tabled with unanimous vote

**ARTICLE 24:** To see if the Town will vote to amend its Zoning By-Law SECTION 9.1 SITE PLAN REVIEW AND SPECIAL PERMITS as follows: a. In Section 9.1.2, delete the words “except where noted in Section 6.8.3”, and replace the words “Board of Selectmen” with “Select Board”; b. In Section 9.1.4.3, delete the words “as illustrated further in Section 6.8.5”; c. In Section 9.1.6, replace the words “Board of Selectmen” with “Select Board”; d. Delete the existing language in Section 9.1.8.4 and insert the following language in its place: The location, size and design, building materials, and operating characteristics of the proposed development shall be compatible with abutting properties, the natural and built environments in the area, and the character of the surrounding area. Consideration will be given to the following: (a) Harmony in scale, bulk massing, and density; (b) Historical, cultural, and architectural features of nearby buildings or a master plan or other planning document, or any plan that has been adopted by the Town.

or take any other relative action thereto

Motion made and seconded

**Article 24:** tabled with unanimous vote

**ARTICLE 25:** To see if the Town will vote to amend its Zoning By-law as follows: 1. Delete SECTION XII SCHEDULE OF USES TABLE, in its entirety, and insert a new SECTION XVI - SCHEDULE OF USES TABLE as set forth on a document placed on file with the offices of the Town Clerk and Planning Board; 2. Renumber SECTION XIII DEFINITIONS, as SECTION XVII DEFINITIONS, renumbering the existing definitions therein as set forth on a document placed on file with the offices of the Town Clerk and Planning Board, and insert the following two new definitions in Section XVII:

17.4 HOME OCCUPATION: Customary personal service occupation, activity, or use located in the same building occupied by such person as their residence that is clearly a customary, incidental, and accessory use of a residential dwelling unit and which does not alter the exterior of the building, the property, or character of the neighborhood. Such occupations shall include but are not limited to, architect, hairdresser, art gallery, interior designer, boutique, laundress, craft shop, real estate, dressmaker, carpenter, home manufacturer, painter, plumber, and electrician.

17.5 HOME PROFESSIONAL OFFICE: The office of a licensed or recognized professional located in the same building occupied by such person as their residence that is clearly a

customary, incidental, and accessory use of a residential dwelling unit and which does not alter the exterior or the building, the property, or character of the neighborhood. The home professional office of a doctor or dentist shall not include any biological or medical testing laboratory, except as an accessory use in connection with their practice.

3. Insert the following section headings in place of the sections deleted and renumbered as above: SECTION XII Section Reserved.

SECTION XIII Section Reserved. 6 and amend "4.4.4 PERMITTED USES (see Section XII: Schedule of Uses Table)" to read

"4.4.4 PERMITTED USES (see Section XVI: Schedule of Uses Table)"

or take any other relative action thereto.

Motion made and seconded:

**ARTICLE 25** Passed Unanimously

**ARTICLE 26:** To see if the Town will vote to appropriate the sum of \$4,000,000 to fund the construction of a new Highway Department garage, and further to authorize the Treasurer with the approval of the Select Board to borrow said sum pursuant to the provisions of G.L. c. 44, sec. 7 or 8 or pursuant to any other enabling authority, and to issue bonds or notes of the Town therefor, provided that any premium received upon the sale of any bonds or notes approved by this vote, less any such premium applied to the payment of the costs of issuance of such bonds or notes, may be applied to the payment of costs approved by this vote in accordance with G.L. c. 44, sec. 20, thereby reducing the amount authorized to be borrowed to pay such costs by a like amount, or take any other action relative thereto. [LANGUAGE AND FIGURE SERVES AS A PLACEHOLDER. TO BE UPDATED PRIOR TO ANNUAL TOWN MEETING]

The following two Articles 26 and Article 27 were tabled prior being brought to the floor.

**ARTICLE 27:** To see if the Town will vote to appropriate the sum of \$4,000,000 to fund the construction of a new Fire Department garage, and further to authorize the Treasurer with the approval of the Select Board to borrow said sum pursuant to the provisions of G.L. c. 44, sec. 7 or 8 or pursuant to any other enabling authority, and to issue bonds or notes of the Town therefor, provided that any premium received upon the sale of any bonds or notes approved by this vote, less any such premium applied to the payment of the costs of issuance of such bonds or notes, may be applied to the payment of costs approved by this vote in accordance with G.L. c. 44, sec. 20, thereby reducing the amount authorized to be borrowed to pay such costs by a like amount, or take any other action relative thereto. [LANGUAGE AND FIGURE SERVES AS A PLACEHOLDER. TO BE UPDATED PRIOR TO ANNUAL TOWN MEETING]

A TRUE COPY ATTEST

Certified by



Doris Jemolo, Town Clerk