



TOWN OF SHREWSBURY

Richard D. Carney Municipal Office Building
100 Maple Avenue
Shrewsbury, Massachusetts 01545-5338

BEAL RFP COMMITTEE

MINUTES

March 16, 2021

Important Notice: Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §18, and the Governor's March 15, 2020 Order imposing strict limitations on the number of people that may gather in one place, this meeting of the **Beal RFP Committee** will be conducted via remote participation to the greatest extent possible. Specific information and the general guidelines for remote participation by members of the public and/or parties with a right and/or requirement to attend this meeting can be found on the town's website, at www.shrewsburyma.gov/coronavirus. No in-person attendance of members of the public will be permitted, but every effort will be made to ensure that the public can adequately access the proceedings in real time, via technological means. In the event that we are unable to do so, despite best efforts, we will post on the town's website an audio or video recording, transcript, or other comprehensive record of proceedings as soon as possible after the meeting. To participate in the public comment portion of this meeting, please dial [1-414-622-0027] and enter the following pin: [531 507 549#]. Please mute your device until the Chair of the Beal RFP Committee addresses your agenda item and opens the meeting to public comment.

Present: Keith Baldinger, Maribeth Lynch, Paul Campaniello, Robert Holland, Robert Cox, Maurice DePalo

Also Present: Kristen Las, Assistant Town Manager, Bernard Cahill, Town Planner, Rowen McAllister, Assistant Town Planner, Claire O'Neill, MassDevelopment, Kathryn Madden, Madden Planning Group

Absent: David Lyons

1. Call To Order

Mr. DePalo called the meeting to order at 4:30pm and read the remote meeting script verbatim.

2. Approval of Beal Reuse Committee Minutes of March 2, 2021

On a motion by Mr. Campaniello, seconded by Ms. Lynch, on a roll call vote, Mr. Baldinger – yes, Ms. Lynch – yes, Mr. Campaniello – yes, Mr. Holland – yes, Mr. Cox – yes, Mr. DePalo – yes, the Committee voted 6-0 to approve the meeting minutes of March 2, 2021.

3. Review and discussion of additional information on the Civico/Greenly proposal that has been presented since the March 2, 2021 interview

Ms. Las and Ms. Madden briefed the Committee that after the interview, staff and consultants determined there were some outstanding questions to be answered by the Civico/Greenly Development team. Staff and consultants met with Civico and received more information on the financial questions that were asked in the lead up to the interview. The Committee members reviewed the additional information that was provided.

The Committee discussed next steps in the process. Ms. Las advised that the Committee will not take it much further than a recommendation to the Board of Selectmen. If the Board of Selectmen were to move forward, they would have input into the Land Disposition Agreement and get more into the details of the financing for the project. The Committee's role is to advise and recommend if they determine that the proposal should move forward.

4. Review and act to make a recommendation on next steps in the RFP process

On a motion by Mr. Cox, seconded by Mr. Campaniello, on a roll call vote, Mr. Baldinger – yes, Mr. Holland – yes, Mr. Campaniello – yes, Mr. Cox – yes, Mr. DePalo – yes, the Committee voted 6-0 to move forward with recommending Civico/Greenly Development to the Board of Selectmen, contingent upon approval at the next meeting to finalize and discuss the recommendation letter that staff will work to prepare.

5. Other business

The Committee did not discuss other business.

6. Schedule next meeting

The Committee set the next meeting date for Wednesday, March 24, 2021 at 4:30pm.

7. Adjourn

On a motion by Mr. Cox, seconded by Mr. Holland, on a roll call vote, Mr. Baldinger – yes, Ms. Lynch – yes, Mr. Holland – yes, Mr. Cox – yes, Mr. DePalo – yes, the Committee voted 5-0 to adjourn at 5:20pm.