

**Town of Needham
Select Board
Minutes for Tuesday, December 17, 2024
Powers Hall and
Via ZOOM
<https://us02web.zoom.us/j/89068374046>**

- 6:02 p.m. Call to Order:
A meeting of the Select Board was convened by Chair Kevin Keane. Those present were Marianne Cooley, Cathy Dowd, Joshua Levy, and Town Manager Kate Fitzpatrick. David Davison, Deputy Town Manager/Director of Finance, Katie King, Deputy Town Manager, and Susan Metropol, Recording Secretary, were also in attendance. Vice Chair Heidi Frail joined via Zoom.
- 6:02 p.m. Public Comment Period:
- Holly Clarke, 1652 Central Avenue, reported concern over two emails she received. The first was regarding a perceived difficulty in scheduling an additional Town Meeting if the special election nullified existing zoning. She was glad to hear that an additional Town Meeting could be scheduled for February 2025. The second email she was concerned about noted the potential costs of non-compliance with the MBTA Communities Law. She further noted her concern with what she perceived as a deterioration of civil discourse on the topic.
- Joe Matthews, 31 Rosemary Street, commented on inflation relative to housing costs. He stated that national inflation is largely driven by housing costs, which grew at 5.8% over the past year. He pointed out several hidden costs of housing inflation and expressed his assessment that adding regional housing stock would help to curb inflation. He concluded by expressing his support for the Neighborhood Housing Plan.
- 6:08 p.m. Recognition of Achievement: Needham High School Girls Cross Country Team:
- Mr. Keane recognized members of the Needham High School Girls Cross Country Team, which won the 2024 MIAA Division 1A State Championship. The team also placed fifth at the Regional Championship. Select Board members congratulated the team and Coach Sue McNatt. The trophy was visible for all present to see.
- 6:16 p.m. Recognition of Service: State Representative Denise Garlick:
- The Board recognized State Representative Denise Garlick for her countless contributions to the Town of Needham while serving in elected office. Mr. Keane commended Representative Garlick for her commitment to the people of Needham, emphasizing her work on behalf of the constituents she has served since 2011. Ms. Dowd recalled her memory of Representative Garlick visiting her AP Government class at Needham High School and how much that meant to both the students and

Ms. Dowd as their teacher. Ms. Cooley reflected on how much Representative Garlick has worked to connect people in her role, including many individuals in Needham, Dover, and Medfield. Finally, Mr. Levy emphasized how many times Representative Garlick has put the people she serves first by listening to their concerns and always being genuine, spanning from her time on the Needham Board of Health, the Needham Select Board, and as a State Representative.

Representative Garlick reflected on her time of service to Needham, Dover, and Medfield, emphasizing the importance of committing oneself to the people you serve. She thanked teachers for their public service and for modeling active citizenship. She thanked Kate Fitzpatrick and the Town staff for their dedication to the Town of Needham.

6:30 p.m. Town Manager Search Process:
Presenter: Bernie Lynch, Principal, Community Paradigm Associates

Bernie Lynch, Principal at Community Paradigm Associates, provided an outline of the Town Manager Search Process and discussed ways that the Board members can provide feedback during the process. He highlighted the extensive experience of Community Paradigm Associates in this area. He noted the challenging market for Town Manager hiring due to generational changes, high turnover, geographic constraints which have shrunk the candidate pool relative to prior decades.

Mr. Lynch outlined the preparation phase of the search process as well as the tentative schedule. This includes communication from Mr. Lynch and his team with potential qualified candidates. The goal is to have resumes returned to the search team by February 14, 2025 in order to review these with the Town Manager Screening Committee. Interviews will be held during the third week of March, with a selection made in the fourth week of March. Mr. Lynch noted that the process is confidential until the finalists are brought to the Select Board. Mr. Lynch answered questions from the Select Board, including how many candidates are reviewed by the screening committee and the geographic reach of the search.

6:50 p.m. Appointment Calendar and Consent Agenda:
Motion by Ms. Cooley that the Board vote to approve the Appointment Calendar and Consent Agenda.
Second: Mr. Levy. Unanimously approved 5-0 by roll call vote.

APPOINTMENT CALENDAR

1.	Clary Coutu	Tree Preservation Planning Committee Term Exp: 6/30/2026
2.	Nick Tatar	Tree Preservation Planning Committee Term Exp: 6/30/2026
3.	Andrew Bobenski	Tree Preservation Planning Committee Term Exp: 6/30/2026

4.	Paul Alpert	Town Manager Screening Committee Term Exp: 6/30/2025
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CONSENT AGENDA

1.	Approve Human Resources Policy #443 Promotion of Deputy Chief of Police & Chief of Police
2.	Approve the following donation to Needham Youth & Family Services: \$213.53 from High Rock Church
3.	Approve for calendar year 2025 requests for license renewals of Restaurant – All Alcoholic Beverages License for each of the following establishments (subject to receipt of required completed paperwork): - Sol Soul Family Food LLC d/b/a Hearth Pizzeria - New Garden, Inc. d/b/a New Garden - Needham Food and Beverage, LLC d/b/a The Heights - Eat Farmhouse LLC d/b/a The Farmhouse
4.	Approve for calendar year 2025 requests for license renewals of Package Stores- All Alcoholic Beverages for the following establishments (subject to receipt of required completed paperwork): - Shivmegh LLC d/b/a Needham Center Fine Wines - MDM Wine2 LLC d/b/a Vinodivino - Gordon’s Fine Wines of Needham d/b/a Gordon’s Fine Wine
5.	Approve for calendar year 2025 request for license renewal of Innholder – All Alcoholic Beverages for the following establishments (subject to receipt of required completed paperwork): Needham Lending Company LLC d/b/a Sheraton Needham
6.	Approve for calendar year 2025 requests for license renewals of Common Victualler Licenses for the following establishments (subject to receipt of required completed paperwork): - Sol Soul Family Food LLC d/b/a Hearth Pizzeria - Sai Restaurant, Inc d/b/a Masala Art - Needham Lending Company LLC d/b/a Sheraton Needham - New Garden, Inc. d/b/a New Garden - Bagels Best Inc. d/b/a Bagels Best Bakery Café - Yeat, Inc. d/b/a Sweet Basil - H&B Pizza Inc d/b/a Sweet Tomatoes Pizza 1095 LLC d/b/a Comella’s - Select Pizza d/b/a Nicholas’ Pizzeria - International House of Pizza Inc. d/b/a Needham House of Pizza - Subway of Needham LLC d/b/a Subway 55446 - Poet King Restaurant Group LLC d/b/a Hungry Coyote - Poet King Restaurant Group LLC d/b/a El Mariachi - North Hill Inc. d/b/a North Hill Café - Three Sons, Inc d/b/a Kostas Pizza and Seafood

	• Needham Gyro Inc d/b/a Gyro and Kebab House
7.	Approve for calendar year 2025 requests for license renewals of Outdoor Dining Licenses for the following establishments (subject to department approval): • Eat Farmhouse LLC d/b/a The Farmhouse • French Press LLC d/b/a French Press • Sol Soul Family Food LLC d/b/a Hearth Pizzeria • Sai Restaurant, Inc d/b/a Masala Art • PM Story Corporation d/b/a Little Spoon • Yeat, Inc. d/b/a Sweet Basil • Henry Hospitality Inc. d/b/a The James
8.	Approve for calendar year 2025 the following requests for Class II Used Car Dealer Licenses (subject to receipt of required completed paperwork): • Needham Service Center Inc. d/b/a Needham Service Center
9.	Approve for calendar year 2025 requests for various license renewals as detailed below for the following establishments (subject to receipt of required completed paperwork): • 365 Management Company LLC d/b/a Residence Inn by Marriott – Innkeeper’s License • Needham Food and Beverage LLC d/b/a Homewood Inn & Suites – Innkeeper’s License • Sol Soul Family Food LLC d/b/a Hearth Pizzeria – Seven Day Entertainment License • Needham Lending Company LLC d/b/a Sheraton Needham – Innkeeper’s License • Needham Lending Company LLC d/b/a Sheraton Needham – Seven Day Entertainment License • New Garden, Inc. d/b/a New Garden – Seven Day Entertainment License • Olin College – Lodging License • 7-Eleven – Special Permit (24 hr. retail sale of food) • Sweet Basil – Special Permit (Carry-In Alcoholic Beverages)
10.	Approve the following donation to Needham Health Division: • \$25 from MaryClare Siegel for Needham’s Traveling Meals program • \$1,000 from Darshana and Sandeep Thakore for Needham’s Traveling Meals program • \$100 from MaryClare Siegel for Needham’s Gift of Warmth program • \$250 from Rachel Busby for Needham’s Gift of Warmth program • \$50 from Daryn Berger for Needham’s Domestic Violence Action program • \$1,300 from Harold Burger and Jill Reinherz for Needham’s Domestic Violence Action program
11.	Approve the following donation to Needham Park and Recreation Department: • \$20 from Claire Blum for trees
12.	Approve requests from Henry Hospitality, Inc d/b/a/ The James and New Garden, Inc d/b/a New Garden Restaurant to extend their liquor licenses on December 31, 2024, until 1:00 a.m on January 1, 2025. The Police Department has approved this request.
13.	Approve the following penalties to be levied on liquor license holders:

	• One-day suspension held in abeyance for one year for the failure of an alcohol compliance check on October 30, 2024 for Gordon’s Fine Wines of Needham d/b/a Gordon’s Fine Wine • One-day suspension to be enforced before January 31, 2025 for a violation of Town of Needham Alcohol Regulations on October 30, 2024 for Gordon’s Fine Wines of Needham d/b/a Gordon’s Fine Wine • One-day suspension to be enforced before January 31, 2025 for the failure of an alcohol compliance check on October 30, 2024 for Henry Hospitality Inc. d/b/a The James • One-day suspension to be enforced before January 31, 2025 for a violation of Town of Needham Alcohol Regulations on October 30, 2024 for Henry Hospitality Inc. d/b/a The James
14.	Approve Open Session Minutes of November 26, 2024
15.	Approve the request of the Needham Housing Authority to waive all local permit fees of the Building Department (including building, plumbing and electrical) related to the construction of the Linden Street Redevelopment Project, an affordable housing development, as permitted by Major Project Site Plan Special Permit No. 2024-01 dated November 6, 2024.
16.	In accordance with Section 20B of the Town Charter, and upon the recommendation of the Town Manager, adopt a revised classification and compensation plan (Schedule A) for FY2025. (New addition)
17.	Approve a request from Brad Fernandes, Needham Run Club, to hold the road event “New Year’s Day 5K.” The event is scheduled for Wednesday, January 1, 2025, at 11:00 am – 1:00 pm. The event and route have been approved by the following departments: Fire, Police, and Public Works. (New Addition)
18.	Sign the Warrant for the January 14, 2025 Special Election. (New Addition)

NOTICE OF APPROVED ONE-DAY SPECIAL ALCOHOL LICENSES

Hosting Organization	Event Title	Location	Event Date
Russell Garlick	Celebration of Service for Representative Denise Garlick	Needham Town Hall	12/09/2024

6:50 p.m. Public Hearing: Grant of Location – Grant Street:
Presenters: Peter Bowman, Eversource Energy, Joanne Callender, Eversource Representative, Jason Kaminsky, Eversource Energy, Rick Schifone, Eversource Energy

Eversource Energy requested permission to install approximately 1,546 feet of conduit and 3 new manholes in Grant Street and approximately 90 feet of conduit in School Street. The reason for this work is to support the power requirements for the Massachusetts Water Resources Authority (MWRA) tunnel project. The Department of Public Works has approved this petition, based on Eversource

Energy's commitment to adhere to the Town's regulation that all conduit installed must be 3" schedule 40 minimum; and, that when buried, that conduit must be placed at 24" below grade to the top of the conduit.

Discussion ensued about the specifics and timing of the project, the community outreach process, and how communication can occur with affected residents. Mr. Levy highlighted that this work would occur across 9/10 of a mile on both Grant Street and Webster Street. Ms. Frail asked about the specifics of community outreach and how residents who are affected by the work can find out what work is occurring on a regular basis. She requested that the Eversource Energy team return to a future Select Board meeting to discuss this plan before work begins.

Shannon O'Mara, 134 Grant Street, asked why Grant Street was chosen for this work, highlighting that it is densely populated and is situated next to the Needham Junction Commuter Rail Station. She added that it is a route to many schools and has drainage issues. Jason Kaminsky responded that Grant Street was selected in conversation with the Town due to the construction in the area and the necessity to route the conduit from its existing path over to School Street. Ms. O'Mara asked further questions about the drainage plan for Grant Street, to which Tom Ryder, Town Engineer, replied that there is currently an ongoing evaluation which must be completed before any drainage work is planned. Carys Lustig, Director of Public Works, added that the Town's remediation of the stormwater challenges is distinct from the work for which Eversource is currently seeking approval, and the Town will take into consideration how the timing of this work can potentially be coordinated with the Stormwater Master Plan.

Alexander Cullen, 133 Grant Street, asked what the typical impact of this type of project is on neighbors, including how much of the road will be under construction at any one time and if there will be any provisions for driveway access. Rick Schifone responded that the goal is to complete 50 feet per day and Eversource will communicate with each individual resident regarding driveway access as they continue down the street. Street access will be kept open unless there is an unforeseen circumstance.

Nancy Irwin, 145 Grant Street, expressed her concerns regarding construction vehicles, citing both inconvenience and noise and pollution concerns. She also noted that she had not heard about the MWRA project as of yet and it would be greatly appreciated if utilities could be moved underground on Grant Street. Ms. Frail noted that this work by Eversource is the preparation work for the MWRA project, which is why outreach has not begun for the MWRA project yet.

Discussion concluded by focusing on community outreach planning including a neighborhood meeting and the potential for MWRA to come back to speak to the Select Board. Ms. Lustig added that MWRA is planning a public information meeting on February 5, 2025 in order to discuss this project. Paul Savard, MWRA Director of Design and Construction of the Tunnel Program, and Carmine DeMaria,

MWRA Community Relations Coordinator, spoke about the upcoming public information session for all communities along the tunnel route. There is an active website regarding the project as well.

Motion by Ms. Dowd that the Board vote to approve and sign a petition from Eversource Energy to install approximately 1,546 feet of conduit and 3 new manholes in Grant Street and approximately 90 feet of conduit in School Street.

Select Board members discussed the timing of this approval and the need for lead time for Eversource in order to continue the bid process.

Second: Ms. Cooley. Unanimously approved 5-0 by roll call vote.

7:28 p.m. Public Hearing: Grant of Location – Webster Street:
Presenters: Peter Bowman, Eversource Energy, Joanne Callender, Eversource Representative, Jason Kaminsky, Eversource Energy, Rick Schifone, Eversource Energy

Eversource Energy requested permission to install approximately 3,318 feet of conduit and 7 new manholes in Webster Street. The reason for this work is to support the power requirements for the MWRA tunnel project. The Department of Public Works has approved this petition, based on Eversource Energy's commitment to adhere to the Town's regulation that all conduit installed must be 3" schedule 40 minimum; and, that when buried, that conduit must be placed at 24" below grade to the top of the conduit. Ms. Frail noted that this does not include the recently paved portion of Webster Street that has recently been under construction.

Michael Mathias, 354 Webster Street, asked how large the manholes will be based on the diagram and how big the trench will be. Rick Schifone detailed the dimensions of the manholes and trenches, and Ms. Lustig noted that Eversource conducts quality control and subsequently the DPW will conduct its own street inspection via contractors. If there is a problem later on, residents should call the Town Engineering Department regarding any concerns. Mr. Bowman added that Eversource meets monthly with the DPW regarding ongoing work in Needham.

Motion by Ms. Cooley that the Board vote to approve and sign a petition from Eversource Energy to install approximately 3,318 feet of conduit and 7 new manholes in Webster Street.

Second: Ms. Dowd. Unanimously approved 5-0 by roll call vote.

6:34 p.m. Public Hearing Tax Classification:
Presenter: Board of Assessors, David Davison, Deputy Town Manager/Director of Finance, Nancy Martin, Assistant Director of Assessing, Cecilia Simchak, Assistant Director of Finance

The Board of Assessors presented about the certified valuation of property with the opportunity for public comment. John Bulian, Chair of the Board of Assessors, reported that Needham is one of 70 towns required by the Massachusetts Department of Revenue to conduct a full commercial and residential assessment for tax bills that will be issued on January 1, 2025. This assessment is required to be conducted every five years. Needham contracted with an approved outside vendor to complete this process. In November, all reevaluations were available for public inspection after the process was completed during the summer. A two-week public comment period was held to answer any questions from the public, including approximately 20 calls from residents.

Mr. Bulian reported that single family land values increased by an average of 39.9% with an average building value increase of 7.2%. There was an overall average residential valuation increase of 22.3%. Land increases were most noticeable on lots ranging from 10,000 to 12,000 square feet. New construction of larger homes continues to drive price increases of smaller lots. Mr. Bulian highlighted that the valuations of single family homes over the past 15 years has grown, and the current average valuation is over \$1.4 million. Before discussion with Board members, Mr. Davison provided a brief explanation of the parties involved in the tax bill and its various components. Discussion with Board members ensued regarding the potential reasons a resident may file an abatement and the process for doing so.

Joseph Abruzese, 30 Bridle Trail Road, expressed his concerns regarding affordability for Needham residents and expressed his desire for the Select Board to work towards shifting the tax burden towards commercial properties. Mr. Davison responded that the Board has supported shifting taxes from the residential property to commercial property to the maximum that the Town is allowed under State law.

Holly Clarke, 1652 Central Avenue, commented on the current tax structure with special attention to the seniors in Town and encouraged the Board to continue its commitment to all residents in Needham.

Max Woolf, Charles River Chamber of Commerce, thanked the Town for the steps they have taken to support local businesses. He commented that the split tax rate does have a cost for restaurants, retailers, and other small businesses, as well as larger businesses that contribute to a vibrant town. Mr. Woolf stated that the Chamber recognizes the economic and political challenges that changing the property tax rates would present but asked the Board to be aware of the drawbacks of the current system and the potential benefits of a change to the current status.

Motion by Ms. Cooley that the Board vote to retain the same shift as last year and to establish a residential factor of 0.8873 for the purposes of setting the Fiscal Year 2025 tax rates.

Second: Mr. Levy. Unanimously approved 5-0 by roll call vote.

8:15 p.m. Public Hearing: Verizon Grant of Location – Tolman Street (Continued from 11/26/2024 and 12/3/2024):
Presenter: Alex Marrero, Verizon Representative

Verizon New England requested permission to install one (1) JO Pole, P.3 on the westerly side of Tolman Street, approximately 90 feet southwesterly from existing JO Pole, P.2. The reason for this work is to provide service to new construction. The DPW has approved this petition, based on Verizon New England and Eversource Energy's commitment to adhere to the Town's regulation that all conduit installed must be 3" schedule 40 minimum; and, that when buried, that conduit must be placed at 24" below grade to the top of the conduit.

The item is continued as voted by the Select Board at its November 26, 2024 and December 3, 2024 meetings. Since continuation, new supporting documentation has been provided detailing a new proposed location of the pole. Alex Marrero, Verizon Representative, updated the Board that the direct abutters were satisfied with the new positioning of the pole. Among other points of discussion, Ms. Cooley noted that this could be a potential point of improvement to consider where driveways are placed during construction and consider where poles would be placed before construction begins.

Motion by Ms. Dowd that the Board vote to approve and sign a petition from Verizon New England to install one (1) JO Pole, P.3 on the westerly side of Tolman Street, approximately 90 feet southwesterly from existing JO Pole, P.2.

Second: Ms. Cooley. Unanimously approved 5-0 by roll call vote.

8:23 p.m. Outdoor Dining License Amendment – CEED Corp, d/b/a Cook Needham:
Presenter: Diana Sepulveda, General Manager

CEED Corp, d/b/a Cook Needham, located at 109 Chapel Street currently holds a seasonal Outdoor Dining License and sought the Select Board's approval to modify this license to allow for year-round outdoor dining. The Planning Board's 2024 approval of the current outdoor dining setup does not limit the use by season and does not require modification for year-round outdoor dining. Similarly, the All-Alcohol Section 12 Restaurant License held by Cook does not restrict the outside service area by season and would not require amendment for year-round outdoor dining.

The applicant has used the requested area since 2020 on a year-round basis in accordance with state emergency orders and local rules in the context of the COVID-19 pandemic. The Needham Police, Public Works, Health and Human Services, and Building Departments have reviewed this request favorably. The Fire Department is still reviewing the proposal. For approval, the applicant requires an exception to Select Board Policy SB-LIC-016 to permit for year-round outdoor dining.

Motion by Ms. Cooley that the Board vote to renew the Outdoor Dining License for CEED Corp, d/b/a Cook Needham and grant an exception to Select Board Policy SB-LIC-016 to permit year-round outdoor dining pending full department approval.

Second: Ms. Dowd. Unanimously approved 5-0 by roll call vote.

8:28 p.m.

Capital Policies Review:

Presenters: Kate Fitzpatrick, Town Manager, David Davison, Deputy Town Manager/Director of Finance, Katie King, Deputy Town Manager, Cecilia Simchak, Assistant Director of Finance

The Town Manager recommended an amendment to the Capital Improvement Policies. David Davison, Deputy Town Manager/Director of Finance, outlined the proposed changes at the Board's meeting on October 8, 2024. Ms. Fitzpatrick proposed changes to include the sources of revenue and the target funding status for each of the funds. She noted that the Town has not yet held conversations with stakeholders regarding the Athletic Facility Improvement Funds and the Stormwater Stabilization Fund, which will be revised at a later date.

Mr. Levy commented on the language regarding the debt service stabilization funds and the clarity of this statement to the community. Select Board members thanked the presenters for their diligent work in preparation of these materials.

Motion by Mr. Levy that the Board vote to approve the revised SB-FIN-002 – Capital Improvement Policies.

Second: Ms. Dowd. Unanimously approved 5-0 by roll call vote.

8:32 p.m.

Preliminary FY2026 – FY2030 Capital Improvement Plan:

Presenters: Kate Fitzpatrick, Town Manager, David Davison, Deputy Town Manager/Director of Finance, Katie King, Deputy Town Manager, Cecilia Simchak, Assistant Director of Finance

Ms. Fitzpatrick recommended that the Board approve the FY2026 – FY2030 Capital Improvement Plan for transmittal to the Finance Committee in accordance with the timeline set forth in the bylaw.

Motion by Mr. Levy that the Board approve the FY2026 – FY2030 Capital Improvement Plan for transmittal to the Finance Committee.

Second: Ms. Dowd. Unanimously approved 5-0 by roll call vote.

8:34 p.m.

Town Manager:

American Rescue Plan Act Funding

Ms. Fitzpatrick recommended that the Board vote to approve a request for reallocation between line items in the following categories:

- Water/Sewer/Drains: Temporary Project Manager and paving for stormwater project

Motion by Mr. Levy that the Board vote to approve the requested reallocation of funding for the Town's State ARPA Allotment.

Second: Ms. Dowd. Unanimously approved 5-0 by roll call vote.

Update to List of Special Municipal Employees

Ms. Fitzpatrick recommended that the Board vote to designate additional appointed officers as special municipal employees.

Motion by Ms. Cooley that the Board vote to designate the position of member of the Large House Review Study Committee as special municipal employee pursuant to General Laws Chapter 268A and that the Board vote to place a list of special municipal employees, updated in accordance with its prior votes taken during the meeting, on file with the Town Clerk and to deliver a copy to the State Ethics Commission.

Second: Ms. Dowd. Unanimously approved 5-0 by roll call vote.

Town Manager Report

- Ms. Fitzpatrick reported that in accordance with the Select Board's policy as revised in June 2024 regarding Executive Session Minutes, she has released minutes dated October 8, 2024, which are now available on the website.
- Information will be forthcoming to residents regarding the Needham Power Choice Program. The Needham Standard plan that residents will be automatically enrolled in has a supply rate of 12.88 cents compared to the Eversource rate of 13.34 cents.

8:42 p.m. Board Discussion:

Select Board Goals Update

Ms. Fitzpatrick provided an update on the progress toward the Board's FY2025 – FY2026 goals.

Mr. Levy raised the question of whether Cutler Park and Hemlock Gorge could accommodate off-leash dog park areas.

Ballot Measure

Ms. Fitzpatrick discussed the updated timeline for the January 14, 2025 election. There have been many requests for mail-in ballots.

January Meeting Schedule

The Board discussed their January meeting schedule in order to align with both the Special Election and the Town Manager recruitment timeline.

Motion by Ms. Dowd that the Board 1. Reschedule the regularly scheduled meeting on January 14, 2025 to January 7, 2025 and 2. Schedule a special meeting at 6:00 p.m. on January 21, 2025.

Second: Ms. Cooley. Unanimously approved 5-0 by roll call vote.

Committee Reports

Mr. Levy reported that the Stormwater Bylaw Working Group met and discussed objectives related to stormwater quality, quantity, and educational goals. The next meeting will be in January.

Ms. Dowd reported that the General Bylaw Review Committee met for the first time and began to review any inconsistencies and obsolete elements. They also discussed the selection of a Town Meeting member to serve on the Committee and selected Ron Ruth as the Chair.

Ms. Cooley reported that the Future School Needs Committee met; she noted that the number of homes that have been selling has decreased, resulting in fewer children entering school at the beginning of the school year. This would indicate that barring any other changes, Needham expects the Town's population of school-age children to decline. School Demographer Dr. Jerome McKibben reported at the meeting that he has evaluated several different build out plans for the Town and the potential impacts of the MBTA Communities Act.

Ms. Frail reported that the Town Manager Search Committee is almost complete. The Tree Preservation Planning Committee has also been proceeding with interviews, however there are no applications from a landscape architect, local builder, or a local developer to be a part of this Committee.

Mr. Keane reported that the International City/County Management Association awarded Myles Tucker with the ICMA Award, recognizing his service to our nation and local government.

9:02 p.m.

Adjourn:

Motion by Mr. Levy that the Select Board vote to adjourn the Select Board meeting of Tuesday, December 17, 2024.

Second: Ms. Cooley. Unanimously approved 5-0 by roll call vote.

A list of all documents used at this Select Board meeting is available at:

<http://www.needhamma.gov/Archive.aspx?AMID=99&Type=&ADID>

The next Select Board meeting is scheduled for Tuesday, January 7, 2025, at 6:00 p.m.

A video recording of the December 17, 2024 Select Board meeting can be found at https://www.youtube.com/watch?v=2mbMyMG_8Zk or at <https://www.needhamchannel.org/2024/12/needham-select-board-12-17-24/>.