

**Commonwealth of Massachusetts  
Town of Hardwick  
Warrant Special Town Meeting  
MARCH 9, 2015  
Hardwick Elementary School**

County of Worcester s.s.  
To the Town Clerk and Constables, Town of Hardwick

Greetings:

**Moderator, Ryan Witkos called this Special Town Meeting to order at 7:00 at the Hardwick Elementary School, 76 School House Drive, in the Village of Gilbertville, Town of Hardwick.**

**The Moderator asked for a moment of silence as he recognized the recent deaths of person who have served the Town of Hardwick as follows: THOMAS COLLETTE – who served faithfully as Selectman and Waste Water Treatment Superintendent and Memorial Day Parade Marshall. RALPH BROUILLETTE - who served faithfully as Building Inspector and Constable. DONALD ROBERTS – who served faithfully as Police Chief and Planning Board Member.**

**The Moderator asked for those who wished, to join him in the Pledge of Allegiance to the Flag.**

**The Moderator read the call of the warrant for this Special Town Meeting and declared the warrant has been duly posted and service returned in accordance with Town Bylaw and State Law.**

In the name of the Commonwealth of Massachusetts, you are hereby required to notify and warn the inhabitants of the Town of Hardwick, qualified to vote in town affairs, to meet at the Hardwick Elementary School, 76 Schoolhouse Drive, Gilbertville, Massachusetts on Monday, March 9, 2015 at 7:00 P.M., then and there to act on the following articles:

**Motion made, seconded and voted unanimously dispense with the reading of the articles and to take them up in their order as they appear on the warrant.**

Article 1. To see if the Town will vote (i) to transfer the care, custody and control of approximately 15 acres, more or less, of Town owned land at 2380 Barre Road, Hardwick, MA, as shown on Assessors' Map 143 as Lot 14, and as described in a deed recorded in the Worcester County Registry of Deeds in Book 4854, Page 535, from the Highway Department and Parks & Recreation Commission having such care, custody and control to said Board of Selectmen for the purposes for which such land is currently held, for the purpose of leasing and granting easements and other interests thereon/therein for the installation thereon of a renewable energy facility, and (ii) to authorize the Board of Selectmen to lease such land to the owner of a renewable energy facility to be installed on the land for a 20-year term commencing on the date on which the facility achieves commercial operations, and to grant such access and/or utility easements and other property interests in/on said land as necessary or convenient to serve said facility, which lease, easements and interests are to be on such terms and conditions, and for such consideration, as the Board of Selectmen determines to be in the best interests of the Town, and (iii) to authorize the Board of Selectmen to take any and all actions and execute any and all documents or instruments necessary or convenient to accomplish, implement and administer such lease, or take any action relative thereto.

Board of Selectmen

**Motion made, seconded and voted unanimously (i) to transfer the care, custody and control of approximately 15 acres, more or less, of Town owned land at 2380 Barre Road, Hardwick, MA, as shown on Assessors' Map 143 as Lot 14, and as described in a deed recorded in the Worcester County Registry of Deeds in Book 4854, Page 535, from the Highway Department and Parks & Recreation Commission having such care, custody and control to said Board of Selectmen for the purposes for which such land is currently held, for the purpose of leasing and granting easements and other interests thereon/therein for the installation thereon of a renewable energy facility, and (ii) to authorize the Board of Selectmen to lease such land to the owner of a renewable energy facility to be installed on the land for a 20-year term commencing on the date on which the facility achieves commercial operations, and to grant such access and/or utility easements and other property interests in/on said land as necessary or convenient to serve said facility, which lease, easements and interests are to be on such terms and conditions, and for such consideration, as the Board of Selectmen determines to be in the best interests of the Town, and (iii) to authorize the Board of Selectmen to take any and all actions and execute any and all documents or instruments necessary or convenient to accomplish, implement and administer such lease.**

Article 2. To see if the Town will vote (i) to authorize the Board of Selectmen to negotiate and enter into an agreement for "Payments of Lieu of Taxes" (or "PILOT") for real property taxes and/or personal property taxes pursuant to General Laws Chapter 59, § 38H(b), and/or Chapter 164, § 1, and/or any other enabling authority, with the owner of a renewable facility to be installed on approximately 15 acres of Town owned land at 2380 Barre Road, Hardwick, MA, as shown on Assessors' Map 143, Lot 14, and as described in a deed recorded with the Worcester County Registry of Deeds in Book 4854, Page 535, which PILOT agreement is to be on such terms and conditions and for such consideration as the Board of Selectmen deems to be in the best interests of the Town, and (ii) to authorize the Board of Selectmen to take any and all actions and to execute any and all documents or instruments necessary or convenient to accomplish, implement and administer the PILOT agreement, or take any action relative thereto.

Board of Selectmen

**Motion made, seconded and voted unanimously (i) to authorize the Board of Selectmen to negotiate and enter into an agreement for "Payments of Lieu of Taxes" (or "PILOT") for real property taxes and/or personal property taxes pursuant to General Laws Chapter 59, § 38H(b), and/or Chapter 164, § 1, and/or any other enabling authority, with the owner of a renewable facility to be installed on approximately 15 acres of Town owned land at 2380 Barre Road, Hardwick, MA, as shown on Assessors' Map 143, Lot 14, and as described in a deed recorded with the Worcester County Registry of Deeds in Book 4854, Page 535, which PILOT agreement is to be on such terms and conditions and for such consideration as the Board of Selectmen deems to be in the best interests of the Town, and (ii) to authorize the Board of Selectmen to take any and all actions and to execute any and all documents or instruments necessary or convenient to accomplish, implement and administer the PILOT agreement.**

Article 3. To see if the Town will vote (i) to authorize the Board of Selectmen to negotiate and enter into a power purchase and/or net metering credit purchase agreement pursuant to General Laws Chapter 30B, § 1(b)(33), and/or any other enabling authority, with the owner of a renewable energy facility to be installed on Town owned land at 2380 Barre Road, Hardwick, MA, as shown on Assessors' Map 143 as Lot 14, and as described in a deed recorded in the Worcester County Registry of Deeds in Book 4854, Page 535, for a 20-year term commencing on the date on which the facility achieves commercial operations, which agreement is to be on such terms and conditions and for such consideration as the Board of Selectmen determines to be in the best interests of the Town, and (ii) to authorize the Board of Selectmen to take any and all actions and execute any and all documents or instruments necessary or convenient to accomplish, implement and administer such agreement, or take any action relative thereto.

Board of Selectmen

**Motion made, seconded and voted unanimously (i) to authorize the Board of Selectmen to negotiate and enter into a power purchase and/or net metering credit purchase agreement pursuant to General Laws Chapter 30B, § 1(b)(33), and/or any other enabling authority, with the owner of a renewable energy facility to be installed on Town owned land at 2380 Barre Road, Hardwick, MA, as shown on Assessors' Map 143 as Lot 14, and as described in a deed recorded in the Worcester County Registry of Deeds in Book 4854, Page 535, for a 20-year term commencing on the date on which the facility achieves commercial operations, which agreement is to be on such terms and conditions and for such consideration as the Board of Selectmen determines to be in the best interests of the Town, and (ii) to authorize the Board of Selectmen to take any and all actions and execute any and all documents or instruments necessary or convenient to accomplish, implement and administer such agreement.**

Article 4. To see if the Town will vote to transfer a sum of money from available funds in the Treasury to the Snow and Ice Salary Account (#01-421-5110-000), or take any other action relative thereto.

Sponsor: Board of Selectmen

**TABLED.**

Article 5. To see if the Town will vote to transfer a sum of money from available funds in the treasury to the Snow and Ice Expense Account (#01-423-5700-000), or take any other action relative thereto.

Sponsor: Board of Selectmen

**TABLED.**

Article 6. To see if the Town will vote to transfer a sum of money from available funds in the treasury to the IT Improvements Account (#01-122-5707) for software and hardware upgrades and maintenance of the town's information technology systems, or take any other action relative thereto.

Sponsor: Board of Selectmen

**Motion made, seconded and voted unanimously for the Town to transfer the sum of Thirty Thousand Dollars (\$30,000.) from the Overlay Surplus Account to the IT Improvements Account (#01-122-5707) for software and hardware upgrades and maintenance of the town's information technology systems.**

Article 7. To see if the Town will vote to rescind the action taken at the Annual Town Meeting of June 20, 1998, under Article # 34, wherein the town voted to decrease the membership of the Council on Aging to seven (7) members that was established at the Special Town Meeting of November 21, 1978 under Article #3 pursuant to MGL, C.40, s.8B with a nine(9) member council, by further decreasing the number to (5) members, or take any other action relative thereto.

Sponsor: Council on Aging

**Motion made, seconded and voted unanimously for the Town to rescind the action taken at the Annual Town Meeting of June 20, 1998, under Article # 34, wherein the town voted to decrease the membership of the Council on Aging to seven (7) members that was established at the Special Town Meeting of November 21, 1978 under Article #3 pursuant to MGL, C.40, s.8B with a nine (9) member council, by further decreasing the number to (5) members.**

Article 8. To see if the Town will vote to transfer a sum of money from available funds in the treasury to the Paige Memorial Library Expense Account for inspections and repairs to the elevator at the Paige Memorial Library, or take any other action relative thereto.

Sponsor: Paige Library Trustees

**Motion made, seconded and voted unanimously for the Town to transfer the sum of One Thousand Four Hundred Sixty Six Dollars and Fifty Cents (\$1,466.50) from the Overlay Surplus Account to the Paige Memorial Library Expense Account for inspections and repairs to the elevator at the Paige Memorial Library.**

And you are directed to serve this warrant by posting attested copies thereof in each of the Post Offices in said Hardwick, fourteen days at least before the time of said meeting. Hereof and fail not and make due return of this warrant with your doings thereon to the Town Clerk on or before the time of said meeting.

Given under our hands this 17th day of February 2015.

Kenan P. Young  
Harry T. Comerford  
Richard V. Kmiec

SELECTMEN OF HARDWICK

This is a true copy. Attest: Eric Vollhiem, Constable. Date: February 20, 2015.

This day I have posted attested copies as directed. Eric Vollhiem, Constable. Date: February 20, 2015.

**Motion made and voted unanimously to dissolve this meeting at 7:13 PM**

24 - Registered voters in attendance.  
3 - Non-registered persons in attendance.  
No quorum required by Town Bylaw.

Respectfully submitted,

PAULA L. ROBERTS, CMMC  
TOWN CLERK  
TOWN OF HARDWICK