

**TOWN OF HULL
HULL REDEVELOPMENT AUTHORITY MINUTES**

Date of Meeting: 12/4/23 Meeting Start: 6:30 p.m. Meeting Adjourned: 7:50 p.m.

NOTE: This was a posted open public meeting that took place in person at the Memorial Middle School, Hull, MA. There is no Zoom recording of this meeting as it was held in person and not televised.

Attendance:

Member	Present	Absent	Others Attending
Bartley Kelly	x		
Adrienne Paquin	x		
Daniel Kernan	x		
Dennis Zaia	x		
Joan Senatore	x		

Meeting called to order at: 6:30

- 1) Applications (Gazebo/Hull Shore Common), Licenses, RFPs for services.
 - a) NEEPA application revised application.
 - i) Proposal to use the land May 7th with one week of set up and tear down on either side.
 - (1) Public invited to watch: 8 a.m.-2 p.m.

Vote: Motion to allow the NEEPA rodeo conference event on the HRA property - event date May 7th 2024 - set up starting April 29th, take down by May 17th, subject to the event holders getting an insurance liability policy for \$1 million, naming HRA as the additionally insured, and to get any permits approvals from any other boards, and to clean up and put it back to where it was before. [Roll call vote]

Member	Made by	Seconded by	In Favor	Opposed	Abstained
Bartley Kelly	x		x		
Adrienne Paquin		x	x		
Daniel Kernan			x		
Dennis Zaia			x		
Joan Senatore			x		

Comments: Unanimous

- 2) Minutes - None
- 3) Warrant

Hull Times	\$390.00
Catherine Goldhammer	\$1,283.25
Pierce Atwood	\$1,800
Hull Municipal Light Plant	\$30.55
Total:	\$3,503.80

Vote: Motion to approve the warrant as read. [Roll call vote]

Member	Made by	Seconded by	In Favor	Opposed	Abstained
Bartley Kelly	x		x		
Adrienne Paquin			x		
Daniel Kernan			x		
Dennis Zaia		x	x		
Joan Senatore			x		

Comments: Unanimous

- 4) Scheduled appointments/guests - None
- 5) Old Business
 - a) Kernan: Review leases/contracts/parking
 - i) Proposed new parking lot management/PAAS system
 - (1) There are a variety of options at a variety of prices.
 - (2) Methods to notify public of full lots, gather metrics and revenue data.
 - ii) Need to update seasonal leases (food trucks/surf camps), consistent with a 30b process.
 - (1) Need to define the rules for how we use the space.
 - (2) How can we promote local businesses.
 - (3) Requirements for the aesthetic.
 - b) Conservation Commission - Application to level the triangle parking lot
 - i) Application will be brought up at the 12/12 ConCom meeting.
- 6) Reports from Committees/Consultants
 - a) Consultants
 - i) Reviewing the Keller Williams report in Executive session.
 - b) Communication/Public Relations - None
 - c) HRA Website management - None
 - d) Projects/research - None
 - e) Vendors - None
- 7) New Business
 - a) Dumpsters on the HRA property

8) Correspondence

- a) HRA Website messages
 - i) Updates to the current draft URP will not be made in a piecemeal manner.
- b) Community comments - None
- c) Comments from citizens attending meeting
 - i) Suggestion for a guardrail around the bend.
 - ii) Citizens who are being called back from their presentations/submissions will be happening in 2024.
 - iii) Third report is coming from Steve Cecil, including citizen submissions.

Motion to adjourn

Vote: Motion to go into executive session to consider the purchase/exchange/lease or value of real property and to not reconvene in an open session. [Roll call vote]

Member	Made by	Seconded by	In Favor	Opposed	Abstained
Bartley Kelly			x		
Adrienne Paquin		x	x		
Daniel Kernan			x		
Dennis Zaia	x		x		
Joan Senatore			x		

Comments: Unanimous

Respectfully recorded and submitted by Clerk, Adrienne Paquin.