

**TOWN OF PROVINCETOWN - BOARD OF SELECTMEN
MEETING MINUTES - REGULAR MEETING
MONDAY – SEPTEMBER 26, 2016 – 6:00 p.m.
JUDGE WELSH ROOM - 260 COMMERCIAL STREET**

Chairman Richter convened the open meeting at 6:05 p.m. noting the following attendees:

Board of Selectmen members: Raphael Richter, Erik Yingling, Tom Donegan, Cheryl Andrews, and Robert Anthony.

Other attendees: Town Manager David Panagore; Asst. Town Manager David Gardner, Town Planner Gloria McPherson, DPW Director Richard Waldo, and GHD Representatives James Fosdick & Jessica Janney.

Recorder: Loretta Dougherty

Consent Agenda – Approval without objection required for the following items:

- A. *Treasurer Transfer – Library Gift Fund – to pay invoices from Staples Credit Plan, Inc. for office supplies and printing purchases, in the amount of \$565.42.*

MOTION: Move that the Board of Selectmen vote, as Commissioners of the Library Gift Fund – (#1107), pursuant to MGL C44 § 53A, to approve the use of the funds in the Library Gift Fund (#1107) to pay \$565.42 for the attached invoices from Staples Credit Plan, Inc.

- B. *Treasurer Transfer – Historic Gift Fund – to pay an invoice from Conservation Framing for print reframing and restoration, in the amount of \$600.00.*

MOTION: Move that the Board of Selectmen vote, as Commissioners of the Town of Provincetown Historical Commission Gift Fund – (#1132), pursuant to MGL C44 § 53A, to approve the use of the funds in the Historical Commission Gift Fund (#1132) to pay \$600.00 for the attached invoice from Conservation Framing.

Raphael waived the reading of the Consent Agenda and without objection the Consent Agenda was unanimously approved.

1. Public Hearings/Public Forums:

- A. **Request from NStar d/b/a Eversource to install one FO pole labeled 33/1 in Law Street to supply service to customer at 386B Commercial Street, Provincetown, MA 02756:**

The request was withdrawn by Eversource as the consumer is taking a different avenue to acquire service.

- B. **Discussion on the Commercial Street Re-Paving Parking Plan associated with the Phase 3 Reconstruction Project (Howland Street to Johnson):**

Erik read the Public Hearing Notice. DPW Director Rich Waldo and Jessica Janney GHD Project Engineer appeared before the Board. The PowerPoint presentation may be viewed in its entirety on the town's website in the Board's agenda packet. After this meeting, they will have a public session on Phase 3 at St. Mary's of the Harbor Church on October 4th at 5:30 p.m. to get feedback and input from the public before bringing it to the traffic hearing.

Jessica read their agenda. The Parking Plan Development proposes no removal of any pre-existing parking areas; painted spots will be 18 feet by 8 feet; there will be a turning radius at side streets for emergency vehicles; they will maintain handicap parking areas; there will be 18 foot by 2 foot stop bars at driveways to prevent "blocking-in," and they will accommodate resident concerns within the limits of the design standards. They had copies of the plans outside the Judge Welsh room and asked that the public take one and mark up the plans as to how they would like them to look and bring them to the October 4th meeting at St. Mary's. GHD personnel will look at them and bring the final plan before the traffic hearing.

Rich stated that they are looking for feedback on parking space delineation.

There were no public comments.

Erik was concerned that painting the parking spots would create a loss of spaces, as a legal spot is quite large. If we use compact cars without marked areas we get more parking.

David P. stated to delineate solves the question of whether you should have gotten a ticket or not. **Rich** stated 59 new spaces have been proposed in the plan. If you delineate you get those cars parked into the curb on a very narrow road so you are not blocking traffic.

Cheryl does not want to delineate unless there is a good reason to do so.

Rich stated that Phase 2 and Phase 3 are different, as we do not have metered parking in Phase 3. If the Board thinks we will have metered parking we would want to get the Board's input.

Raphael stated that more people would be able to fit if it is not delineated. He wants us to see it done for a specific reason. Before the traffic hearing he would like to find out how many cars actually park there to get a better idea. In general, he supports the turning bar and the marking at the end of driveways. He does not support delineation now.

Rich will look back at a previous policy set by a prior Board of Selectmen of not painting on the sidewalk.

No action taken.

2. Public Statements:

John Derian at 396 Commercial Street came before the Board and was not in favor of Eversource putting a pole in the backyard on Commercial Street. **Raphael** and **David G.** let him know that the request had been withdrawn earlier in the meeting. There were no other public statements.

3. Selectmen's Statements:

Erik, Tom and **Robert** had no statements.

Cheryl stated that her swearing-in as a member of the Governor's Plymouth 400 Commission was taken care of in Boston last Tuesday. She attended the Stable Path ribbon cutting last week. It is a very wonderful achievement and **Ted Malone** deserves congratulations. She also congratulated **Jenny Ross** for the Wounded Warrior event held again this year. She asked if the Chair would consider underling those items added to any Revised Agenda Meeting Notices and striking through items that are removed from the notice. It was agreed that this would be done on all future revised notices.

Raphael thanked the Board members for attending the Joint Meeting with the Truro Board of Selectmen last week. He was not able to make it. He congratulated **Cheryl** and **Representative Peake** on their appointment as members of the Governor's Plymouth 400 Commission. He and **Cheryl** also attended the Provincetown 400 meeting at Town Hall last week. Working with Plymouth is going to be a great opportunity to collaborate with each other. Stable Path was a great event; they toured the units and he offered kudos to **Community Housing Resources** and **Ted Malone**. He thanked the people of Provincetown for helping to support the budget at Town Meeting for this project. The project was 13 years in the making and it was very satisfying to be able to cut the ribbon.

4. Joint meeting / Presentations:

A. Joint Meeting with the Planning Board – Update on the Inclusionary Housing Bylaw and other Potential Zoning & General Bylaws:

David P. asked that the Planning Board be brought back before the Board at another time, as there was not a quorum present due to a conflict in times posted for the Joint Meeting.

Erik asked Town Planner **Gloria McPherson** for a quick update.

Raphael asked that the Planning Board be heard on Tuesday, October 11th at 5:00 p.m.

Gloria gave a brief overview of things that were different from the last bylaw presented to the Board. The payment-in-lieu has been updated and they are looking at the Boston model for a figure rather than using the cost of constructing the whole unit to determine what the payment-in-lieu should be. She is looking at different ways of calculating it. They are also working on additional bonuses based on the number of bedrooms able to be served by a non-variance septic system contained on the same parcel, so that the project may have up to as many dwelling units as bedrooms that can be supported. Other new bonuses being considered are a building height bonus, a growth management bonus and a fee reduction bonus. The Planning Board is trying to stress community housing rather than affordable housing such as 40B which allows waiving all zoning regulations.

Erik asked if any of the developers have been working with their Board.

Gloria stated that there had been six or seven developers at one meeting. Some are more interested than others are and she does send them updated drafts. There are few that are very interested.

Erik wanted clarity on the payment-in-lieu of fee. He believes that flat fees would be interesting.

Gloria feels that a flat fee is too easy to have an argument that it is a tax. The flat fee has to make sense.

Cheryl asked about the discussion topics on other potential Zoning Bylaw amendments.

Gloria stated that some of those are just housekeeping, and went over the list with the Board.

Tom went to the Planning Board meeting last week and felt that it was a great meeting. He believes that the power of a good Inclusionary Bylaw helps everyone to win.

Erik asked how seasonal housing overlays density.

Gloria stated that there is a difference between affordable and community housing. Seasonal workers live in affordable housing subsidized by the town. It is hard to get people to work seasonal jobs and it is really hard to build the housing unless you build dormitory style housing. You cannot have them in high elevation areas and the historic district. They will do a mapping exercise for seasonal housing. She believes this would be very controversial at Town Meeting and wants to discuss it further with the Board of Selectmen.

Cheryl is concerned that we make the effort to build all this new housing and then have to tell them they have to leave at the end of the season.

Gloria stated that seasonal housing is cheaper to build. It is good for three seasons as it is not heated or insulated. Details for having a kitchen or not would be left to the developer if they wanted to do it.

Cheryl does not see anything attractive about that versus having temporary housing.

Gloria stated we cannot have temporary housing now in Town.

No action was taken.

5. **Appointments:** None.

6. **Requests:**

A. Update on Cape Light Compact and Potential Fiscal Sponsor Opportunities:

Tom represents the Town of Provincetown to the Cape Light Compact (CLC). Barnstable County has acted as the "Fiscal Agent" for CLC as a result of an Agreement executed by the County Commissioners and CLC in April of 2002 but at present it also includes the employees of CLC as County employees for employee benefits and retirement purposes. Barnstable County is looking at converting it to a county department. Massachusetts General Law (MGL) gives the municipal aggregation to the municipalities not the county. He believes that Provincetown could be the fiscal agent taking care of the accounts payable and receivable and the front office could be in Barnstable. This would be great for our economic development creating new jobs. It would be a good thing for both the Town and the taxpayers. The CLC has proposed a "First Amended and Restated Administrative Services Agreement between Barnstable County and Cape Light Compact" that includes additional provisions relating to employee benefits and liabilities related to CLC's operations and other issues.

David P. is meeting with the County Administrator this week and will discuss this. The CLC and Administrator will be meeting next week. Provincetown would be the bank; none of the revenue would come from the town it would come from ratepayers. It is an opportunity to bring jobs to Provincetown without any burden to the taxpayers.

Erik believes it is a great idea.

Tom will keep the Board posted.

No action taken.

B. Discussion on Province Road Paving Request:

Tom recused himself and left the meeting at 7:08 p.m.

Jay Gurewitsch and **DPW Director Rich Waldo** came before the Board to present this request. Jay thanked all the staff members who were helpful in forming this presentation. He has 12 homeowners abutting Province Road, Ships Way and Ships Way Extension who have voluntarily raised funds to help pay for paving Province Road. This is a unique situation as this is the only private road where the town owns 40% of the property abutting the road. Ten percent belongs to NStar which might pay for their portion that would reduce the town's cost. There is a history of using this private road by the town for the old burn dump many years ago. He asked for all of us to work together to solve this. They are asking the town to help them solve this problem with a long-term solution so they do not need to come back again. Dirt Works gave them a bid which is a high-end amount. The work should actually cost less. It is imperative to have this solved as senior citizens, bicyclists and people with disabilities are not able to navigate the potholes. The road is truly beyond repair. The DPW did a wonderful job when they last graded but with the rain the potholes are returning. It will be a much bigger mess when it starts freezing.

Erik asked staff if we have paid for work on a private road in the past.

Rich stated they have not taken care of any private roads to his knowledge. Private roads can be owned in many different ways. Developers may keep the road. It depends on how the deeds are written and the land is divided.

David G. stated that Town Counsel has done a title search and we do have ownership rights to this road.

Cheryl knows that there is no homeowners association in this neighborhood. She is interested in seeing the town help fix it. She wants to make sure everything is done correctly if we are using public funds. She asked staff for a written opinion on how this will be dealt with financially.

David P. will get back to her. He wanted to know if this is something the Board wants to do.

Robert gave a brief history of the road. It was a Town road since he was 12 years old and has always been an access and open forever.

Erik knows this is a unique circumstance but is concerned about other private road owners who would come forth.

Jay stated that there are no other private roads that the town owns. He will do whatever the town wants them to do to get the work done regarding competitive bids.

Raphael wanted the Board to acknowledge how we would move forward. Outside of our regular budget for doing projects, we would need to go to Town Meeting to get the funds. He would like to see the town be the partner to the neighborhood and bring it to Town Meeting.

MOTION: Move that the Board of Selectmen direct staff to investigate this issue and bring back recommendations to the Board within four weeks.

Motion: Cheryl Andrews

Seconded: Erik Yingling

Robert is in favor of this. He agrees with the Chair regarding the funding aspect. Take it to Town Meeting, if we cannot find the funds and look for a long-term solution.

Cheryl looks for staff's creative recommendation.

Raphael knows that the town does not do things fast so that public interest and money is protected. He believes that taking this to Town Meeting is best for this project.

David G. wants to make sure that we have an agreement to identify and answer any questions regarding ongoing maintenance before we move forward.

David P. will pen a memo that will outline numbers for the Board. There are many options and he now has clear enough direction with which to start. He will have something formulated and look at the legal issues.

4/0/0 Motion passed.

Tom returned to the meeting at 7:40 p.m.

7. Town Manager / Assistant Town Manager:

A. Review and Sign the Grace Hall Parking Lot Lease Agreement with the Roman Catholic Bishop of Fall River, a Corporation Sole.

MOTION: Move that the Board of Selectmen vote to approve the Grace Hall Parking Lot Lease Agreement between the Town of Provincetown and The Roman Catholic Bishop of Fall River, Massachusetts for a term commencing December 19, 2016 and ending on December 18, 2026 as presented.

Motion: Cheryl Andrews

Seconded: Robert Anthony

Erik wanted to know where this was located.

David P. stated it is behind St. Peter's Catholic Church in the Grace Hall Parking Lot.

Tom stated that this was a swap so we could build Seashore Point. We traded them land it.

5/0/0 Motion passed.

B. Town Manager's Report – Administrative Updates:

i. RFQ Update on former Community Center, 46 Bradford Street:

The RFQ is due on October 3rd at 4:00 p.m. There have been a number of inquiries from interested parties for seasonal worker housing to entrepreneurial. Clarification was sent out last week with new information added. We extended it by a week. There has been no comment on whether it is a good idea or not. He asked the Board for an Executive Session be held to discuss the criteria for a selection process to establish a panel committee prior to the issuance of the second phase of the RFP.

Raphael requested it be set for late October in Executive Session.

ii. Proposed Process for Civic Engagement and Fall Town Forum:

David P. reported:

- The town is moving forward in using 30% recycled paper. It is \$5 more per carton and we use approximately 15 cases per year.
- Provincetown 400 was successful in raising funds to cover one-half of the cost for an Executive Director for one year. Provincetown is entering into negotiations with the prospective Executive Director. The organization will be up and running when the new director is in place.
- He would like to discuss Tax Titles at an upcoming Board of Selectmen meeting.
- There will be two upcoming Town Forum's held in November to encourage a two-way dialogue and to draw more voters into the process of building consensus to solve the important and controversial issues in Provincetown. One meeting will be held during the week in the evening and the other on a Saturday during the day so a larger number of people can attend.

Tom would like to see it done on two nights because we have tradesmen and waiters/waitresses working during the day and we should accommodate both a week night and Saturday night.

Erik believes that weekends do not go over well.

Robert and **Cheryl** can attend both of the forums.

Raphael believes having two meetings at different times will work best.

David P. wants to do the forums at different times to maximize engagement and see if it works. If it does not work we will not do it again. More work now will create less work later.

Raphael asked for specific dates.

David P. wants to consider having one on Tuesday, November 15th at 6:00 p.m. & the other on Saturday, November 19th at 10:00 a.m.

Cheryl would like to have a survey designed with questions.

Raphael asked staff to draft something to put in the survey.

David P. talked about possibly having software online asking such questions as did you go to Town Meeting, what did you like about it, and how you would vote today on Winslow Farms, etc. If you are looking to build trust, outcomes get derived from the answers given. He asked what kind of survey the Board would like to see.

Raphael asked to have an agenda item: survey at or after the forum.

Tom suggested online chats. Surveys can produce a, b, c answers.

Robert stated that we have received positive input from surveys done in the past.

Tom wanted to know about mentioning in the survey about renting or buying comfortable chairs for the auditorium.

Cheryl asked for a copy of the results from the survey regarding chairs that was done by Town Clerk Doug Johnstone be sent to the Board.

Tom asked about the status of hiring an Economic Development person.

David P.'s focus has been on hiring a Finance Director.

Raphael asked staff to find out what the cost for a staff person in Economic Development is in similar and larger communities and then look at it when developing a budget for the next year.

David P. believes that an Outer Cape Development person for Provincetown, Truro & Wellfleet might be a possibility. Their time would be fully utilized, as the economy is regional. We do have a grant line for a contract service for an initial period.

iii. **Other Town Manager updates and administrative matters:** None.

C. **Others:** None.

8. **Minutes:** Cheryl asked that the word (Special) on the cover sheet be changed to (Regular).

MOTION: Move that the Board of Selectmen approve the minutes of: August 22, 2016 (Regular), as revised.

Motion: Cheryl Andrews
5/0/0 Motion passed.

Seconded: Erik Yingling

9. **Closing Statements/Administrative Updates - Closing comments from the Selectmen:**

Tom participated in the Sober House Meeting that was recently held. He attended a Planning Board meeting and it thought it went very well. However, the Historic District Commission meeting he attended was a bit of a falafel. It was difficult for the staff and applicants to understand each other and even between Commission members themselves they appeared to not understand each other. It was a difficult meeting.

A letter sent to Senator Wolf was reviewed by the Board.

A. Letter to Senator Daniel A. Wolf regarding House Bill No. 3742 – An Act Establishing a Year-Round Market Rate Rental Housing Trust, to make changes to language.

MOTION: Move that the Board of Selectmen vote to go into Executive Session pursuant to MGL c30A, Section 21(a), Clauses 1, 2, 3, 4, 6, 7 & 8 for the purposes of:

Clause 3 – To discuss strategy with respect to collective bargaining or litigating position of the public body and the Chair so declares (Chair declared). (Collective Bargaining – Police & ASFCME).

Clauses 1, 2, 3, 4, 6, 7, & 8 – To consider the approval and/or release of Executive Session Minutes for September 19, 2014, February 29, 2016, April 11, 2016, and June 27, 2016. Votes may be taken.

and not to convene in open session thereafter.

Motion: Erik Yingling
(Roll Call Vote)

Seconded: Robert Anthony

Raphael Richter: Yes

Erik Yingling: Yes

Tom Donegan: Yes

Cheryl Andrews: Yes

Robert Anthony: Yes

Yea: 5 Nay: 0 Motion passed.

Without objection motion to adjourn at 8:20 p.m.

The Board went into Executive Session at approximately 8:20 p.m.

Minutes transcribed by: Loretta Dougherty

Addendum I

Allan Cosimi

Dear Provincetown Selectmen;

September 25, 2016

I am the property owner of 32 Ship's Way Rd and am writing this letter to express my support of the proposal presented to you regarding the paving project of Province Road. I agree to pay my full share as described in the proposal and hope you can assist in funding 50% of the total project.

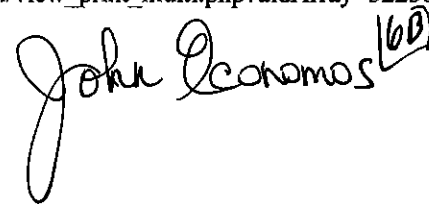
The paving of the road would be an enormous benefit to my elderly mother who regularly walks to the supermarket and downtown. It would also bring comfort to know that the road will be regularly plowed by the town's professionals and therefor always passable in case of emergency.

I would like to thank you sincerely for your time in reviewing this request for your support, and hope that you will find that it is a fair and beneficial proposal for the entire community.

Sincerely,

Allan Cosimi

Allan Cosimi



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Subject: Letter of support for Province Road paving proposal

From: "Economos, John" <JEconomos@TCBINC.ORG>

Date: Mon, Sep 26, 2016 1:01 pm

To: "ldougherty@provincetown-ma.gov" <ldougherty@provincetown-ma.gov>

Cc: "jay@arcadianyc.com" <jay@arcadianyc.com>

Attach: image001.jpg

To: Provincetown Board of Selectman

Date: September 26, 2016

I am writing on behalf of Province Landing, LP as an abutter of Province Road and as a lessee of 90 Shankpainter Road. Province Landing fully supports the proposal from Mr. Jay Gurewitsch to pave Province Road. The unpaved condition of Province Road causes significant issues for us as the owners of Province Landing. Our residents, especially the people living in the 10 apartments abutting Province Road, have to tolerate the jarring noise from vehicles hitting the numerous pot holes and the significant amount of dust generated by vehicles driving on the road. Many of these residents suffer from chronic illnesses which are exacerbated by the dust. It is one of the most frequent complaints we get.

Building 4 which has 8 apartments directly abuts Province Road. We have had 7 residents move out of the apartments in that building in our first four years which is more than have moved out of the remaining 42 apartments. Not all residents left because of the road noise or dust but it was a factor in several of those move-outs.

I strongly recommend that the Board of Selectman support and approve this worthwhile proposal which will benefit many people.

Respectfully,

John Economos

John Economos

District Manager

Northeast Region

1 Wampanoag Drive

Mashpee, MA 02649

Main: 508-477-2000 **Direct:** 774-353-9030

jeconomos@tcbinc.org www.tcbinc.org

**THE COMMUNITY
BUILDERS**

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Thomas O'Grady
John Stafford

To whom it may concern,

We are writing seeking your support for a plan to pave Province Road.

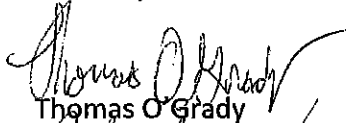
As you know from the proposal being submitted, the conditions of Province Road and Ship's Way roads are a significant concern for the residents who live along the roads. Both roads are in serious disrepair and as an abutter to at least part of the road, we hope you would share our concerns and participate in the proposal being submitted.

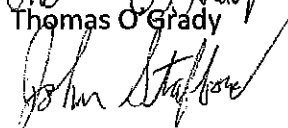
We understand that the legal status of these roads make this proposal unique. However, the town's participation in this project, funding 50% of the cost to improve the road and provide future snow plowing, is a reasonable accommodation given the property owners along these roads pay full tax rates while receiving reduced services (limited mail delivery, no trash pick-up, and lower priority snow removal).

Improvements to the road would enhance the living conditions for all residents along the road, including those living in the Province Landing development. From the dust and dirt kicked up by delivery trucks and the mosquitoes that breed in the frequent pooling of water to the reduced wear and tear to the resident's vehicles, this investment is a great opportunity to address a problem using a combination of both public and private funding.

We hope you agree to participate.

Sincerely,


Thomas O'Grady


John Stafford

11 Ships Way Road

Mark Pedersen
Rod Howe

September 22, 2016

Mark Pedersen and Rod Howe
43 Province Road
Provincetown, MA 02657
607-592-3456

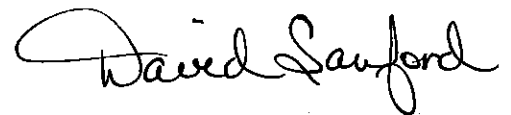
Dear Selectmen:

Over the past twenty years we have been property owners (and full tax payers) for three different homes, our current residence being situated at 43 Province Road. When we purchased our home three years ago we had hoped that the deplorable condition of the road would soon be addressed by the Town. Learning that we owned a home on Province Rd did not fully impact us until we couldn't avoid the huge potholes and constant dust that was being generated by traffic on the road. When our neighbors asked us if we would be interested in paying for road improvements we were very interested as long as the solution was longterm. Since we all pay our taxes, we would like to have the same advantages as other Provincetown residents by having our roads maintained and plowed by the Town. If that involves an initial additional cost on our part, so be it.

Thank you for considering our case which we believe to be a well warranted one.

Sincerely,

Mark Pedersen and Rod Howe



Monday, September 26, 2016

Dear Provincetown Selectmen,

I am the property owner at 52 Ships Way Road. We utilize this building as "workforce housing" for our staff for Crowne Pointe and The Brass Key. The current road condition is unsafe for our staff who have to walk and ride bikes on this road. The crater size pot holes that develop make it almost impossible for even cars to navigate. This road is also heavily trafficked by large trucks that come from J&E Produce which contribute to the poor road conditions.

We hope you see this as a worthy infrastructure investment that will have a positive impact for many Provincetown residents.

Cordially,

David M. Sanford

Charles Silva 

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Subject: Board of Selectmen Meeting September 26, 2016

From: Charles Silva <charlessilva38@hotmail.com>

Date: Mon, Sep 26, 2016 11:25 am

To: "jay@arcadianyc.com" <jay@arcadianyc.com>

To Provincetown Board of Selectmen:

Dear Members,

Unable to attend your meeting this evening, as residents since the early 1970's we write to urge you all to vote the town's financial share in paving Province Road, joining all of the other abutters along with residents of Ships Way Road who have also committed to share.

Paving this road is a matter of public health, safety and welfare for all residents. The safety for Mothers and children who use this road along with bicyclists and pedestrians will be enhanced by this project. The dust clouds of summer and ice and snow moguls of winter will disappear with this project.

Finally, the Town will recapture this small amount by taxes on the increased property values to this whole neighborhood.

Thank you for your attention.

Charles W. and Helen T. Silva

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Shaun B. Sutcliffe [63]

Dear Provincetown Selectman:

9/22/16

We are writing seeking your support for a plan to pave Province Road.

Province Road and Ship's Way roads have both fallen into severe disrepair over the years and can become quite impassable several times throughout the year. For this reason town support of the paving project would be very useful.

For our family, the impact would be great. Potential guests to our home may use a wheelchair. When they visit our family, they would find it difficult to get to and from our home when we walk downtown to go shopping. With the paved road, they will find it much easier to get around our community. I know that other residents in our beloved and unique neighborhood would benefit from this project as well, including children with bikes, families with small children in strollers, and other residents and visitors who use a wheelchair.

My family and fourteen others on the street are hoping there is Selectman support for the project. I hope that you will support our efforts. Our neighborhood has been in frequent communication to discuss the best way to make our case to the Board of Selectman. We hope you can assist in the funding of 50% of the total project, as well as maintaining/plowing the road.

Sincerely,

Shaun B. Sutcliffe, RN

Shaun B. Sutcliffe, BSN, RN, OCN

Research Nurse Coordinator

Massachusetts General Hospital Cancer Center

PROPERTY OWNER, 21 SHIP'S WAY