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Ashland Senior Center Celebrates Veterans

Ashland veterans were celebrated at the senior center, thanks to the staff, the Ashland Fire Department, the Ashland Police Department and the Ashland Council on Aging. The Veterans Day event had a great turn out.

Photos courtesy Ashland Senior Center, Facebook page



VETERANS
continued on page 2



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Special Town Meeting 2022 Wrap Up

The Town of Ashland gathered for Special Town Meeting on Wednesday, Nov. 16, at the high school at 7 pm.

Seventy-six registered voters weighed in on seven warrant articles. There were several productive and engaging discussions and ultimately all seven articles presented passed. A recording of special town meeting can be found on WACA TV or on the

town website, www.ashlandmass.com.

Article 1: Free Cash Transfer

Motion: That the Town vote to transfer from Free Cash the following; the sum of \$80,000 to the Stabilization Fund; and the sum of \$533,325 to the OPEB Trust Fund; the sum of \$994,423

MEETING
continued on page 3

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VETERANS

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MEETING

continued from page 1

to the Capital Account; the sum \$250,000 to Account 01123-52450 (Comprehensive Plan); and the sum of \$250,000 to Account 36502447-48310 (Mindess School Building Project); as shown in the table above.

Passed unanimously

Article 2: Property Tax Exemption

Motion: That the Town vote to adjust (the exemption amount and eligibility factors) for the property tax exemption for senior citizens under MGL Chapter 59, Section 5 Clause 41C 1/2 to 11.25%, to be effective for exemptions granted the fiscal year beginning July 1, 2022.

Passed unanimously

Article 3: Amend Bylaw: Demolition Delay for Historically or Architecturally Significant Property

Motion: That Town amend the Town Bylaws Chapter 125 Demolition Delay Bylaw for Historically or Architecturally Significant Buildings as presented in Article 3.

Passed with a simple majority

Article 4: Accept Gift Nancy Drive/ Eliot Street

Motion: That the Town accept as a gift or otherwise acquire, the land located at 0 Nancy Drive, Ashland, Massachusetts and as shown on the Town of Ashland Assessor's Map 26 Lot 162, including 4,561 square feet more or less, for the purpose of

the accessing the park that will be constructed at the former site of Cadillac Paint to be under the care, custody and control of the Select Board, and to authorize the Select Board to negotiate and execute any and all documents necessary to effectuate same.

Passed unanimously

Article 5: Adopt Brave Act provision 22G

Motion: That the Town accept the provisions of M.G.L. c. 59, § 5, Clause Twenty-second G.

Passed unanimously

Article 6: Authorize Funding for Improvements to Middle School Athletic Fields

Motion: That the Town appropriate \$185,000 from the Community Preservation Act Open Space Account, to fund improvements at Middle School fields to include the replacement of the scoreboards, dugouts, benches and install batting cages for baseball, softball and athletic field turf areas; said funds to be available until December 31, 2024 at which time any unexpended funds will be returned to their funding sources.

Passed with a simple majority

Article 7: Zoning Bylaw: Building Moratorium

Motion: That the Town amend the Town of Ashland Zoning Bylaw, Chapter 282, as set forth in the Warrant in Article 7.

Moderator declared 2/3 majority

Town Meeting adjourned at 8:17 PM.

Building Moratorium Recap And What It Means For The Town Moving Forward

At Special Town Meeting on Nov. 16, Article 7, a zoning bylaw change was proposed by the Town Manager and Select Board to create a building moratorium passed with a 2/3 majority vote, it was not unanimous. This new bylaw amends the current zoning bylaw for multi-family building until Dec. 31, 2024. This change does not apply to projects currently before the planning board. It will only apply to planning board permit submissions after Nov. 16.

Since 2010, the Town of Ashland has experienced substantial and rapid growth in residential housing. In 2010, the Town of Ashland had 6,581 units, and in 2020 that number had grown to 7,495. At least 802 of those units are multifamily rental developments. Between 2020 and 2022 another 180 multifamily housing units have been permitted. There are currently three applications including 494 multifamily units

pending before the Ashland Planning Board. Such rapid growth has created concern for strain on municipal resources. This bylaw allows us to take a pause to analyze the impacts of multifamily growth in the community. This will give the town time to gather more information on what the impacts are to our infrastructure (roads, water and sewer), finances (new growth), schools (capacity of buildings, staffing, services and class size) and services (police, fire, and DPW's ability to respond to issues). It also gives the town an

opportunity to look at development patterns and our reliance on new growth to sustain the budget.

It is important to note that this bylaw change coincides with the town initiative to create a Comprehensive Plan for the community. The Select Board and Planning Board are driving this initiative for the future. It will provide a clear path of direction for the town to be a smart, safe and sustainable community. Planning for the comprehensive plan will begin at the start of 2023.

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You will be able to find artists of many kinds – painters, writers, potters, crafters – on the first two floors between the hours of 11 am and 3 pm. And with a large parking lot outside the building, you can buy arts and crafts, store it safely in your car and continue to enjoy the early evening festivities at the Corner Spot.

Thank you for supporting artists in Ashland!



Elaine Donovan created the ornaments and Maria Raffi created the painting.
Courtesy photos

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Family-run Affordable Junk Removal takes the stress out of cleanups

By CHRISTIE VOGT
CONTRIBUTING WRITER

Whether it's one old fridge in the garage or an entire home of unwanted goods, the team at Affordable Junk Removal offers a cost-efficient, stress-free approach to waste management. "You don't lift a finger," says owner Jason Schadler, who started the company along with his wife Christine in 2005.

The business offers same-day service for both residential and commercial clients across eastern and central Massachusetts and northern Rhode Island. In addition to junk removal, the company rents 15-yard dumpsters.

As a family-owned and operated company, Schadler says Affordable Junk Removal has lower overhead costs and is more accessible than national competitors. "I answer my phone 24 hours a day," he says. "I was on vacation in Italy and Portugal, and I was still answering my phone on the beach. When you call us, you get me — not an automated machine!"

Schadler says the company has an environmentally friendly approach to disposal in which it recycles items when possible, properly disposes of non-recyclables and resells many items at the Schadlers' secondhand store, Resellables. "We opened that store in Bellingham because we hated to see things thrown away," Schadler says. "We have four kids and sustainability is extremely important to us."

During the business's early days, Schadler provided junk removal on nights and weekends when he wasn't busy working at



a machine shop. Eventually, the business grew into a full-time endeavor, and the Schadlers invested back into the company with new equipment and techniques. "When I first started, for example, we didn't have any tarps. I'm driving around and things are flying out of my truck," Schadler laughs. "I'm like, 'Oh my god, I need a tarp.'"

Schadler says his wife Christine "was equally as involved" in getting the business off the ground. "She handled the back-end while I did the heavy lifting, all while she was working at EMC," he says. "Fast forward 17 years, and we both work full time managing the company as well as other endeavors. Business is doing great; it has grown tremendously to a fleet of trucks and dumpsters, and we've also been able to buy a pizza place, The Corner Market in Holliston."

In addition to delivering an in-demand service to the community, Schadler is appreciative that Affordable Junk Removal has helped provide a work-life balance that suits his family. "It allows me to be able to do what I like doing and spend time with

Business spotlight

my kids," he says. "I'm home to see my babies play softball and do all that stuff. We are also able to give back to the communities we serve."

As for Ashland in particular, Schadler says they are proud to have many repeat customers and friends in the area. Prior to owning Affordable Junk Removal, Schadler was a chef at Stone's Public House, and he also has relatives in town. The Schadlers also sponsor Ashland's girls high school hockey team.

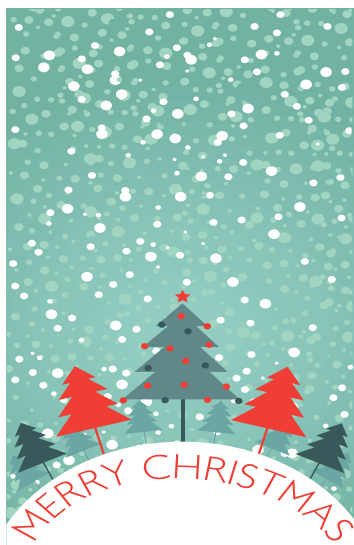
One of the best parts of his job, Schadler says, is meeting and getting to know new people and developing relationships with returning customers. "We are really grateful for the repeat business and the chance to form connections with residents across the MetroWest area," he says.

To receive a free junk removal estimate, call 774-287-1133 or visit affordablejunkremoval.com.

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Christine and Jason Schadler, shown here with their children and dog, started Affordable Junk Removal in 2005.



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The Latest Bathroom Trends



John Szolomayer

REAL ESTATE INSIGHTS

Are you thinking about updating your bathroom? Or maybe you're heading in the direction of a new build and you need some ideas about what to include in your construction plans. No matter what you're starting with, modern-day bathroom trends can be great sources of interior design inspiration. Here are three current bathroom trends worth giving a try.

Stick with all matte black fixtures

For a long time, brass and gold were the go-to fixture styles of choice. From the handles on drawers and the knobs on cabinets to faucets heads and sinks, a lot of people opted for either brass or gold because they have been trendy for a while now. However, it's time for brass and gold to take a backseat as matte black fixtures step into the spotlight.

Matte black fixtures add a certain level of elegance and sophistication to any bathroom, so if you're looking to make a chic addition to your bathroom, matte black fixtures might just be the answer. Even better, black pairs beautifully with just about every color, so you won't be limited in terms of creativity when you choose matte black bathroom fixtures.

Whether you want to keep things neutral by combining matte black fixtures with neutral colors or you're more inclined to go the route of bold colors like

green and light purple, the versatility of matte black fixtures makes both options possible.

Embody the look and feel of a spa at home

With the help of this bathroom trend, you won't have to seek out a professional spa or visit a local salon when you want to relax. Instead, give yourself the luxury of unwinding at home by following the trend of turning your bathroom into an at-home spa. There's something especially calming about unwinding at home rather than driving somewhere else when you want to experience spa-level tranquility.

There are so many ways to create a spa-like experience for yourself, but it all starts with the ambiance. Put together an environment that is centered around relaxation by prioritizing dim lighting, adding scented oil diffusers, and making room for candles galore. From there, add features like a freestanding bathtub, heated floors, and warm towels to enhance this cutting-edge bathroom trend in your home.

Keep it classy with marble accents

Marble exudes elegance. While it's a timeless choice in general, it tends to go in and out of style as new patterns and styles garner temporary attention. But as we've seen many times, interior design trends often circle back to marble, and that's what's currently happening today.

The best part about marble is that it can be incorporated in many different ways. Whether you want marble flooring, a marble countertop, marble walls, or marble accents, the options are seemingly endless. Plus, marble looks good with nearly every color.

Currently, many people are choosing to combine marble with brown, beige, and other earth tones. That said, if you're someone who loves a pop of color, you can't go wrong with the combination of marble and teal or other hues of blue.

Information provided by John Szolomayer, RE/MAX Executive Realty. For more information contact John Szolomayer at 508-259-4788 or JohnSzolomayer.com.

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Planning Board Information Session

January 18th from 6- 7 pm

Virtually with Zoom.

Access the meeting link by visiting our website, ashlandmass.com

Have you ever wondered what an overlay district is? How an overlay district interacts with other zoning districts? Or where the overlay districts in Ashland are and what they do? The Planning Department will be hosting a virtual information session about overlay districts in Ashland, including the Pond Street Mixed Use Overlay District, Subsection A of the Ashland Downtown Zoning District, the Large Scale Solar Overlay District, and even the Floodplain Overlay District! Come and find out how overlay districts work, their advantages and disadvantages over more traditional districts, and what areas of Ashland are covered by overlay districts. The presentation recording will be shared if you cannot make this event.

Overlay Zoning Districts Information Session presented by the Planning Department

Wednesday, January 18th from 6- 7 pm

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Fire Department Connects With Community

Each month, the Ashland Fire Department is out and about meeting community members and educating residents.

In November, they welcomed Girl Scout troop 64098 to the station for a tour and informational setting.

Another day in November saw the members visit the Warren School, where they were finishing up two weeks of fire safety training with the 2nd graders, utilizing its Hazard House training prop.

Sparky, the department's mascot, made an appearance on Halloween around town.



Courtesy photos, Ashland Fire Department Facebook page

mascot, made an appearance on Halloween around town.

And earlier this fall, the station opened its doors to the community for an open house.



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Glenn Brown

While 2022 has been a challenging investment environment, it has been a fantastic year to see the benefits of executing financial plans over the past few years.

Were all outcomes perfect? No, and they never can be. See by seeking the perfect opportunity or waiting for the perfect time, one prevents the implementation of good improvements.

Consider the good done by executing on a remodel or outdoor project in 2017-19 or refinancing your mortgage and/or auto loans in 2020-21. More recently, how about deleveraging variable debt, establishing access to equity, rais-

ing emergency funds availability, modeling for variables such as inflation on expenses as well as remaining true to your risk tolerance.

Sure, it's easy to bemoan things that didn't go as planned with investments, like bonds not playing their role portfolio stability in 2022. But this too shall pass as Fed pivots away from their feverishly raising of interest rates next year. Can the same be said next year about an opportunity to lock in your mortgage under 3% or get your remodel done at 30-40% less?

There's still some good improvements you can do by year-end, if appropriate.

Roth Conversion. Have sizable Traditional IRAs? Think taxes are going up? You believe your holdings will rebound? With a strong handle on your sources of income and capital gains for 2022, consider modeling tax liability of different amounts converted to a Roth IRA.

Remember, unlike a few years ago, you can no longer undo a conversion via "recharacterization", so what's done is done.

Tax-Loss Harvesting. Sell investments for large gains earlier in the year? Sitting on sizable unrealized losses? Consider selling

to realize tax-losses that can offset current year gains or be carried forward against future year gains as well as write off up to \$3,000 against ordinary income.

Recall the IRS wash-sale rule prohibits selling an investment for a loss and replacing it with the same or a "substantially identical" investment across all household portfolios 30 days before or after the sale. So if you are going to sell and buy back, verify it's clean 30 days prior and then wait 31 days.

Last minute 401(k), 403(b) and 457 plan contributions. Ideally, you'd be at \$20,500 maximum contributions limits (\$27,000 if 50 or older). If not, many plans allow online changes up to 50% of wages. Have a year-end bonus? Can forgo a paycheck or two? Act quickly as plans require a pay cycle for updates to take effect.

And if you're late to impact 2022, then see how long you go with higher contributions to front load towards 2023 contributions limits of \$22,500 (\$30,000 if 50 or older).

Still waiting for perfect, instead of executing on the good? Ok, there's this 30-year old "genius" that founded a crypto exchange in the Bahamas and

issued their own coin for trading. In 3 years, he's worth \$25 billion and his firm's Marketing/PR includes Tom Brady, Stephen Curry, MLB, NBA, plus TV personalities call him a modern-day J.P. Morgan and has clout as 2nd largest US political donor in 2022.

Perfect, right?

Please note the sarcasm, and put the work in towards the good.

May you and those closest to you enjoy a happy and safe holiday season.

The opinions voiced in this material are for general information only and are not intended to provide specific advice or recommendations for any individual.

Glenn Brown is a Holliston resident and owner of PlanDynamic, LLC, www.PlanDynamic.com. Glenn is a fee-only Certified Financial Planner™ helping motivated people take control of their planning and investing, so they can balance kids, aging parents and financial independence.

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Climate change and equity on the docket for community Zoom meeting

By PATRICIA ROY

A survey focusing on climate change and equity was conducted by Ashland, Natick and Framingham over the past year.

The results were discussed in a Zoom meeting held on Oct. 19 with the Metropolitan Planning Council and the Ashland Planning Department and hosted by the Ashland Public Library.

Climate equity offers accountability and responsibility to those who benefit from the root causes of climate change. This can mean the equality of outcomes, not the equality of opportunity.

Equitable solutions to climate change address land use, housing, transportation, access to health care and education.

In 2021, the three municipalities got \$127K for their share of the MetroWest Climate Equity Project. At the Zoom meeting, residents will gain a better understanding of how climate change affects individuals and communities, how to prepare or cope with climate change and express their ideas for action to address the impacts of climate change.

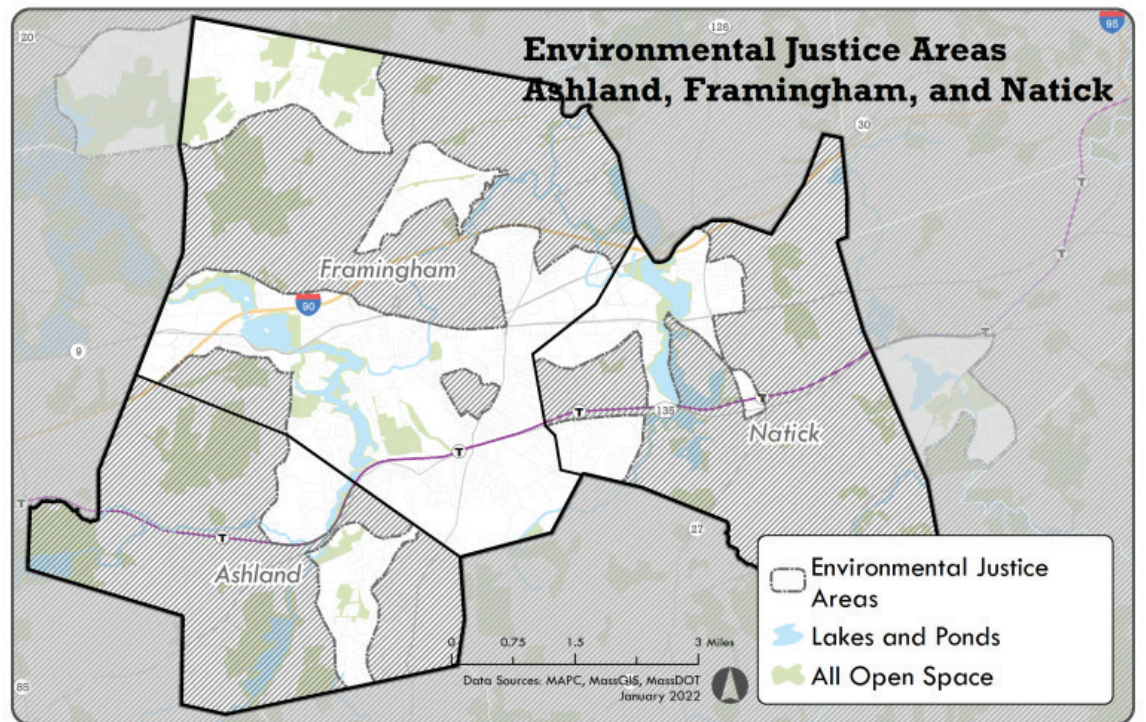
Residents will also have the opportunity to say how climate change has affected them. Municipal officials will also learn about climate justice.

According to the Metropolitan Area Planning Council, four out of five survey respondents think it is urgent to take action to reduce climate change.

Top four areas called for emergency planning, equitable clean energy and energy efficiency programs, getting around without a car and access to lakes and ponds for cooling.

Among the simple actions that homeowners can take is to reduce the use of lawn fertilizers that contribute to pollution of local ponds, making them unusable for swimming or fishing. Planting trees can also help cooling and taking advantage of bicycle lands and energy audits, which can sometimes be problematic for lower income residents and renters/landlords.

Of the 851 survey respondents, 134 were Ashland residents.



About 55 percent of the respondents over all three towns thought climate change would affect their families a great deal. There were 64 percent of respondents who said they have experienced extremely hot or cold temperatures, with fewer resi-

dents noting power outages and more ticks and mosquitos.

Other priorities included housing affordability and quality, access to healthy and affordable foods and access to education and good jobs.

Language access and immigrant inclusion was also important to 40 percent of those answering the survey.

Ashland scored relatively high on the neighborliness scale with 69 percent saying they felt safe,

57 percent answering they knew multiple people on their street and 40 percent acknowledging organizations that provide support during time of need.

Ranking a little lower, 34 percent said they trusted local government officials while 49 percent said they did "sometimes."

And encouraging 79 percent responded that they have influence to make their community a better place either sometimes or all the time.

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The b.LUXE *beauty beat*

GIFTING: 3 RULES TO SHOP BY

BY GINA WOELFEL

Good gift-giving is an art! There's nothing like watching someone light up with joy when they open your gift! The perfect present can lift your mood, strengthen a relationship and even leave you feeling happier and healthier. Gift giving releases the "feel good" chemicals in your brain for an instantaneous mood-boost. Maybe that's why we feel so good around the holidays?

A gift can be many things and doesn't need to be big or expensive to be amazing. Giving with intent and keeping your gift choices relevant says "I see you" and "you're worth it". When we take the time to emotionally customize gift-giving it speaks volumes to its recipient and makes even the smallest gestures feel incredibly thoughtful.

Themes are a wonderful way to personalize a gift. A theme encourages you to think about who you're gifting and what they'd love to receive. You can choose a spa package and candle for a friend who needs a little "me-time" or how about a gourmet cooking basket of spices and specialty foods for your sister who loves to cook? There's a theme for everyone on your list!

Let's face it, gone are the days when Black Friday opened the holiday shopping season. The retail madness starts the day after Halloween and it's easy to get lost in the sea of holiday sales. With a little planning, though, you can manage this chaos like a boss and curate some amazing gifts with minimal (or at least enjoyable) in-person and online shopping.

Gift-giving: 101

Make a list and check it twice!

Break it down by order of importance. You'll have your first tier recipients like family and friends whose gifts you'll need to give the most thought to. It's important to consider their personalities, hobbies, and pastimes when choosing their gifts. Keeping it personal and recipient specific makes both you, the giver, and the receiver very merry! Your next tier of gifts will be for the people in your life who support, service, educate and soothe you. Now, you probably don't know your mailman or

your kid's teachers well enough to know their hobbies, but the holidays are an excellent opportunity to show your appreciation and an end-of-year gift certificate or tip is the perfect way to say thank you. Most of your favorite stores, salons and restaurants now offer gift cards online, so take advantage of this convenience! Light a fire, pour a glass of wine and with just a few clicks, your gift card shopping will be done and you can enjoy some holiday downtime!

Budget, budget, budget!

Nothing will ruin your holiday spirit more than stressing over your bank account! Keep things simple, know what you can spend and find ways to keep your purchases within those parameters. Sometimes, we may feel pressured to splurge beyond our means, forgetting that homemade and smaller gifts are just as special. Giving a \$5 Starbucks card might feel insignificant to you, but the gift of an afternoon coffee might be exactly the break someone needs. No gift is EVER too small when it's given with gratitude. Even a small bobble or stocking stuffer is a treasure when paired with a thoughtful card. And now in the time of texts and tweets, your hand-written words are more meaningful than ever.

Always remember to treat yourself!

There's no one who works harder than you to plan the perfect holiday. You've got this! So, stop, take a breath and give yourself the gift of grace (and maybe a spa facial package, too!)

b.LUXE is here to make your holiday shopping easier than ever with our huge selection of spa and beauty gifts!

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scan for more info

sorbent, eco-friendly hair wrap, a scalp massaging brush and a wide-toothed, static-free comb. It's only \$100 and can be shipped anywhere in the US for \$10.

If you're shopping on a budget, remember, it's the thought that counts! Our signature lip gloss trios, hair accessories, Soi brand soy candles and smaller retail items make lovely gifts, too!

And if you're not sure what to give, pick up a b.LUXE gift card!

As we close out 2022, The b.LUXE family would like to wish you all peace, love and so much joy! We're truly blessed with this amazing community and hope the warmth of family, friends and festivities brings you all a well deserved and magical holiday season.

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Sports

Success On The Horizon For Ashland Co-Captains

BY CHRISTOPHER TREMBLAY,
STAFF SPORTS WRITER

It's been well over a decade since Carlie Marrella and Melissa Leon first met and became best friends.

While it was in preschool when the two bonded for the first time, it was on the basketball court that their friendship soared to another level.

The duo began playing youth basketball in Ashland during their early years before it morphed into playing on a travel team, AAU and high school hoop.

"It was around the fourth grade when a connection was made," Marrella said. "Although we were friends, basketball brought us together on another level and we've built this great bond."

Leone is 6 feet tall and can play inside and outside, while her counterpart is the team's point guard. Together the two are kinetically connected and can read one another like a book and knows exactly what the other is planning on doing during any specific play.

"These girls are unbelievable and as second-year captains they possess a natural leadership. They love the game and set the pace in everything we do," second year Coach Dave Padavano. "You won't find two better girls who not only love the game but will do anything you ask of them without hesitation. My only regret is that I only get to coach them for two years."

While the second-year Clocker Coach is boasting about his two senior co-captains, the two credit the new coach to making them better than they already were.

"Coach has definitely made us better. Last year, his first season, we made the tournament and were winning games, something that we hadn't done in a long time," Leone said. "He not only brought the team together, but he cares about everyone on the team and his resources were beneficial to our college recruitment."

Marella added that with Padavano having so much basketball experience he has brought the team to another level on the court.

It's been quite some time but the duo was able to capture a championship while playing youth basketball together and



now they are hoping to recapture that excitement with a high school title.

While in the 8th grade, the two were called up to the junior varsity team seeing some high school action, but it wasn't until their freshman season when they suited up for the varsity time for the first of many games.

And although only first-year players, they were used to the high school atmosphere having practiced with the team while on the varsity squad.

Their sophomore season was cut short due to Covid, and they only got to play a handful of games, but come their junior year, their first under Padavano, the team responded and qualified for the tournament. The Clockers were awarded the number 22 seed out of 44 teams to venture into the Division 2 State Tournament last winter. After defeating Sommerset Berkley 54-44, Ashland was sent home in the second round by Chicopee the number 11 seed.

"We may have only gotten one win last year in the tournament, but it was definitely great to finally get that win," Marrella said. "With that experience we are looking to take it to the next level this year."

During last year's experience, which include a tournament visit, Marrella, a deadly three-point shooter, averaged 15 points and 4 assists as the team's point guard, while Leone, who also shoots threes with great accuracy, averaged 16 points, 9 rebounds and 3 blocks on the year and according to her Coach she moves like Celtics great Kevin McHale in the post.

On the McHale reference Leone was unfamiliar with the Celtics' 6th man during their Championship seasons.

"Honestly I don't know who he is, but I can visualize what Coach was thinking when he said that" she said. "I'm a tall and aggressive player who can play any position, in the post or on the wing. I can also shoot the three and handle the ball if needed."

Marella, who had been shooting lights out last winter, felt that she could use more practice and got herself a shooting coach to help her game this year.

"I can shoot threes with accuracy, but I went out and got a shooting coach to help me with the adjustment of my shot and I have been working on my follow through," she said. "I've worked countless hours trying to perfect my shot."

While everyone has the need to get better, Padavano believes his two athletes already have talent that others just don't have.

"Last year Carlie missed the first two games of the season; her first game back with no practice, she drops 28 on Hopkinton and we beat them for the first time in 5 years," Padavano said. "During the Nashoba game she comes into the huddle and tells me to draw up a play to get her the ball. She hits a three-point shot to tie it and we win by 6 in overtime."

During the first few games with Marrella on the bench, Leone knew that she needed to pick up her game. Against Holliston, despite being double and triple teamed she still managed to put up 23 points. Padavano is working on trying to get Leone more into transition this year and if, so he is expecting big things from her.

With the season opener still on the horizon both Leone and Marrella have been working on improving their skills for the upcoming battle with the Tri-Valley League contenders. As second

year co-captains they also want to expand their leadership rolls to lead the team back into the playoffs; both athletes firmly believe that the Clockers are primed to making a deep run through the tournament this year, especially after playing talented, high division teams in the TVL.

With the college recruitment out of the way the Clocker girls are looking forward to a stress-free season on the court.

"We're thrilled to be going into a new environment after high school," Marrella said. "Last year the recruitment process took a lot of time and now that it's done with and we know where we are going we can have a more relaxed and fun senior season."

Having played basketball together for some time now this, their senior campaign at Ashland High School, will be there last together as they will both go their separate ways come next fall when they head to college.

"We thought about looking at schools where we could play together, but ended up landing where we best fit in," Leone said. "We may be playing for schools that best fit our style of play in different leagues away from one another, but we'll still be best friends and watching each other's progress."

With the inevitable departure on the court coming next winter both girls are looking toward their senior season with the rest of the Ashland team, while hopefully posting a winning season and a memorable trip through the tournament.

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Menorah Lighting Dec. 16

By SUSAN MANNING
STAFF WRITER

Kicking off Hanukkah this year will be similar to the past few: a menorah lighting in Montenegro Square.

According to Sha'arei Shalom President Kate Fialky, this has become an annual event.

The synagogue purchased a menorah several years ago and have been hosting this community menorah lighting every year in Montenegro Square in Downtown Ashland.

"We typically hold it during the first few days of Hanukkah," she said.

Helping plan the event is the board of the synagogue, the committees and its rabbi, Eric Gurvis.

"The board arranges to set up the menorah, our Hebrew School teachers practice the songs leading up to the holiday, and the rabbi plans the song list," said Fialky.

The honor of lighting the menorah, said the president, goes to a member of the synagogue typically.



"We often will give the honor of lighting the menorah to a member. A few years ago, one of our founders, Martin Shapiro, lit the menorah—it was a very special moment for us and for him!" she said.

The menorah lighting is open to anyone who wants to attend.

"This is a community event. We love to see new and familiar faces glowing in the light of the menorah while tucked into cozy hats and warm coats! Town Manager, Michael Herbert as well as members of Ashland's police

and fire departments also join in. Whether you belong to another synagogue or are just curious to see what a menorah lighting is all about, we are happy to welcome anyone that wants to join us," said Fialky.

The menorah lighting will be held on Friday, Dec. 16, from 6:15 to 7 PM, in Montenegro Square, 100-196 Main St.

Sha'arei Shalom is a small, member-driven community synagogue based in Ashland. Services are held twice a month throughout the year. More information can be found online at www.shaareishalom.org.



Take a Stroll Downtown Dec. 3

Celebrate the holidays with a stroll around Downtown Ashland on Saturday, Dec. 3, from 11 am - 5 pm!

Shop for gifts, make a Craft, visit with Santa, enjoy hot cocoa and a cookie. Sing a holiday carol, warm up by the fire pit and roast a marshmallow, watch the annual holiday tree lighting, and more!

Here are more details for the day:

From 11 am - 3 pm stroll around downtown visiting various businesses- Blush Bouquets, Ashland Reiki & Wellness, B&Beauty, MSM Blowdry, Bill Horsman Photography and pop-up shops at The Bagel Table and My Ashland Office (21 Main St.), Crossroads PT and Wellness (128 Main St.), and Town Hall to complete your holiday shopping.

The Corner Spot will host activities for kids, have hot cocoa, cider and teas from Doragon Ramen from 11 am - 3 pm, and

from 1:30-3:30 pm, all the kiddos can visit with Santa and tell him what they want for Christmas!

At 3:30 pm, walk with Santa down Main Street from The Corner Spot to the Downtown Square to get ready for the Tree Lighting.

From 3:30- 5 pm, gather at the tree downtown to sip on some hot cocoa, munch on a cookie, and listen to caroling before the annual tree lighting.

The evening will conclude with the annual tree lighting and Santa driving by, giving everyone a big wave!



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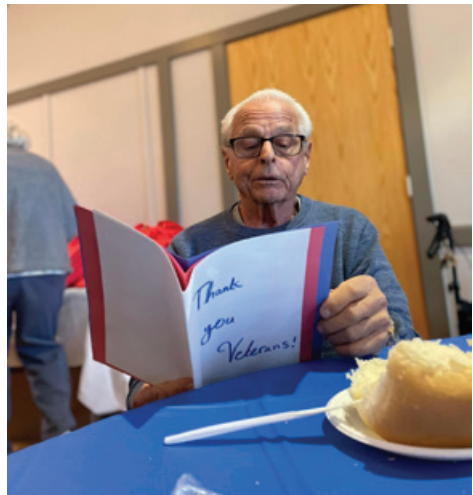
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Enjoy hot cocoa & a cookie ✦ Sing a holiday carol
Warm up by the fire pit and roast a marshmallow
Watch the annual holiday tree lighting

Visit our website for the complete details-
Visit Community Events Webpage at ashlandmass.com

VETERANS

continued from page 2



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Local film heads to NY awards

By PATRICIA ROY

What does it mean when a friendship formed in youth, then dropped for no particular reason is randomly rekindled late in life? Do the early ties hold true?

Ashland Community Theater ACT takes a look at this question in “Tommy and Michael” a short film that is headed to Manhattan this week as a nominee for the prestigious SOFIE awards, short film awards that salute the “giants of short film.”

ACT founder Joe White who directed the film, also wrote the screen play based on a play by Thom Astore.

The two leads reconnect, adding humor and poignancy to their later years.

Clocking in at 50 minutes, several minutes over time for a short film, “Tommy and Michael” is competing in the category of Best Long Short Film.

“The thing that drew me the most to the story was my grandmother always told me, there’s no one like life-long friends,” said White.

Tommy and Michael know each other inside and out, they finish each other’s sentences and

they’re very playful, he said, adding he thought it was due to the intensity of childhood friendships.

“First relationships really impact you as a person,” said White. “So it’s like these two people were never apart even though they were separated for 30 years.”

The film is both funny and dramatic, but there’s nothing sappy about the friendships of a lifetime, he said.

The film stars Ashland’s Gerald Halfhide as Michael and Larry Loring of Grafton as Tommy. Loring also nabbed a SOFIE best actor nomination.

Shooting was done during The COVID – 19 shut down, with Ashland locations like Stone Park, Union Street and White’s own driveway standing in Queens New York.

The film will be screened on Nov. 17 at the Producer’s Club in Manhattan. Tickets beginning at \$10 are available for streaming on the Ashland Community Theater site until Dec. 20. Follow the links to stream the film.

Actors and crew were particularly engaged during filming which wrapped up in August 2021, White noted.

“I think because of the shut-down they were all very excited to be out and seeing people,” he said.

The film branch of the Ashland Community Theater welcomes volunteers and you don’t need to be into acting. There’s plenty on or around a film set that needs doing.

“We need people to hold boom mikes, things like that,” said White.

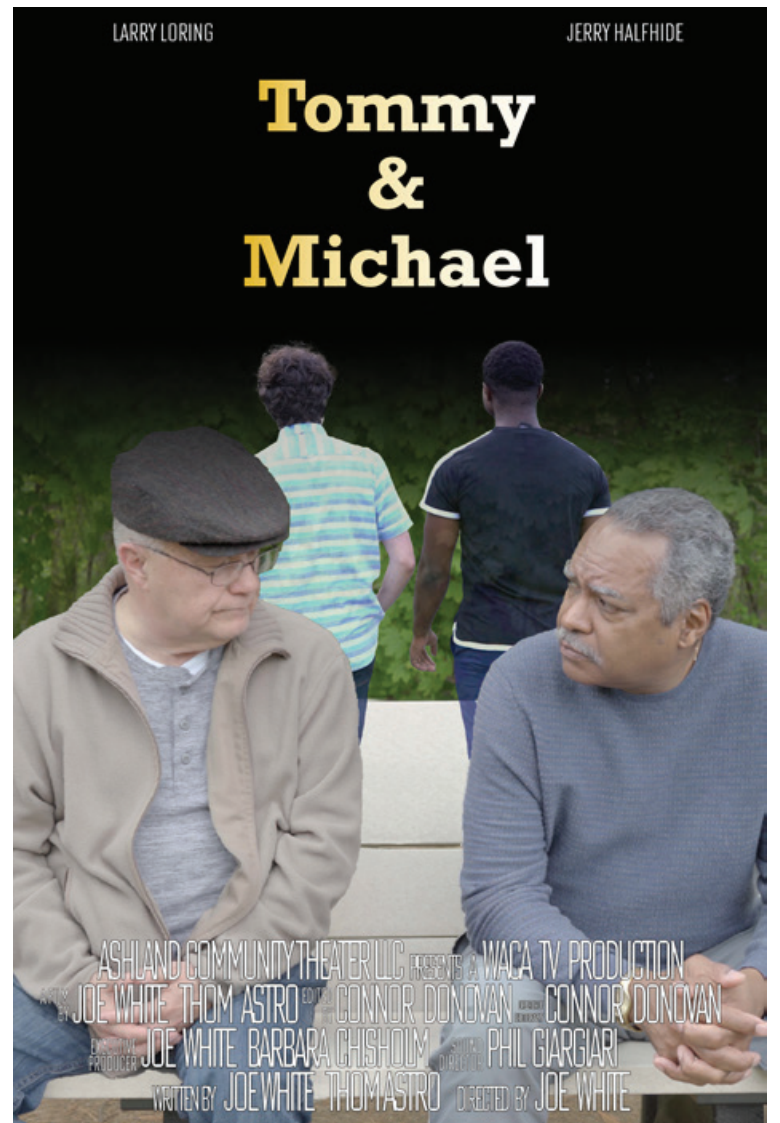
“Tommy and Michael” has already taken a second place award at the New York Film Festival and third place at the ACM Nor’easter Awards.

“It’s exciting to get recognized for something you love doing so much,” he said.

The awards are crucial to getting the film before more viewers and industry people.

Sadly, playwright Thom Astore passed away before the film was completed.

ACT produces two theater productions a year and works with WACA-TV to produce film and video projects. Adults and teens interested in acting, directing, writing and stage work are encouraged to join.



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Stuffed Animals Enjoy Library Sleepover

The stuffed animals had so much fun at their sleepover last month! After the people went home, the library guests had a fantastic night!

Ryan brought his purple octopus and read a couple of octopus stories. Miss Lois brought a sloth. The stuffies had fun with the photocopier. They also quenched their thirst at the water bubbler, did some bedtime reading, put together some puzzles and build a blanket fort.



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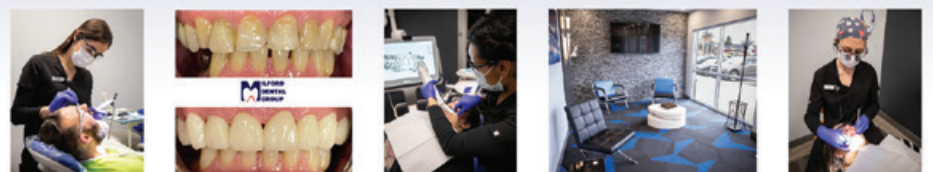
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Ashland Lions Club

Christmas trees at the VFW

If you haven't bought your Christmas tree yet, come see us! The Lions Christmas Tree lot is behind the Ashland VFW at 311 Pleasant Street in Ashland. Please consider buying your fresh Christmas tree from the Ashland Lions this year and donate to a great cause. Remember, Lions give back 100% of fundraising to eye research and the local community.

Ashland Lions Meat Raffles

Ashland Lions will continue its tradition of meat raffles at TJs Food and Spirits in Ashland. There will be no raffle in December, but come join the fun on Saturday, January 7th 12-4pm. Early bird tickets before 12:30pm. As always there will be great food, fun people and great meat to choose from. See you there!

Golf Ball Drop winners

Thanks to everyone who bought tickets to our annual Golf Ball Drop held at the AHS Pumpkin Fest! Proceeds were split between Ashland Lions and Ashland Firefighters Association, both giving back to the community. Congrats to Kim Wales who won the "closest to the pin" prize, and Anthony Duca who won the "farthest from the pin" prize.

Welcome new members

Welcome to our newest members, Lion Marie Kane and Lion Stanley Jacobsen who were inducted into the club at our meeting on October 18th.

Coats for Kids (and Adults!)

Ashland Lions Club is partnering again with Anton's Cleaners for the Coats for Kids and Families Drive. We are collecting warm winter coats for adults and children. They will be cleaned by Anton's Cleaners and made available to local nonprofits, social service agencies and schools to ensure that the coats are given to those who really need them, free of charge.

Coats can be dropped off in Ashland at Focus on Fitness, 290 Eliot St.; Ashland Fire Station, 70 Cedar St. and Cleaner's Choice and Tailor, 193 Main St.

Eyeglasses and Cellphone Collection

Eyeglasses and Cellphone Collection
Eyeglasses and cellphone collection is a year-round project with collection of used prescription and nonprescription eyeglasses, sunglasses, hearing aids and cell phones.

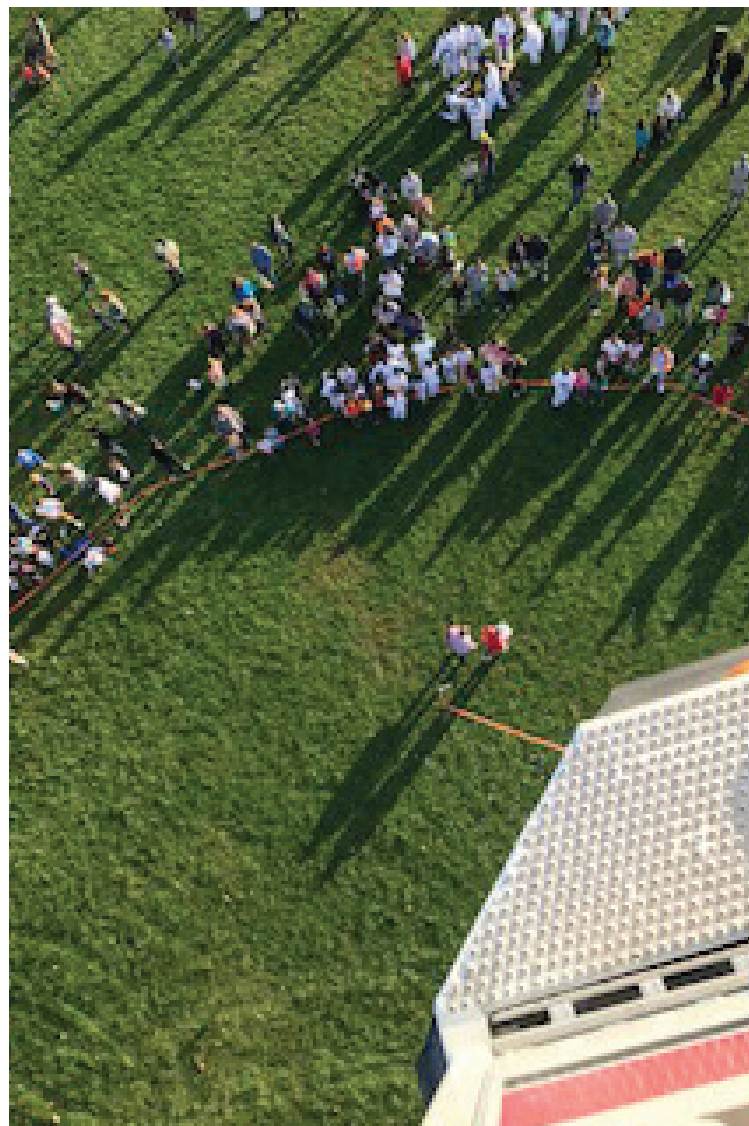
Collection boxes are located at:

- Ashland Post Office
- Ashland Senior Center
- Old train station - Ashland
- Moody Optical - Ashland
- Middlesex Bank - Ashland
- Fayville, MA Post Office
- Studio Optics - Framingham
- Southborough Senior Center
- Southboro Post Office on Rt.85
- TJ's Food and Spirits - NEW LOCATION
- The Residence at Valley Farm - NEW LOCATION

Stay up-to-date on Lions happenings

To see the latest status of our events, please visit our Ashland Lions Facebook page. Click the Like button and you will be automatically notified of changes or cancellations. While you're at it, be sure to follow Ashland Town News too!

LION DAN MITCHELL



State Election Recap

The Town of Ashland's Town Clerk's Office conducts election according to the 2022 Votes Act.

Signed into law by Governor Charlie Baker in late June, the Votes Act expands voting opportunities.

The new regulations require Town Clerk offices around the state to provide vote-by mail applications and early voting opportunities in addition to hosting the State Election on Tuesday, November 8th.

"The Votes Act certainly increased our job responsibilities during a very busy time for us, but I am very proud of our staff members and volunteers for helping the Ashland community participate in the State Election," says Town Clerk, Cindy Livingstone.

The Town of Ashland mailed out 5,105 ballots to 12, 246 registered voters. The clerk's office processed 3, 758 returned mailed-in ballots. The clerk's office also saw 757 early voters who chose to vote at Town Hall between October 22nd and November 4th.

"On Election Day, we had a very busy day at the polls. I want to thank the amazing volunteers that helped make the day move smoothly," says Town Clerk, Cindy Livingstone. She continues, "Also, this process cannot be possible without the staff, here in the Town Clerk's office. Thank you to Christopher Sullivan, Jean Delouchry, Diane Hansen, and Donna Shaw."

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Shiplap & Chandeliers is creating an experience for all shoppers - focusing on handmade and unique gifts, refinished furniture, home décor & accessories. With more than 50 vendors & small businesses in 6,000 sq. ft. in the historic Winsmith Mill Market - Shiplap & Chandeliers is more than a shopping venue, it's a destination!



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Senior center events

Dec 6: 5:30-7 - DAET Community Center - Community Book Read - Lelias Aventura - Meet the author, an Ashland resident, Deborah Burke Henderson author and Lelia Tenreyro-Viana, the inspiration for her character, the brave Leila.

Dec 8: Holiday Dinner 4:30-8 Sponsored by the Friends of the Council on Aging. Dinner and entertainment. Must sign up as space is limited.

Dec 14: Human Services & Community Center Holiday Program Distribution.

Dec 19 @ 12:00 Holiday lunch & Ugly Sweater Contest

Dec 20 @ 11 Cookie Decorating with Kids ages 2-6

Dec 26: Closed for Christmas / Kwanza

From the Friends of the Library

Friends of the Ashland Public Library Big 2-Day Book Sale

Ashland Public Library, 66 Front St.

Friday, Dec. 2, Member Preview from 6-8 pm (join at the door!)

Saturday, Dec. 3 from 10 am to 4 pm, open to all

Donations of gently used books will be accepted in the li-

brary parking lot from 10 am to 1 pm. Friendly elves will be available to assist.

Featuring loads of holiday books for children and adults, plus choose from hundreds of original Asian Brush Paintings for a most unique holiday gift!

Ashland Library's Recurring Programs

Children's Room:

Crafty Saturdays
Saturdays from 10am-3pm
Stop in anytime for a different craft every Saturday!

Read to a Dog:
*For kids reading on their own (walk-in, sign up for 15 minute increments):

"Knives and Machete"
Every Other Thursday @ 6-7pm

(Hybrid) Lapsit for Infants and Toddlers
Wednesdays @ 10:30-11am

Friday Morning Storytime *PreK and Up
Fridays @ 11-11:30am

PJ Story Time with Ryan *Ages 3 and Up
Tuesdays @ 6pm

YMCA Play, Learn, and Grow Group *Ages 0 to 5
Every Tuesday at 11am

Mom's Club - Little Crafters *infants thru age 5
Fourth Monday of the month @ 10:15am

Teen Room:
Coming soon...

Adults:
Book Clubs:
Virtual - Environmental Book Club
1st Tuesday @ 6:30pm

Hybrid - Romance Book Club
1st Thursday @ 6:30pm

Mystery Book Club
2nd Wednesday @ 6:30pm

Cookbook Club
2nd Saturday @ 12pm

Bio/Memoir Book Club
3rd Wednesday @ 11am

Virtual - LGBTQ+ Book Club
4th Monday @ 7pm

Front Street Readers
4th Tuesday @ 6:30pm



Other Adult Programs:

Nature Photography with Steve McGrath
Field Session - 1st Saturday of the month @ 10am

Virtual - Friday Night Film Discussion
2nd and 4th Friday @ 7pm

Card Making with Jan Poppendieck
2nd Monday @ 6:30pm

Half-Past Crafts
3rd Wednesday @ 6:30pm

Great Decisions Discussion Group
3rd Thursday @ 6:30pm

Knitting:
Mondays at 6pm
Saturdays at 2pm

ELL at the Hopkinton Library
In person - every other Thursday at 2pm
Virtual - every other Thursday at 2pm

Greater Ashland Lions Club

We wish you all a Merry Christmas, A Happy Hanukkah and a Happy Kwanza!

Once again, working with the Ashland Lions Club and the Ashland Schools sponsored a Peace Poster Contest and a Speech Contest. The Peace Poster contest, which is for grades 3 through 5 saw 150 students create beautiful posters. The Speech Contest was for students in grades 10 through 12 and was the opportunity for them to practice their speaking skills. The topic this year was Environmental Crisis: Fact or Fiction.

We are still collecting Coats for children and adults. There are drop-boxes in the lobby of Town Hall and at Dunkin' Donuts on

Memorial Drive (MBTA access road off West Union St / Rte.135) you can also contact Lion Deb Connaughton (508.728.4912) for pickup.

The club participated in the Community Center's Annual Holiday Program. The club purchased Gift Cards that will be given to the teen aged children.

Our Winter Wonderland event will be once again, please watch for more information.

We would like to Thank all those that purchased our Christmas Wreaths and Swags. Monies raised are donated to local charities and Massachusetts Lions Eye Research (to fight preventable blindness).

Do you have any used eyeglasses hanging around? We'll take them! Please bring them to the Police Substation (located next to Nick Pizza on Main St.), Market Basket (Pond St. / Rte.126), or the Town Hall on Main Street.

Looking to get involved with a fun, low-pressure group of service-oriented folks - that's us! New members are always welcome! If you'd like to learn more about the Lions and our club, please contact Lion Alexis at cvarnie@hotmail.com. Check us out on Face Book: Greater Ashland Lions Club. #weserve #kindnessmatters.

SUBMITTED BY LION ROSALIE PORTER, 2ND VP

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Meet Santa and the Grinch at Murphy's Eats and Treats

The crew at Murphy's Eats and Treats will be bringing holiday cheer. The team at Murphy's creates a winter wonderland by filling the lot with Christmas trees for sale, yummy treats and a visit from Santa and the Grinch!

Here is what you can expect...

Santa and the Grinch will be visiting on Friday, Dec. 2, Santa from 5-7pm and the Grinch at 7pm. There will be music, fried dough, homemade potato chips, cheesy fries, hot chocolate and more for sale!

Murphy's will open Monday through Friday from 4 to 8pm for tree sales only and will have hot chocolate and ice cream! Regular schedule will be Saturday and Sunday, 10am to 8pm.

On Sunday, Dec. 4, 8-10am Sensory Santa will be there to accommodate any special needs children may have. There will not be any music playing and allows for kids to meet Santa however they want, take pictures and have some hot cocoa. The team at Murphy's offers this free of charge.

Murphy's Eats and Treats is located at 16 Union St., Ashland.



Fatima Shrine Festival Of Lights

Our Lady of Fatima Festival of Lights 2022 will be open Dec. 8 to 27.

Join Our Lady of Fatima Shrine in Holliston for the traditional Christmas lights as they prepare this Advent for the

Christmas season.

Hot chocolate, donuts, and more will be available. The lights are on from 5 to 9 PM every night. The event is wheelchair accessible, with a path that winds throughout the exhibit.

Our Lady of Fatima Shrine is located at 101 Summer St., Holliston. There is no charge for this event.



Ashland's New Business Corner

Metro Drawing Studio is a small-sized studio setting that offers drawing instruction to teens and adults of all abilities. The teaching philosophy takes its inspiration from 19th century European ateliers with an emphasis on careful observation and sound draftsmanship. Through a progressive sequence of chosen assignments, students will learn and practice traditional drawing techniques in various media. Ultimately, the training at Metro Drawing Studio is only a means to an end. The goal is for students to acquire the knowledge and confidence that will enable the full and effective expression of their own creativity.

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Legislature Passes Bill to Protect Open Spaces

Bill codifies 'no net loss' policy into law for conservation areas in Massachusetts

The Massachusetts Legislature passed legislation that protects open and public spaces throughout the Commonwealth and ensures their conservation for future generations. This legislation, known as the Public Land Preservation Act, permanently preserves and protects the amount of land designated as open spaces and prevents it from being used for other purposes.

"As we work to mitigate the effects of climate change we see and feel every day, it's important that we do not allow the quality and acreage of open lands in Massachusetts to decrease," said Senate President Karen E. Spilka (D-Ashland). "Open lands protect against floods, reduce heat from man-made roads and cities, increase carbon capture from plants and soils, protect our clean drinking water, and provide residents with wonderful outdoor recreational opportunities. I want to thank all the conferees, espe-

cially Senator DiDomenico for his leadership and Senator Eldridge for his years of attention and perseverance in seeing this legislation passed, as well as Senator Rodrigues for his review and support."

"I am thrilled that we have reached an agreement on this bill which will protect our public land so our communities can have parks, green spaces, and clean water to enjoy throughout the Commonwealth," said Senator Sal N. DiDomenico (D-Everett), Chair of the Senate Committee on Bills in the Third Reading. "Protecting our public lands is so critically important in our state because they also help protect our residents from the effects of climate change; our forests keep our air clean, our trees cool down our streets and communities, and our wetlands mitigate the effects of flooding and storms. I am grateful for Senate President Spilka's dedication to getting this import-

ant bill passed, Senator Eldridge and Representative Balsler for their years of work on this issue, and all the conference committee members for their help getting this bill over the finish line."

"I am extremely proud that an agreement has been reached between the House and Senate on the landmark Public Land Preservation Act (PLPA), which will strengthen the state's commitment to ensuring that there is no net loss of open space in the Commonwealth," said Senator Jamie Eldridge (D-Acton), Senate Chair of the Joint Committee on the Judiciary and the bill's original sponsor. "I'm grateful to Senate President Spilka's commitment to passing this environmental legislation, the work of the conferees, and the persistent advocacy by conservation groups. I also want to acknowledge the godfather of PLPA, Phil Saunders, who dedicated his professional life to passing this bill."

"With the passage of the Public Lands Preservation Act today, our public lands and open spaces will be preserved and protected for current and future generations

to come," said Senator Michael J. Rodrigues (D-Westport), Chair of the Senate Committee on Ways and Means. "Thank you to Senate President Spilka for her leadership and thank you to Senator Eldridge, Senator DiDomenico, and others for their leadership on this vital issue as well. Ensuring the preservation of our most important public lands, farms, recreational areas, drinking water supply lands, sensitive wildlife habitats, forests, and other conservation and open space lands is critical in our collective efforts to adapt to and confront climate change, while protecting the public health of our communities, and passage of this legislation is a testament to the Senate's steadfast commitment to protecting our environment at all costs."

Since its passage as a ballot initiative in 1972, Article 97 of the Massachusetts Constitution has recognized the importance of public lands. Lands acquired for conservation purposes under Article 97 have protected status, and such lands' sale or conversion to other use must be approved by a two-thirds vote of each branch of

the Legislature. Recognizing the importance of maintaining public lands, the Legislature, working with the Administration, has for many years ensured 'no net loss' of open spaces by requiring equivalent replacement land into open space when disposing of Article 97 land.

The conference report passed by the Legislature today codifies a 'no net loss' policy into law, making it legally binding. It ensures a public process takes place when a public entity considers disposing of Article 97 land and that replacement land is located nearby and of comparable acreage, fair market value, and natural resource value. The legislation includes a provision that allows for a cash payment in lieu of replacement land, provided that the payment amount is no less than 110 per cent of the value of the land and the money is used to purchase replacement land within three years.

Having passed the Senate and the House of Representatives, the bill now goes before the Governor for his consideration.

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Real Estate Corner

Ashland Recent Home Sales

Date	Ashland	Amount
11/15/2022	22 Kathryn Drive	\$825,000
11/15/2022	33 Spyglass Hill Drive	\$407,000
11/10/2022	251 Trailside Way	\$392,000
11/04/2022	310 America Blvd	\$612,000
11/03/2022	115 Trailside Way	\$370,000
11/02/2022	18 Metropolitan Avenue	\$400,000
11/01/2022	35 Heritage Avenue	\$959,000
10/31/2022	20 Brook Street	\$580,000
10/31/2022	1 Tudor Lane	\$551,000
10/28/2022	16 Riverview Drive	\$606,000
10/27/2022	169 Concord Street	\$397,000
10/27/2022	529,16 Treasure Way	\$529,000
10/26/2022	26 Queen Isabella Way	\$600,000
10/26/2022	387 America Blvd	\$612,500
10/25/2022	77 Spyglass Hill Drive	\$400,000
10/25/2022	77 Spyglass Hill Drive #D	\$400,000
10/25/2022	13 Burnham Circle	\$985,000
10/21/2022	33 Brimstone Way	\$595,000
10/21/2022	12 Webster Road	\$650,000
10/21/2022	79 Mountain Gate Road	\$425,000
10/21/2022	225 Captain Eames Circle	\$585,000
10/20/2022	26 Riverview Drive	\$436,500
10/20/2022	4 Wesson Road	\$480,000
10/20/2022	171 Leland Farm Road	\$425,000
10/20/2022	30 Meeting House Path	\$430,000
10/19/2022	8 Charles Street	\$600,000



4 Wesson Road in Ashland recently sold for \$480,000.
Source: www.zillow.com / Compiled by Local Town Pages

Looking to advertise in our Real Estate Corner? Contact **Susanne Odell Farber** at 508-954-8148 or by email at sue@sodellconsult.com

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Valentine Property Update

The Town of Ashland moves forward with renovating the barn at the Valentine Estate Property.

Driving past the Valentine Estate Property on Route 135, you will notice the construction fence on the property.

Construction officially begins on the Valentine Barn to completely restore the structure. The goal of this project is to bring the barn to usable condition. This is a unique project as the scope of

the work is indicated by the current conditions of the barn.

Before the harsh winter months set in, Mill City will secure the foundation before beginning a complete restoration. This project is estimated to be completed by the Spring of 2023.

This construction plan is a new concept proposed by Mill City. Initially, the Town of Ashland created a bid opportunity, soliciting limited repairs to the

roof and part of the foundation of the Valentine Barn. When Mill City was selected, further investigation revealed the necessity to increase the scope of the project. they reevaluated the scope of the project and proposed a new plan to secure the foundation and renovate.

Town Manager Michael Herbert and Building Commissioner Doug Scott presented the recommendation to move forward with the full renovation at the Select Board Meeting on Sept. 21. The Board voted unanimously to approve Mill City's proposal, allowing the company to begin working on the project.

There is a very detailed process to transform the barn. First, Mill City will completely repair the foundation, which will encompass the existing foundation pieces in concrete, with the exterior section being poured below the exterior grade. A new concrete floor will be poured into the crawlspace along with new footings for new column posts. The heavily rotted back rear

corner of the barn will be rebuilt using new timbers.

This work to secure the structure is imperative to complete before the harsh winter months set in.

The barn's future plans for inside the barn include removing the horse stalls. One stall will be put back into place to keep the historic aesthetics of the barn. Additionally, the rotted floor joists will be replaced with new timbers, and the entire first floor will be replaced with new lumber.

On the exterior, the roof will be stripped, and approximately 30 rafters will be replaced. The existing siding and trim will be completely removed. Windows that have been boarded up will be replaced with new replica windows. New siding and gutters will also be installed.

The entire exterior will be stained, including the trim, with a color selected by the Select Board.

The funding for this project totals an additional \$578,000

from the original price point, \$345,000. \$750,000 in ARPA Funds and \$120,000.00 in CPA Funds (some of which has been spent to clear the grounds) is set aside for this project. The Town Manager presented an article at the November Town Meeting adding money to fund the remainder of this project.

"It is a significant investment, but at this project plan's completion, the town will have a functional barn that is safe for the community to use," said Herbert.

He continued, "I also want to thank our Building Commissioner, Doug Scott, who is a timber-frame expert, for sharing his expertise and guidance in overseeing this project.

Those who have driven by the property have seen the outdoor area transformed by the removal of invasive species, trash, and brush. Michael credited a number of volunteers, and specifically Carl Hakansson and Robin Hicks for the many hours of work on the property.

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