

Community Preservation Committee
February 24, 2015
Police Station Conference Room
Minutes

1. Call to Order

Chair Mike Dissette called a regular meeting of the Community Preservation Committee to order at 7:05 p.m.

2. Roll Call

In attendance were members Mike Dissette, Don Little, Judith Grohe, Dan Koen, Paul Healy, Bob Uhlig, Jane Healey and Linda Smiley. Also in attendance was Kate Newhall-Smith.

3. General Business

Mike Dissette moved to approve the minutes of the October 28, 2014 meeting as submitted. Dan Koen seconded the motion. The motion was approved.

4. Community Preservation Coalition Dues

Mike Dissette moved to approve a payment of \$2,875 for the renewal of the membership in the Community Preservation Coalition for the calendar year 2015. Paul Healy seconded the motion. The motion was unanimously approved.

5. Anticipated FY2016 Grant Funds

The estimated available funds for the FY2016 grant cycle is \$632,473.44. This figure would be adjusted when the abatements, local surcharge and State match become finalized. The first payment for the stadium bond would not be due until FY2017. A payment of interest only would be due in FY2016 and would be paid by the City. The open space reserves total \$325,365.98. The figure would be increased by \$100,000 when tax credits are received from the seller of the Curzon Mill Road property. The community housing reserves total \$34,200.00.

6. First Religious Society Steeple Restoration

Bill Heenehan provided an update on the status of project to repair the First Religious Society meetinghouse and steeple. The first phase of the work is nearly 85% complete. In that phase it was discovered the condition of the lower light tower of the steeple was worse than expected, which increased the cost of the project by \$104,000. During the course of this work rot was found in the four posts of the pediment on which the steeple stands. The repairs to this section of the steeple will begin on April 1. A working capital loan secured by the endowment has been received and an application will be submitted for FY2016 CPA funding. The total cost of the project will be approximately \$730,000, which is \$300,000 more than originally anticipated.

7. Option to Purchase Land at Colby Farm Property

The Colby Farm property has been divided into eight residential lots. Three of these lots were under Chapter 61-A, which gives the City the right of first refusal when the land is taken out of agricultural use. The property owner entered into a purchase and sale agreement for lot 8 for \$275,000. The City would be interested in creating a multipurpose field on lot 1. Lot 8 would

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provide access to this parcel. The parcel is also valuable as open space because it provides a habitat and protects the wetlands. The Parks Commission will submit an application for funds to help acquire this lot.

8. Project updates

Kate Newhall-Smith distributed a staff report that included the status of all outstanding projects. She will review the grant for the Curzon Mill Road property to determine if a condition was placed on it that would prohibit the use of CPA funds for the construction of a parking area. She and Mike Dissette will meet with members of the Masonic Temple to discuss the status of the preservation restriction that must be placed on the structure before any funds would be released.

9. Other Business

The due date for applications had been extended to Thursday, February 26. It was reported in the *Daily News* the deadline would be Friday, February 27. Mike Dissette moved to accept any applications received by 12:00 p.m. on February 27. Paul Healy seconded the motion. The motion was unanimously approved. Kate Newhall-Smith will notify the committee members when the application packets are ready.

The next two regularly scheduled meetings would take place on March 24 and April 26. Two additional meetings to review the applications will be scheduled for March 31 and April 9.

10. Adjournment

Mike Dissette moved to adjourn the meeting at 7:52 p.m. Paul Healy seconded the motion. The motion was unanimously approved.