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Community Preservation Committee
MINUTES OF THE October 3rd, 2022 MEETING
Held Virtually using Zoom Online Software

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Members Present:

Samuel Burrington
John Spiers
David Lescohier
Nancy Heller
Jenny Raitt
Blair Hines
Mini Kolluri

Members Absent:

Joanne Sullivan
Clara Batchelor

Staff: Tina McCarthy

Ms. Heller called the meeting to order at 6:30 PM

Approval of Minutes

Ms. Raitt moved to approve the minutes of 9/12/22. Mr. Lescohier seconded the motion.

Mr. Burrington- yes; Mr. Spiers-yes; Mr. Lescohier- yes; Ms. Heller- yes; Ms. Raitt- yes; Mr. Hines-
abstain; Mini Kolluri-yes

Public Comment

None

Existing Planning Context

Mr. Hines spoke about his review of the Strategic Asset Plan. Not much was contained in this plan of relevance to CPA projects, except historic buildings that may need preservation. He then reviewed the contents of the Major Parcels Study, which included parcels in Town over 2 acres. Among these are 61 Institutional properties of almost a square mile, collectively. The Town should keep an eye on these properties. The Allendale Farm and several churches are also included. He noted that private single-family homes of substantial size are usually subdivided over time. He also reviewed the Climate Action Plan and mentioned that CPA could fund the removal of pavement to install greenspace in roads, a possibility that should be explored further. He spoke about the intersection at Thorndike and Abbotsford and wanted to look into this case in particular. The Town owns 52 acres of open space in right of ways that could be looked at.

Ms. Heller asked how much space would be needed for a pocket park. Ms. Raitt supported the idea of pocket parks and was interested to learn more.

48 **RFP Consultant**

49

50 Ms. Raitt recapped the discussions of the subcommittee. She reviewed the timeline, updating the
51 committee on the changes, notably that the RFP would be drafted for review on 11/14 meeting.

52 Ms. Heller regretted that funding could not be allocated until '24. Ms. Raitt suggested a fall special
53 town meeting and spoke about the process implications. She also regretted the delay. Ms. Heller
54 explained her desire to show results by 1 year from now.

55 Mr. Lescohier spoke in favor of completing the work of developing a careful plan. He felt the
56 timeline proposed was reasonable to accommodate all needs of the community. Mr. Hines asked
57 about sudden opportunities that might come up, new land available etc. Ms. Heller wanted to discuss
58 this, and spoke about the need for rat control in the parks. She spoke of a current warrant article
59 brought by Sean Lynn Jones; 20% of the rat problem is trash in parks. The pandemic has increased
60 use and especially eating in parks.

61 Ms. Kolluri was neutral on the trash can proposal but raised the concern that it seemed like
62 supplementing the Town budget. She wanted to be careful about this. Ms. Heller understood her
63 concerns, and mentioned that the CPA funds are tax payer funds. Mr. Lescohier thought it was
64 problematic because the project is already on the Warrant. CPA cannot replace money appropriated
65 by the Town, and DPW is already making a regular budget request. He did not support the idea and
66 thought the Committee should focus on the Plan and its development. Mr. Hines & Ms. Kolluri
67 supported Mr. Lescohier's points (in the chat). Ms. Raitt asked for fairness in the process, by
68 completing the plan. She asked to develop an "emergency request" process plan to guide the
69 Committee now and after the plan in in place.

70

71 Ms. McCarthy stated that this emergency plan aspect is a part of many communities' CPA plan. Mr.
72 Spiers also supported going through the plan process first before making allocations. Mr. Burrington
73 also supported this approach.

74

75 Mr. Hines raised the acquisition of land as an emergency event.

76

77 Ms. Heller asked about strategies to shorten the planned timeline.

78

79 **WA recommendation**

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81 Ms. Heller opened the public hearing at 7:24 and invited Mr. Lescohier to explain his request. He
82 stated that Special Town Meeting 2, Warrant Article 1 is the budget adjustment warrant, section E.
83 He reviewed his explanation statement for the combined reports; his goal was to explain to Town
84 Meeting Members what they are voting for. He reminded the Committee that the Town was still
85 waiting for the House to pass the State supplemental funding bill & the certification of the levy. He
86 explained some of the legal difficulties the state was having with the budget.

87

88 Mr. Spiers asked that the language of the third paragraph be clarified about the 3 categories:
89 consistent with the last paragraph. Mr. Lescohier noted the correction. Mr. Spiers thanked Mr.
90 Lescohier for his work. Ms. Raitt also made a correction to spelling on paragraph 3.

91

92 Ms. Heller opened public comment; there were none.

93

94 Ms. Raitt moved to approve the submission of Mr. Lescohier's draft to the combined reports as
95 amended during discussion. Mr. Heins seconded the motion.

96
97 Mr. Burrington- yes; Mr. Spiers-yes; Mr. Lescohier- yes; Ms. Heller- yes; Ms. Raitt- yes; Mr. Hines-
98 yes; Mini Kolluri-yes

99

100

101 **Other Business:**

102

103 Ms. Heller reviewed the November 14th meeting date and Ms. Raitt noted that members should
104 expect to receive the RFP for review by 11/10.

105

106 Ms, Raitt moved to adjourn. Mr. Lescohier seconded the motion.

107

108 The meeting adjourned at 7:44 p.m.