

CPC Meeting Minutes
Monday, August 8, 2022
- Scituate Public Library -

ATTENDEES: Ann Burbine, Jill Caffrey, Skyler Chick, Dan Fennelly, Penny Scott Pipes, Doug Smith, Meg Stillman (*absent: Suzanne Brennan, Mike Connor*)

Additional Attendees: Darryn Campbell (Scituate Little League), Mark Novak (Activitas), Jon Duane (Housing Authority), Carolyn Meehan, Suzannah Green

Acceptance of Agenda – Motion by Mr. Fennelly to accept the agenda for August 8, 2022; Second by Ms. Burbine; unanimous vote (7/0 in favor).

Acceptance of Minutes – Motion by Mr. Fennelly to accept the July 11, 2022 minutes as presented; Second by Ms. Burbine; (7/0 in favor)

DISCUSSIONS/ Votes:

Discussion/update – CPC Financials for Sept TM - Mr. Fennelly gave a recap of the CPC funds:

- Total Funds- \$5.4M
- Incumbered - \$2.7M
- Available - \$2.7M
 - Historic - \$345,000
 - Open Space - \$251,000
 - Community Housing – 1.8M
 - Undesignated Funds – 1.2M

Update/Discussion/Vote: Damon Access & Picnic Area (\$105,700) – Conservation Commission – *Additional funding request to complete this project*

Ms. Scott Pipes submitted a revised application and, with little discussion, the board agreed to vote.

VOTE: A Motion was made by Mr. Fennelly to fund the Damon Access & Picnic Area for \$105,700; second by Ms. Burbine; all in favor (7/0)

Update/Discussion/Vote: Crosbie & Bates Picnic Area (\$107,500) – Penny Scott Pipes, Conservation Commission – *Additional funding request to complete this project*

Ms. Scott Pipes submitted a revised application and, with little discussion, the board agreed to vote.

VOTE: A Motion was made by Mr. Fennelly to fund the Crosbie & Bates Picnic Area for \$107,500; second by Ms. Burbine; all in favor (7/0)

Update/Discussion/Vote Wheeler Park Windows Restoration (\$576,000) – Affordable Housing - *Funding to replace the windows in 78 apartments at Wheeler Park II that are in disrepair, leaking and in need of replacement.*

Jon Duane, Chair of the Housing Authority, provided an update to the Board. As requested, he received two more quotes from Pella and Lansing, which give more of a per unit break down. He went back to Hingham Lumber about the cost of the Anderson wood windows and was told that they are baked with three layers of enamel. The three quotes provide a range which does support the funding request amount.

There was further discussion about the pricing and confusion regarding windows vs units. The Board asked for a revised application to include more details on the cost per window and a clearer accounting of the costs, which should include the other bids. The vote was tabled until the spring ATM.

Update/Discussion/Vote: 90 Foot Baseball Field Construction Phase (\$993,520) – Recreation – for more information see CPC page on the Town website

Mr. Fennelly informed the Board that the Select Board is supposed to be voting on the allocation of the \$400,000 from Toll Bros. He did not have a date. He reminded the Board, it is CPC's belief, that the funds are for building fields and not maintenance.

Darryn Campbell and Mark Novak provided a preliminary opinion of probable project costs, which includes softball renovation, scoreboard and contingencies.

There was additional discussion regarding the materials and plantings that will be used on the fields and the design options, as well as the impact of dust on abutters.

Abutter Suzannah Green discussed the issue of parking in that area, which is usually chaotic, and asked that it be considered in future plans.

VOTE: A Motion was made by Ms. Burbine to fund \$993,520 for the 90ft Baseball Field project; second by Ms. Scott Pipes; all in favor (7/0)

Update/Discussion/Vote Cushing Trail Restoration (\$150,000) – Open Space/ Recreation – funding to repair a paved walking trail on Town property that connects two neighborhoods and provides pedestrian access to Cushing School, Gates School, and the High School, and the athletic complex.

Caroline Meehan told the Board that the estimate is from TL Edwards. She noted that the estimate did not include construction (temporary) fencing, so she included \$20,000 in the total. She also noted that Greg Morse, Morse Engineering, will do engineering and permitting for free, a savings of about \$20,000.

Mr. Chick said that he thinks the estimate is a good one, based on his experience with similar projects.

There was an additional discussion about the future of Cushing School and whether or not the Town should repair the trail. Mr. Fennelly cited the safety issues due to current conditions.

VOTE: A Motion was made by Ms. Burbine to fund \$150,000 for the Cushing Trail; second by Ms. Stillman; all in favor (7/0)

Update/Discussion/Vote: Historic Preservation Plan (\$60,000) –Historic Commission – Funding request to create a historic preservation plan which will build off of the Town's master plan, as well as previous historic surveying, comprehensive burial plans and the national register listings to develop a comprehensive historic preservation plan for Scituate.

Mr. Fennelly stated that after looking at similar CPC requests in other towns that the funding seems reasonable and, in many cases, less than other towns spending on a survey. Mr. Fennelly also noted that the details of the survey are quite comprehensive. Mr. Fennelly said that this will be useful in identifying future expensive projects, like the Lighthouse. After a brief discussion the Board agreed to vote.

VOTE: A Motion was made by Ms. Burbine to fund \$60,000 for the Historic Survey; second by Ms. Stillman; all in favor (7/0)

New/Old Business

There was a discussion about the culvert at Hollycrest and Booth Hill Rd which is collapsing and the status of Mordecai Lincoln Rd purchase and access to the property.

Adjournment - The meeting was adjourned at 8:30 p.m. by unanimous vote (7/0 in favor).

*Submitted by
Mary Sprague*

*Documents submitted
Applications*