

CPC Meeting Minutes
September 19, 2017
Scituate Library Community Center

ATTENDEES: Ann Burbine, Karen Connolly (Chair), Adam Conrad, Stephen Coulter, Dan Fennelly, Tom McShane, Gary Meyerson, Penny Scott Pipes, Doug Smith (absent: Tom McShane)

Additional Attendees: Frank Snow, Marla Minier, Steve Ivas, Nancy Linehan

Meeting was called to order at 7:00 pm

Approval of Agenda: A **motion** was made to accept the agenda; All in Favor (8/0)

DISCUSSIONS

Discuss/vote STM Application for Preservation of Map

Discussion: The Board discussed whether the map had any relevance or importance to Scituate. The Board agreed that they could postpone the vote because this project is not urgent or time sensitive. Mr. Conrad suggested more research on grants for a project like this.

Vote: A **motion** was made by Ms. Burbine to defer this project; Seconded by Ms. Scott Pipes; All in Favor (8/0)

Discuss/vote STM \$277,665 Application for Central Park Housing Windows Phase 2

Discussion: Mr. Meyerson said that he believes there are grants or loan programs available to the Housing Authority (HA) because the HA is a revenue stream. He noted that a \$28,560 abatement in Phase 1 was paid by the HA. Mr. Coulter explained that the Housing Authority receives \$50,000 a year from HUD for capital improvements for Central Park. There are no grants or funding available to them for this building. He reviewed the expenses from Phase 1 and noted that the HA did spend \$14,000 for architectural fees to issue the RFP for the project and took \$30,000 from Operating Funds to address the asbestos issues.

Ms. Connolly asked whether the HA is making the buildings energy efficient as part of ESCO so that they qualify for the available credits; Mr. Coulter said that they were.

Vote: A **motion** was made by Ms. Burbine to approve \$277,665 for Central Park Windows Phase 2; Seconded by Ms. Scott Pipes; All in Favor (8/0)

Discuss/vote STM \$528,500 Application for Parking/access to CPC Conservation Land

Discussion: The Board discussed the need for the Town residents to understand the history and scope of the project in order to understand the costs associated with it. The big picture is that the land has been purchased by the Town and now the Town will have access to it. The applicants will come up with a professional presentation for the STM.

Mr. Meyerson cautioned that the \$310,000 earmarked for the Crosby property vs the amounts for the other properties may present a problem. Mr. Snow explained the challenging logistics involved with this particular parcel. Mr. Snow added that some of the costs are associated with making the properties handicapped accessible.

Ms. Connolly reminded the Board that much of the funding is coming from \$273,319.55 in rescissions (see below) from past land purchases. *She added that, at a future time, they also will be rescinding \$16,800 for the Hennessey property because that project cannot go forward.*

Vote: A **motion** was made by Ms. Burbine to approve \$528,500 for Access and Parking to CPC Conservation Land; Seconded by Mr. Fennelly; All in Favor (8/0)

Discuss/vote STM \$52,000 Application for CPC Conservation Land Mapping

Discussion: Applicant Marla Minier offered a recap of the amended application from June. She said they are reducing the number of properties and will focus on the areas that will have parking and kiosks, as well as Ellis, Hubbell and Driftway Park. She further explained that the budgeted amount is higher and includes mapping, website design, virtual mapping/GPS, two bridges, walkway system, trail maintenance, paper maps, etc.

Ms. Connolly asked who will maintain the website, which is budgeted at \$5,000 for graphic and website design. The applicants will provide additional information on the scope of the project.

There was additional discussion on the specifics of the project and cost breakdowns.

Vote: A **motion** was made by Ms. Burbine to approve \$ 52,000 for CPC Conservation Land Mapping; Seconded by Ms. Scott Pipes; All in Favor (8/0)

Discuss/vote Application for Field Study - Ms. Connolly said that this project will be funded by the Recreation Department and is being withdrawn.

A **motion** was made by Ms. Burbine to withdraw the Field Study Application; Seconded by Mr. Fennelly; All in Favor (8/0)

Discuss/vote Rescissions

Ms. Connolly suggested that the Clapp Road Field Study funding stay in the budget until the Town wide field study is complete. The Board agreed.

A **motion** was made by Ms. Burbine to rescind \$216, 787.05 from the Crosby Land Acquisition, \$2,000 from the Higgins Land Acquisition, \$43,500.50 from the Bates Land Acquisition, and \$11,032 from the Damon Land Acquisition for a total of \$273,319.55; Seconded by Ms. Scott Pipes; All in Favor (8/0)

The Board agreed to put the rescissions before the projects in the STM article.

Assign article write-ups - Ms. Scott Pipes will write the Public Access article; Mr. Coulter will write the Central Park application; Mr. Fennelly will write the Mapping and Trails article.

Upcoming meeting dates: BOS and Advisory – Ms. Connolly did not have dates yet.

The meeting was adjourned at 8:40 pm; All in Favor.

Submitted by Mary Sprague, Administrative Assistant

Documents Submitted