

## MEETING MINUTES

### Town of Acton Community Preservation Committee

June 11, 2009  
Acton Memorial Library

Attending: Mike Gowing, Jon Benson, Corrina Roman-Kreuze, Susan Mitchell-Hardt, Roland Bourdon, Ron Schlegel, Tory Beyer, Janet Adachi and Roland Bartl, Town Planner. Also present was Steve Noone (Fin Com Observer).

The meeting was called to order by Vice Chairman Jon Benson at 7:35 p.m. To establish a quorum at that time, Jon appointed Corrina to serve temporarily as a member-at-large. (A number of members arrived shortly thereafter.)

- I. Theatre III Presentation and Request. Tom Wachtell made a presentation pertaining to the applicant's June 10 letter, requesting the Committee's authorization to use an additional \$3,100 from the original award to restore the windows at the rear of the building. The applicant has received \$41,483 of the originally authorized \$46,000, leaving about \$4,500 unused and available for the applicant's proposed purpose.

The rear windows were not part of the original application, warrant article or original award, which covered the restoration of 16 windows, excluding the rear windows. But the Committee addressed the rear windows in the May 8, 2008 award letter and the expectation was that those windows would be restored, as well. The cost of restoring the rear windows, originally estimated to be \$1,800, has turned out to be much higher, around \$3,100. Funding from other sources currently is difficult to obtain, so the applicant would like to use \$3,100 of the \$4,500 unused from the original award. Approval of the proposal would essentially require that the Committee amend the terms of the original award.

Committee members noted that Paragraph (d) of the award letter stated that that the applicant was supposed to secure non-CPA funding to cover the cost of restoring the rear windows; furthermore, the warrant article, and the Town Meeting approval of the warrant article, covered only the 16 windows; and, finally, if the applicant and the Committee had intended that the applicant have the option of using CPA funds for the restoration of the rear windows, as well as the original 16 windows, the applicant would have had to amend the original application to so provide. The Committee deferred a final decision to the July 8 meeting.

- II. Approval of 5/14/2009 Minutes. The minutes of 5/14/2009 were approved as amended.
- III. Review of 2010 CP Plan. Committee members reviewed and discussed the necessary revisions, including the proposed changes that Nancy, Susan and Ken had suggested earlier. Most of the remaining changes will be minor, for example, updating date references; the 2010 Plan also should include a reference to the Seideman decision and its impact, perhaps as a footnote in the "How CPA Funds Can Be Used" section on pages 5-6. Janet will provide Roland with a brief

explanation to include in the draft. Roland will make the other revisions and circulate the revised draft to the Committee.

IV. Bonding of Projects; Ipswich Program. Town Counsel (Kevin D. Batt, Esq. of Anderson & Kreiger) has prepared a June 5 memorandum in response to the Committee's request for an overview of the use of bonding to fund open-space and other CPA projects. Roland described the experience in the Town of Ipswich, which has used bond-funding effectively since 2000, before the 2002 enactment of the CPA. Roland will invite Carolyn Britt, who is active on the Ipswich Open Space Bond Steering Committee, to speak at the July 9 meeting about what Ipswich has done.

V. Old Business.

A. Legislative Update: SB 90. Committee members discussed whether the Committee should formally endorse SB 90, the proposed CPA amendment pending in the state legislature. The original bill included provisions that the Committee might not wish to support. Jon will check with State Senator Creem's office as to the status of the bill and whether its provisions have changed.

B. Project Updates.

1. Exchange Hall. Glen Berger has sent a recent e-mail report about the ongoing efforts to repair and paint the interior and also work on the exterior.
2. Fitzgerald Piano. The piano is in the Library.
3. Review of CPC Schedule. The previously scheduled 9/24 meeting conflicts with the Acton-Boxborough back-to-school night. The Committee agreed on the following changes:  
9/10 meeting - *cancel*  
9/17 meeting – Committee discussion of 2010 CP Plan (moved from 9/10)  
9/24 meeting – *cancel*  
10/1 meeting – Public information session (moved from 9/24)

The changes are contingent on Roland Bartl's confirming meeting-room availability for the new schedule.

C. Finance Committee Observer. The Committee welcomed back Steve Noone as the FinComm observer.

D. CPC Party Reminder. Pot-luck at Ken's on Sunday, 6/14/2009. Former Committee members, Planning Department staff and observers welcome.

Next Meeting. The next meeting will be on Thursday, July 9th, 2009, 7:30 p.m.

The meeting was adjourned at 9:10 p.m.

- Janet Adachi, Clerk