

## MEETING MINUTES

### Town of Acton Community Preservation Committee

February 25, 2010  
Acton Memorial Library

Attending: Jon Benson, Walter Foster, Tory Beyer, Roland Bourdon, Mike Gowing, Ron Schlegel, Ken Sghia-Hughes, Susan Mitchell-Hardt, Corrina Roman-Kreuze, Doré Hunter, Janet Adachi, Roland Bartl, Town Planner. Also present was Steve Noone (Finance Committee Observer).

The meeting was called to order by Chairman Jon Benson at 7:30 p.m.

I. Approval of 2/4/2010 Minutes. The minutes of 2/4/2010 were approved as amended.

II. Presentations of Proposed Projects to Finance Committee, Board of Selectmen. Jon reported on his February 9<sup>th</sup> presentation to the Finance Committee (FinComm) and the presentation by him and Walter on February 22<sup>nd</sup> to the Board of Selectmen (BOS). The FinComm presentation was well-received, thanks to the earlier feedback from Steve Noone.

The BOS presentation was somewhat more complicated and involved more discussion, in its reiteration of the need for the Town to “vet” Town projects before the Committee received the project applications; mention of the frontage issue of which Committee members had been unaware until after the Piper Lane acquisition had been completed; and explanation of the difficulty of the Committee’s making any decision respecting the potential Caouette acquisition in the absence of detailed information, which currently is confidential. At the suggestion of Peter Ashton, Jon agreed to schedule an Executive Session during tonight’s Committee meeting for a presentation about the Caouette parcel by Mr. Ashton and Ryan Pace, Esq. of Anderson & Krieger, Town Counsel.

III. 2010 Community Preservation Coalition Dues. No discussion.

IV. Recapture of Previous Years’ CPA Funds. Roland Bartl reported that his communications with Community Preservation Act (CPA) award recipients in previous years had generated \$43,163.87 in unused and “recaptured” funds. He noted that he also had checked to be sure that after subtracting the recaptured amounts from the previous years’ allocations, the adjusted allocations still met the required ten-percent (10%) minimum funding required annually for each of the areas of open-space preservation, historic preservation and affordable housing. See Mr. Bartl’s February 12<sup>th</sup> memorandum on the subject. The Committee voted to approve Mr. Bartl’s recommendation that the recaptured funds be returned to the general CPA account.

- V. Assignment of New Liaisons for Previously Funded Projects. Walter noted that at least two CPA-funded projects—the skate park and Historic District signs--remain open although the appropriations were quite a while ago. Walter suggested that the Committee consider adopting a process for closing out funding for a given project within a reasonable period. Mr. Bartl suggested that perhaps the Committee, rather than Mr. Bartl, should be doing the recapture communications with previous years' recipients. Ken said that if the original project liaisons no longer are on the Committee, the Committee needs to assign new liaisons to provide updates on the projects. Ron agreed to be the skate-park liaison, and Tory agreed to be the liaison for the Historic District signs project, for which only the Massachusetts Avenue/West Acton sign remains incomplete.
- VI. Discussion of Recommended Project Funding Levels and Voting. Committee members concluded their discussion of and voted on the remaining two projects as to which preliminary voting during the February 4<sup>th</sup> meeting had been divided.
- A. Town Hall Windows. Dean Charter, Town of Acton Municipal Properties Director, advised that the cost of doing only the first-floor work would be \$50,000, and that if any of that funding were left over, he would like to do the three windows over the portico on the Main Street side; no scaffolding would be necessary for the portico work. The Committee voted unanimously in support of funding of \$50,000 to do the first-floor windows and, if funds remain after the completion of the first-floor work, the portico windows.
- B. Test House Relocation. Tory noted the additional information about the historical significance of the Test House that she and Bill Klauer had submitted. In response to a query from Janet, Tory said that due to lack of manpower, the Historic Commission has not compiled a list of historic properties in order of priority, as the Open Space Committee has done with open-space parcels; she noted that the Town of Acton Cultural Resources list does include the Test House and Old High Street area. Mike said that the BOS learned about the Test House demolition last spring but the activity to save it did not occur until much later. Tory said that she was inclined to support up to \$35,000 in funding, in the hope that the project could be completed for that amount and that perhaps a private party would acquire the building. Susan wondered if there would be some way to dismantle and store the building. The Committee voted to provide no funding for the Test House project.
- VII. Executive Session. At or around 8:30 p.m., Doré moved that the Committee go into Executive Session to discuss matters relating to real estate, with the expectation that the public meeting would resume thereafter. Seconded.

Ayes: Mike Gowing, Tory Beyer, Ron Schlegel, Roland Bourdon, Doré Hunter, Janet Adachi, Corrina Roman-Kreuze, Walter Foster, Jon Benson, Susan Mitchell-Hardt, Ken Sghia-Hughes;

Nays: None.

At or around 9:55 p.m., the Committee resumed the public meeting

VIII. Review of Draft Articles. The BOS would prefer to finalize the warrant articles by the end of February. Mr. Bartl said that the printer's deadline is March 8<sup>th</sup>. The Committee scheduled its next meeting for Thursday, March 4<sup>th</sup>, 7:30 p.m., to review and vote on the draft articles and the draft policy, as reviewed and revised by Town Counsel, for the proposed Open Space Acquisition and Preservation Fund

The meeting was adjourned at 9:55 p.m.

- Janet Adachi, Clerk