

COMMUNITY PRESERVATION COMMITTEE
Minutes
November 17, 2016
Town Hall Banquet Room

Mr. Lucas called the meeting order at 6:30 p.m. and noted the meeting was being recorded.

A. ADMINISTRATIVE BUSINESS:

Quorum/Attendance:

Jeffrey Lucas, Chairman, Simone Bourgeois, Roger Marcoux, Cynthia McNaughten, Terrence Meredith, Ann Richard, Frank Rezendes and Jay Simmons

Absent: Patricia Pacella

William Roth, Planning Director, was also in attendance.

Acceptance of Minutes: None

CPC Bills: None

PUBLIC MEETING:

1. Discuss FY17 Applications Received

Mr. Roth reviewed his routing memo and gave a brief synopsis of the applications received.

Jeff Lucas recommended that the Committee go down the list and if they had any questions or comments.

Open Space:

Buzzards Bay Coalition (BBC) – Indian Rock Farms Land Protection Project \$ 200,000.00

Mr. Roth reviewed the project.

Ann Richard and Simone Bourgeois both commented that the BBC does a good job with their applications and projects.

Ann Richard asked about what kind of public access would there be.

Terrence Meredith asked what the property could be used for if this application did not get approved.

Bill Roth indicated that under the zoning bylaw single family housing, solar farms and wind farms would be allowed.

Board of Public Works - Branch Brook Land Protection Project \$ 20,000.00

Bill Roth reviewed the scope and budget and indicated that is was a fundable activity.

Jeff Lucas commented that it should be contingent that the other CPC's approve funding as well.

Community Housing:

Housing Authority – Oxford Terrace Handicap Door replacement \$ 45,000.00

Mr. Roth reviewed the project.

Simone Bourgeois questioned the cost.

Mr. Roth indicated that the per door cost was in line with what the Town recently paid for two doors at Town Hall.

There was general discussion from the Committee on the project.

Housing Authority – Anthony Haven Wall and Stair Repair Project \$ 15,000.00

Mr. Roth reviewed the project. He indicated that the Committee would need to look at this project and make a determination if it was actually maintenance or extraordinary repairs because general maintenance was not fundable.

There was general discussion from the Committee on the project.

Stratford Capital Group – Oxford School Residences \$ 325,000.00

Mr. Roth reviewed the project.

Simone Bourgeois asked if they were coming in under the Historic Preservation or Community Housing Category?

Mr. Roth indicated that they checked off both boxes but it was his opinion that it be considered Community Housing since the entire project was affordable housing.

Ann Richard mentioned that a CPC application was never mentioned at Town Meeting when the project was approved.

There was general discussion from the Committee on the project.

Recreation:

Recreation Center/Wellness Committee – Fitness Station \$ 10,000.00

Mr. Roth reviewed the project.

Jeff Lucas mentioned that this was fundable and had a match.

Fairhaven Tennis Association – Cushman Park Tennis Court Restoration \$ 17,500.00

Mr. Roth reviewed the project.

Simone Bourgeois mentioned that these tennis courts are really used a lot by the Town residents.

Anne Richard felt that it was a good project.

There was general discussion from the Committee on the project.

Historic Preservation:

Board of Selectmen – Library Sidewalk – William & Walnut Street \$ 185,000.00

Mr. Roth reviewed the project.

Terrence Meredith asked if the Library Trustees had taken a position on the sidewalks?

Mr. Roth indicated that he did not know, but did mention that the building and grounds including the sidewalks were the responsibility of the Town and not the Library.

There was general discussion from the Committee on the project.

Board of Selectmen – Town Hall Restoration Study \$ 12,000.00

Mr. Roth reviewed the project.

There was general discussion from the Committee on the project.

High School – Window Restoration (SE and SW Corners) \$ 75,827.00

Mr. Roth reviewed the project.

Jeff Lucas questioned if these were the same windows that the CPC funded in previous years?

Ann Richard asked if the School Department could give the CPC a summary of the work that has been funded previously and status of the various projects.

Mr. Roth said he would ask the School Department for the information.

<u>Library Exterior Restoration Project Ph. 4</u>	<u>\$ 160,000.00</u>
---	----------------------

Mr. Roth reviewed the project.

Jeff Lucas indicated that this would be the final phase and complete the restoration of the building.

There was general discussion from the Committee on the project.

<u>Historical Commission – Academy Building – Doorway Restoration Project</u>	<u>\$ 118,800.00</u>
---	----------------------

Mr. Roth reviewed the project.

Simone Bourgeois questioned if you can have a public building that is not accessible.

Jeff Lucas and Cynthia McNaughten both indicated that it was a historic building that pre date accessible regulations, but when work was done on it, it need to be brought towards conformance.

Cynthia McNaughten questioned if the project could be separated into two phases?

Ann Richard felt that the applicant should be prepared to discuss phasing the project.

Mr. Roth indicated that he would talk to the applicant before the meeting about that issue.

Jay Simmons felt that a site plan sketch would be helpful in understanding the project.

There was general discussion from the Committee on the project.

C. OTHER BUSINESS:

1. Approve CPC Appropriation list to Anne/Accounting for FY16.

Mr. Roth reviewed the Appropriation List and there were no questions.

Terrence Meredith made a motion to approve and sign the list and was seconded by Simone Bourgeois. The motion passed unanimously.

D. NEXT MEETING

Because of the number of applications, the Committee agreed to hold two Public Meetings, December 7, 2016, and December 8, 2016, both at 6pm.

Ann Richard made a motion to adjourn the meeting and was seconded by Roger Marcoux. The motion passed unanimously. The meeting adjourned at 8:45 p.m.

Respectfully Submitted,

William Roth, Planning Director