

**COMMUNITY PRESERVATION COMMITTEE  
RECORD OF MINUTES AND PROCEEDINGS  
December 9, 2013  
MINUTES**

**PRESENT:**

Walter Flynn, Chairman  
Donald Mathewson  
Ed Harrington  
Steve Reilly  
Pat O'Leary  
Christopher Hannan, Clerk

**NOT PRESENT:**

Dan Condon, Vice Chairman  
George Loring  
Helen Maloney

**ALSO PRESENT:**

James Clarke, Director of Planning and Community  
Development  
Kate Marshall, Community Development Planner

**RECORDING SECRETARY:**

Christine Callbeck

Chairman Flynn called the meeting to order at 7:00PM and stated that the Committee would be taking items out of order.

**MINUTES**

Mr. Hannan made a MOTION to APPROVE the Open Session Minutes of September 5, 2013. Ms. O'Leary SECONDED the MOTION. It was UNANIMOUSLY VOTED.

Ms. O'Leary made a MOTION to APPROVE the Open Session Minutes of October 8, 2013. Mr. Harrington SECONDED the MOTION. It was UNANIMOUSLY VOTED.

Mr. Reilly made a MOTION to APPROVE with the change that Mr. Harrington was not present, the Open Session Minutes of November 7, 2013. Ms. O'Leary SECONDED the MOTION. It was UNANIMOUSLY VOTED.

**STATE REIMBURSEMENT UPDATE**

Chairman Flynn stated CPC received \$298,000 as a combined total for the year in State funding. CPC can only use \$149,000 this year until free cash is certified in Summer 2014.

Mr. Clarke stated it was surprising that the Town didn't receive a notice from the State regarding the delay in receipt of funds.

2013 DEC 27 AM 8:04

COMMUNITY PRESERVATION COMMITTEE

## **WEYMOUTH-BRAINTREE REGIONAL RECREATION CONSERVATION DISTRICT**

### **Funding request**

Shawn Cleaves  
Mike Richardi  
Jim Lockhead

This is a funding request from Pond Meadow in the amount of \$75,000 to re-do the bike path. This very same presentation will be made to the Braintree CPC. The same funding request is being made to the Town of Braintree in the amount of \$75,000. Two park grants in the amount of \$25,000 have been applied for from each town to repair various portions of the bike path. The second part of \$50,000 is a reimbursement grant to do the work; plan is to do the work, send in the paid invoice and the State will reimburse each town for funds spent. There are currently safety and liability concerns and Pond Meadow feels the work needs to be done. If Pond Meadow doesn't receive the grant then Pond Meadow will not be requesting the second portion of the funding request.

Mr. Hannan stated 30 years is the expected life of the bike path. Will Pond Meadow be using the same materials used and will the new bike path have the same life expectancy? Mr. Cleaves stated he wants to change what is under the path and fix it to make it better than it was in prior years.

Mr. Clarke asked what the percentage of reimbursement is. Mr. Cleaves stated 20/80. Mr. Clarke suggested CPC act on the request for funding with the understanding that Pond Meadow will use the extra \$50,000.

Chairman Flynn asked can CPC sign a letter of commitment that promises funds when needed. Mr. Clarke stated yes, CPC can give them \$25,000 with the promise/commitment of \$50,000 if Pond Meadow receives the reimbursement grant.

Mr. Hannan made a MOTION to APPROVE a \$25,000 funding request from Pond Meadow from the unrestricted fund. Mr. Harrington SECONDED the MOTION. It was UNANIMOUSLY VOTED.

Mr. Hannan made a MOTION to APPROVE a \$50,000 funding request from Pond Meadow from the unrestricted fund towards the grant reimbursement project. Mr. Harrington SECONDED the MOTION. It was UNANIMOUSLY VOTED.

### **FOGG LIBRARY Funding Request**

Mr. Rob McLean stated that the work at Fogg Library is right on schedule. All work should be done by the end of February 2014; with a grand opening in March of 2014.

Mr. McLean stated the request for funding from the Community Preservation Fund is \$150,000. The funding would cover two issues; additional work on the building and funds to replace some

funds from the sidewalk bond that were set aside to allow site work to be completed during the construction period.

*The items to be covered that were the result of change orders or additional requests include the following:*

1. Additional wall and ceiling plaster repair	\$7,100
2. Retaining wall between the building and new parking lot	\$15,000
a. Wall cap	\$2,000
3. Exterior lighting (cost increase)	\$3,000
4. HVAC piping	\$10,000
5. Fireplace hearth reinforcement	\$5,000
6. Refinish wood floors	\$19,000
7. Period appropriate area rugs	\$8,000
8. Bookcase repair	\$2,000
9. Break room cabinet work and roof slate repair	\$5,000
	<i>TOTAL</i>
	\$76,000

*The total cost for the project, with the additional items above would come to \$1,844,762.*

Mr. Clarke stated they waited until the end/close of the project to bring these items forward. They allocated bond monies for sidewalk site repair as part of the request; this will cause them to not use the full amount allotted earlier. The architect and engineering costs have changed.

Mr. Clarke stated that after an evaluation of the roof, it needed a vent shaft. He assumed this is the reason that the roof was disrupted.

Mr. Harrington made a MOTION for FAVORABLE ACTION on the Fogg Library Funding Request in the amount of \$150,000 from the Unrestricted Fund Balance. Ms. O'Leary SECONDED the MOTION. It was UNANIMOUSLY VOTED.

## **PROJECT UPDATE**

### **Legion Field/Lovell Playground (Pingree Field)**

Mr. Clarke stated approximately 100 people were present at the meeting for the 25% design of Legion/Lovell. The meeting scheduled for this Wednesday with the working group is moving ahead and they hope to have 75% design plans in January 2014. Anticipate that the funding source will be the meals tax. The 25% design plans cost estimations are Legion \$4.5 million and Lovell \$9-9.5 million. Mr. Clarke stated the full presentation is available on the Town's web site.

Emery Estate

Ms. Marshall stated she met with the Health Department and Trustees of the Reservation. The Trustees are putting together a proposal now.

Mr. Clarke stated the Trustees will be suggesting a management system in a letter of interest format.

Pond Plain Association

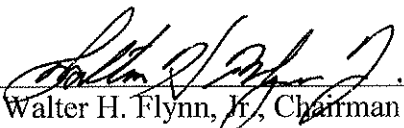
The building is weather tight; looking into doing inside work but currently no funding. Looking for a funding source.

Smith Stones

Mr. Clarke stated he will get updates to the Committee as soon as possible.

**ADJOURNMENT**

At 8:10P.M., there being no further business, a MOTION was made by Mr. Reilly to ADJOURN and SECONDED by Mr. Hannan. It was UNANIMOUSLY VOTED.

Approved by: \_\_\_\_\_  
  
Walter H. Flynn, Jr., Chairman

Dated: \_\_\_\_\_  
3/26/14