

Community Preservation Committee Meeting CORRECTED MINUTES  
Thursday, February 8, 2018  
School Administration Building – 6:00 p.m.

Members Present: Chair Russell Robbins, Vice Chair Sandy Cuny; Financial Officer Eileen Miskell; Clerk Holly Wilson; John Druly; Bob Brown; Steve Patton; Paul Glynn  
Also Present: Carole Sutherland, Sharon Gay  
Samuel Patterson  
Chair Russell Robbins opened the meeting at 6:00 PM in the Civil Defense Room.

**PUBLIC COMMENT:** None

**2018 APRIL TOWN MEETING ARTICLES**

Sharon explained that there were 2 articles to be discussed.

The first had been voted on previously but a language change was requested from “Open Space Reserve Account” to “Land Bank Debt Reserve Account”. The Finance Department uses the term Land Bank Debt Reserve Account. **Sandy Cuny moved to accept the changes. Steve Patton seconded. All in favor; motion passed.** The Committee inquired if the debt could be prepaid. Sharon will investigate. The second article involved Farley Bog and had not been voted because of uncertainty about whether a P/S would be ready in time for town meeting. Sharon reported that a P/S would be signed prior to town meeting. Town Counsel reviewed and modified article. **Sandy Cuny moved to accept as corrected. Eileen Miskell seconded. All in favor; motion passed.**

**DRAFT SPECIAL CONDITIONS – UPPER CHILDS RIVER/FARLEY BOG**

Sharon reported that Town Counsel reviewed and modified. Steve Patton will be the liaison. **Sandy Cuny moved to accept as corrected. Paul Glynn seconded. All in favor; motion passed.**

**PRESERVATION RESTRICTION / PROJECT CLOSEOUT**

Carole explained that the Woods Hole Library stonework repointing and the West Falmouth Library Interior/Exterior Phase 2 projects are ready for closeout. The question of how much retainage to keep out for the PR was discussed. In an email, Eric Dray suggested 10-20%. He noted that he has never seen a recipient oppose a PR. The committee expressed concern in cases of hardship or lack of clarity about withholding a percentage of funding in the application but ultimately concluded that it was not unreasonable to withhold a percentage until the PR was secured. **Sandy Cuny moved to withhold 10% from each recipient unless a hardship was demonstrated. Paul Glynn seconded. All in favor; motion passed.** The language will be made even clearer on future applications.

**ACTIVE PROJECTS – IMPLEMENTATION MATRIX**

Sharon introduced a document with information about the active projects. A discussion included the following:

- The North Falmouth School Playground is not yet ADA compliant. CPA funds paid for the equipment and the applicant, the Parks Department, is responsible for the other work. Carole will contact Jim Grady, the new town engineer and express the concerns of the CPC that the playground is still not ADA compliant.
- The skatepark bids exceeded the budget and they will rebid.
- The Oak Grove Cemetery has not responded to requests for a quarterly report or other communication. The Oak Grove Cemetery Board of Directors is the applicant for the project. Efforts will be made to contact the Board of Directors.
- The committee was pleased with the document and requested quarterly updates in this form but placing the issue on the agenda once a year or after town meeting.

**CHAIRMAN’S REPORT**

Russell Robbins informed the committee about the pot luck gathering for town committee members.

**ADMIN / CONSULTANT REPORTS**

Carole and Sharon have been working on publicizing the needs assessment and town meeting articles.

**REVIEW AND APPROVE MINUTES** – January 25, 2018

**Steve Patton moved to approve as corrected. Sandy Cuny seconded. All in favor; motion passed.**

At 8:02 Sam Patton moved to adjourn. Sandy Cuny seconded.