

**COMMUNITY PRESERVATION COMMITTEE
TOWN OF NEEDHAM, MASSACHUSETTS**

**Minutes of Meeting
October 17, 2012**

Present: Mark Gluesing – Chairman, Janet Bernardo – Vice Chairman, Gary Crossen (*by conference call*), Reg Foster, Mike Retzky, Paul Siegenthaler, Lita Young

Absent: Carol Boulris, Sam Warner
Patricia Carey – Staff Liaison

Town Staff: Nicole DiCicco – Recording Secretary

The meeting convened at 8:05PM in the Highland Meeting Room located in Town Hall.

Chairman's Updates: The second part of the Town Planning Summit will be held in Town Hall at 7:30AM on Thursday, October 18th.and several CPC members are planning to attend. This meeting is expected to compile each of the represented boards' preliminary lists into one that the Town and CPC can reference when projects are submitted.

Mr. Gluesing asked the Committee to begin individual reviews of Needham's CPC Plan prior to November's meeting so that they can begin the process of updating it to include the recent changes to the legislation. His goal is to have the completed update ready by February 2013.

One change under the legislation is that open space funds can be used for recreation projects.

Discussion and Decisions on Recommendations to Town Meeting

FY2013-1, Charles River Center South Street Home: Mr. Gluesing reported that final approval had been given to award \$280,000 of HOME funds to the Charles River Center, who also had just about reached their fundraising goal of \$83,000. At their meeting earlier in the evening, the Finance Committee asked the status of the number of affordable homes in Needham. They raised no concerns about the request. The Committee discussed the original request of \$500,000 being amended to \$220,000.

Ms. Young made a motion to recommend approval to Town Meeting to authorize \$220,000 to the Charles River Center for the South Street Home Project from the affordable housing reserve. Mr. Siegenthaler seconded the motion and it was approved unanimously.

FY2013-3, Bay Colony Rail Trail Engineering Study: The Committee discussed the citizen's petition on the Special Town Meeting warrant to create a rail trail committee. There was a concern raised about providing funds to a non-profit organization to do a study that may differ from what a potential new Town committee may recommend. Mr. Foster also noted that the Selectmen and Bay Colony had agreed to study just the southern section of the possible rail trail, and not study the northern section, which has different issues related to it. Mr. Gluesing noted that the Board of Selectmen did not support the citizen's petition for the creation of a new committee. The Finance Committee discussed the possible insurance requirement. There is a state grant that can pay for half of the cost, so the Town would need to pay about \$20,000 for the five year plan. The Finance Committee also had questions regarding the funding resources in Dover and Medfield for their portions of the trail. The Chair of the Finance Committee spoke to his counterpart in Medfield who raised environmental concerns for the rails. Mr. Retzky noted that the study would provide some of these answers. Mr. Gluesing asked whether the CPC should withdraw any recommendation to fund this project if Town Meeting approved the creation of a Town committee. **Mr. Foster made a motion to recommend approval to Town Meeting to authorize \$35,000 to the Bay Colony Rail Trail Committee for the Engineering Study Project from the open space reserve. Ms. Young seconded the motion and it was approved, 6 – 1.**

Mr. Siegenthaler made a motion to withdraw the Bay Colony Rail Trail Committee Engineering Study Project Town Meeting approval recommendation if Article 8: Citizen's Petition – Rail Trail Committee passes. Ms. Young seconded the motion and it was approved, 5 – 2.

FY2013-2, Greene's Field Project: Mr. Gluesing reported that the Finance Committee's questions were primarily related to the playground, and how the Town will fund playgrounds in the future. In the past, most of the funding for school or park playgrounds came from fundraising efforts, but discussions are underway by the Selectmen, School Committee, Finance Committee and Park and Recreation to primarily fund through the Town, or in the case of a school, through a school renovation override. The Committee discussed the timing of the request, and whether it should wait until December 1st for the Annual Town Meeting or move forward at the fall Special Town Meeting. The Greene's Field playground and park improvements have been on the five year capital plan and are high priorities for the Selectmen and Park and Recreation Commission. **Mr. Retzky made a motion to recommend approval to Town Meeting to authorize \$445,000 to the Town of Needham for the Greene's Field Project from the open space reserve. Mr. Crossen seconded the motion and it was approved, 6 – 1.**

Special Town Meeting Preparation: Mr. Gluesing reminded the liaisons to be prepared to present the projects to Town Meeting, with an explanation of how CPC criteria and guidelines have been met. The project proponents should be available at Town Meeting to answer any technical questions. Mr. Gluesing will talk with the Moderator about the process for withdrawing the rail trail study if the citizen's petition is approved. Mr. Gluesing also noted the Committee should be prepared for a question from Town Meeting regarding the timing of requests, and whether the CPC should consider only taking requests, except for emergencies, for the Annual Town Meeting.

Community Preservation State Distribution:

The state announced the distribution, and Needham will receive 26.83% of its collections or \$437,167. This is an increase of \$19,896 from the prior fiscal year. The October 2013 distribution is expected to be higher, as the legislature voted to add \$25 million to the fund from a state surplus at the end of the fiscal year.

Public Hearing Minutes – October 10, 2012: none presented

Topics for Future Agendas: none discussed

Fall Meeting Schedule:

- Monday, October 29, 2012, 7:00PM–Town Hall
- Monday, October 29, 2012, 7:30PM– Special Town Meeting
- Wednesday, November 14th, 7:30PM – Highland Room, Town Hall
- Wednesday, December 12th, 7:30PM – Highland Room, Town Hall

Adjournment: Ms. Bernardo made a motion to adjourn the meeting at 9:45PM. Mr. Siegenthaler seconded the motion. The motion was unanimously approved and the meeting was adjourned at 9:45PM.

Respectfully submitted,

Nicole DiCicco
Recording Secretary