

**Braintree Community Preservation Committee
Minutes
March 21, 2016
Johnson Chambers – Town Hall**

Present: Linda Raiss (Chair) Kevin Bears Dick Fletcher
 Ron Frazier Darryl Mikami

Guests: Christine Stickney Kelly Phelan Elizabeth Mees

Budget Recommendations:

Mr. Fletcher presented suggestions for annual budget actions and the following were adopted:

MOVE: That, in accordance with the provisions of chapter 44b of the General laws, the committee recommends that the sum of \$95,000 be set aside for later use for acquisition, creation, preservation, or support of community housing or the rehabilitation or restoration of community housing that is acquired or created as provided in chapter 44b, section 5, of the general laws. Moved by Mr. Fletcher, seconded by Mr. Frazier, unanimously voted.

MOVE: That, in accordance with the provisions of chapter 44b of the General laws, the committee recommends that the sum of \$95,000 be set aside for later use for the acquisition, creation, or preservation of open space or the rehabilitation or restoration of open space that is acquired or created as provided in chapter 44b, section 5, of the general laws. Moved by Mr. Fletcher, seconded by Mr. Bears, unanimously voted.

MOVE: That, in accordance with the provisions of chapter 44b of the General laws, the committee recommends that the sum of \$95,000 be set aside for later use for the acquisition, preservation, rehabilitation, or restoration of historic resources. Moved by Mr. Fletcher, seconded by Mr. Bears, unanimously voted.

MOVE: That, in accordance with the provisions of chapter 44b of the General laws, the committee recommends that the sum of \$40,000 be appropriated from the community preservation fund for operating expenses of the committee. Moved by Mr. Fletcher, seconded by Mr. Bears, unanimously voted.

MOVE: That, in accordance with the provisions of chapter 44b of the General laws, the committee recommends that the sum of \$450,000 be appropriated from the community preservation fund to the community preservation budgeted reserve. Moved by Mr. Fletcher, seconded by Mr. Bears, unanimously voted.

Elm St. Cemetery

Ms. Raiss discussed various issues with the mayor including insurance, necessary tree removal, boundary checking by the town engineer, and use of the perpetual care funds for maintenance.

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Three firms have been contacted for estimates on doing project design and management. An estimate was received from one firm. The next step will be to put out an official RFP. Discussion ensued on the next steps to pursue.

MOVE: To recommend the appropriation of \$75,000 from the Community Preservation Historical Preservation Fund for Elm Street Cemetery Fence and Wall and Column Restoration Assessment, Design, and Oversight to be expended under the direction of the Planning and Community Development Director. Moved by Mr. Frazier, seconded by Mr. Bears, unanimously voted.

MOVE: To recommend the appropriation of \$750,000 from the Community Preservation Unreserved Fund Balance for Restoration of the Fences and Walls and Columns of the Elm Street Cemetery together with necessary related work to be expended under the direction of the Planning and Community Development Director. Moved by Mr. Frazier, seconded by Mr. Bears, unanimously voted.

Executive Session – Purchase of Real Property

MOVE: To go into executive session to consider the purchase, exchange, lease, or value of real property, the chair having declared that an open meeting might have a detrimental effect on the negotiating position of the town and to return to open session thereafter. Moved by Mr. Bears, seconded by Mr. Mikami, rollcall vote:

Ms. Raiss - YES; Mr. Bears – YES; Mr. Fletcher-YES; Mr. Frazier – YES; Mr. Mikami-YES;

At the end of the discussion in executive session, the committee returned to open session.

Community Preservation Coalition Dues

The Community Preservation Coalition has requested \$2875 in dues.

MOVE: To appropriate the sum of \$2875 from the Community Preservation administrative budget for dues to the Massachusetts Community Preservation Coalition. Moved by Mr. Frazier, seconded by Mr. Bears, unanimously voted.

Adams Park at First Congregational Church

Work is proceeding but expenses appear to be coming in above the appropriation. \$9000 of the appropriation has been held back and will be used. Work is apparently requiring \$10K beyond that.

Union School (American Legion Bldg.)

There is a need to re-advertise for proposals to do assessment of restoration and ADA accessibility.

Gallivan House

Chris McIntyre of the Historical Society has been working with a wood wright on defining restoration at the doctor's office and is hoping to have a draft of the restriction by the end of April.

Return of Funds

The motion to return "right of first refusal" housing funds at the last meeting was incorrectly worded.

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MOVE: To rescind the motion on January 11, 2016 returning “right of first refusal” funds. Moved by Mr. Fletcher, seconded by Mr. Bears, unanimously voted.

MOVE: That the sum of \$200,000 in the “right-of-first-refusal” account be returned, \$130,000 to the CPA community housing account and \$70,000 to the CPA unbudgeted reserve. Moved by Mr. Fletcher, seconded by Mr. Frazier, unanimously voted.

Signage: Ms. Raiss is continuing to work on language for plaques

Norfolk County Hospital Land- Highlands Playground

Since part of the parking lot being used for the playground is now part of land no longer owned by the town, the parking lot is being expanded on town land.

Applications

No applications were received by the deadline announced for them.

Minutes

MOVE: To approve the draft minutes of the 12/14/15 meeting as submitted. Moved by Mr. Frazier, seconded by Mr. Bears, unanimously voted.

MOVE: To approve the draft minutes of the 1/11/16 meeting as submitted and corrected. Moved by Mr. Frazier, seconded by Mr. Bears, unanimously voted.

Adjournment was MOVED by Mr. Frazier, seconded by Mr. Bears, unanimously voted.

Respectfully submitted,

A.R. Fletcher, Jr., Secretary