

Community Preservation Committee

February 11, 2019

7:00 PM

Town Hall Annex. Second Floor Conference Room

In attendance were: Eric Helmuth
Charlie McCabe
Eugene Benson (left at 7:30pm)
Leslie Mayer
Richard Murray
JoAnn Robinson
Charles Tirone

Not in attendance: Ann Woodward

Also in attendance: Jim Feeney, Assistant Town Manager
Amy Fidalgo, Management Analyst

1. Eric Helmuth called the meeting to order at 7:00pm. The Committee discussed agenda items out of order, and will vote on meeting minutes and other business after all projects have been discussed. Eric Helmuth stated that tonight the Committee will take preliminary votes on each project, and then consult with the Finance Committee, Select Board, and Capital Planning Committee.
2. Project Discussions:
 - a. Whittemore Park: Eugene Benson said he spoke with Jenny Raitt, Director of Planning and Community Development to get some clarification on this project. The ARB is not responsible for the Park, they are only responsible for the Jefferson Cutter House that is located on the property. Eric Helmuth asked who would approve the final design. Jim Feeney said the Select Board would approve the final design concept. JoAnn Robinson noted that the Historical Commission would also be involved in the approval process because the site is protected. Jim Feeney directed the Committee to review the memo provided by the Planning Department, pointing out that the differences between the original budget and expanded budget request have been outlined. Jim Feeney said he feels confident with the revised figures, including the design fee being budgeted at 12%.

The Committee discussed if it would be best to fund this project in full, pending the available funds, or just through the final design and construction drawing phase. If the project is only funded through the construction drawing phase, it might push the entire project back at least one year. The Committee discussed potential options for release of funding for town departments.

Richard Murray asked if the discussion for this project revolves around the budget, or the actual project being ready to start. Eric Helmuth said that since the Planning Department was able to clarify some of the oversight elements of this project, it was more a matter of discussing if the Committee wants to fund this project through the construction document phase, or more. Eric Helmuth asked how risky it would be to fund the whole project. Jim Feeney replied that the

project is in good shape since the planning study has already been completed. Chuck Tirone said he sees it as risky since the final budget number is unknown. JoAnn Robinson stated that she participated in several community meetings for this project, and thinks that the community discussion process will take longer than anticipated.

The Committee agreed they are generally in support for funding the design portion of this project, and will need to see how much CDBG money will go towards the North Union playground before making any further decisions.

Eugene Benson left the CPAC meeting at 7:30pm in order to attend a meeting of the Arlington Redevelopment Board; he was not a part of any further discussion at this CPAC meeting.

b. Tercentenary Marker Restoration: The Committee is in support of this project.

c. Old Burying Ground: The Committee is in support of this project.

d. Whittemore Robbins Cottage Exterior Rehabilitation: The Committee is in support of this project. The Committee is pleased to see this structure rehabilitated, especially since the Carriage House was such a success.

e. Arlington Reservoir Project: The Committee is in support of this project. Charlie McCabe added that the applicant's presentation was particularly helpful in answering some questions he had about the project.

f. North Union Playground: The Committee is in support of this project. The Committee discussed the need for this playground to be replaced, and are excited to hear back regarding how much CDBG funding could be put towards this project.

g. Study of Spy Pond Bleachers: Amy Fidalgo said that she spoke with Mike Rademacher, Director of Public Works, about the Committee's concern with the number of public meetings that would be held for the project. Mike Rademacher said that the project would include 2 public meetings, and 1 internal meeting. Each additional public meeting would add \$3,000 to the total budget of the study. Jim Feeney discussed with the Committee the best way to ensure via grant agreement that all relevant departments are included in this process, and how to ensure that the appropriate number of public meetings are scheduled if this project gets approved. The Committee is in support of this project.

h. Winslow Towers Envelope Repair: The Committee is in support of this project.

3. The Committee reviewed the meeting minutes of January 14, 2019, January 24, 2019, and January 30, 2019. Eric Helmuth reviewed suggested edits provided by Eugene Benson. Chuck Tirone moved to approve the meeting minutes of January 14, 2019, January 24, 2019, and January 30, 2019, as amended. Richard Murray seconded. All voted in favor.
4. Other Business: JoAnn Robinson discussed the details of a matching grant awarded by the Massachusetts Historical Commission for the Historic Resources Inventory; Phase I. Leslie Mayer updated the Committee on a Fields Pond grant received for the Reservoir Project.

5. Adjournment: Richard Murray moved to adjourn at 8:15pm. Charlie McCabe seconded. All voted in favor.