

Community Preservation Committee

November 9, 2009

MEMBERS PRESENT; Mr. Bulman, Mr. Lane, Mr. Leavitt, Mr. Limbacher, Mr. McKain, Mr. Snow (arrived late 7:05), Mr. Wood, Mr. Scott (arrived late 7:10)

OTHERS PRESENT; Mr. Bjorklund, Mr. Murray, Mr. Patterson, Ms. Robbins, Ms. Donohue, Ms. Fenton, Mr. Wait

CALL TO ORDER 7:02 P.M.

I—Agenda MOTION BY Mr. Limbacher, SECOND BY Mr. McKain and UNANIMOUSLY VOTED 6-0 to accept the agenda as submitted

II- Review of applications received, assignment of liaisons to applications and schedule hearing dates. Mr. Bulman stated the CPC had received a waiver request from Mr. Patterson for the proposed Harborwalk application. Mr. Bulman noted that Mr. Scott (although he is not present and therefore his vote wouldn't count) was in favor of granting the waiver. Mr. Bulman asked if there was any discussion. Being none MOTION by Mr. Wood, SECOND by Mr. Leavitt and UNANIMOUSLY VOTED 6-0 to grant the waiver to accept the late Harborwalk application. Mr. Bulman asked Mr. Patterson when he thought he would be able to submit a formal application. Mr. Patterson answered that he would have it into the CPC before the November 23rd meeting.

The liaisons for the applications and hearing dates were assigned and scheduled as follows:

Bjorklund Open Space Purchase	Leavitt/Snow	Hearing Date 11/9/09
Bates House Purchase	Bulman/Leavitt	Hearing Date 12/14/09
Mirarchi Property Purchase	Snow/Wood	Hearing Date 11/23/09
Archival Records Preservation	Leavitt	Hearing Date TBA
Groveland Cemetery/Nat'l Reg. Nom.	Limbacher	Hearing Date 11/23/09
1 st Baptist Church Nat'l Reg. Nomination and Historical Records Preservation	Limbacher	Hearing Date 11/23/09
Wheelwright 47.6 Acre Purchase	Snow/Wood	Hearing Date 11/23/09
Harborwalk Application	Limbacher/Scott	Hearing Date 12/14/09

III – Acceptance of Minutes; MOTION by Mr. Scott, SECOND by Mr. McKain and UNANIMOUSLY VOTED 8-0 to accept the minutes of April 13, May 11, June 8 and August 10 as submitted.

IV- Hearings - Mr. Bjorklund with an Open Space application of 7.55 acres; Mr. Bjorklund stated that the application was very straight forward; the majority of the property is upland. He provided a map for the Members review and explained where the property was located and how it provided connectivity to other parcels already in conservation. Mr. Bjorklund stated for the record that he was on the Conservation Commission, nothing in this application will have to go before the Conservation Commission for permitting, and he is the sole owner of this piece of land and he is not representing anyone but himself in the application. Mr. Bulman asked if Mr. Bjorklund had a wetlands map, he does not. Mr. Bulman asked where the potential access was if someone were to develop an abutting piece. He was told that the McAllister parcel comes off of Holly Crest Road and is approximately 35 acres. The application parcel abuts the McAllister piece. Mr. Snow questioned if Holly Crest was a developable road. He was informed that Holly Crest is a subdivision from the first corner when you come in from Booth Hill Rd. It was laid out many years ago with a sixty foot layout and the Planning Board had approved a subdivision at the end of that when you turn to the right. Mr. Bjorklund believes there are five FORM A lots. Mr. Bjorklund reiterated the point that the biggest advantage to the town purchasing this parcel is the connectivity it will provide to other lots already in conservation.

VI - General Business, Noreen Sharpe, Web Site Design; Mr. Bulman had forwarded the Web Site contract to all members and voiced his opinion that he felt it was very comprehensive and very reasonable. MOTION by Mr. Limbacher, SECOND by Mr. Lane and UNANIMOUSLY VOTED 8-0 to go forward with the contract.

VII – Old Business – Mr. Bulman mentioned that he had spoke with Mr. Bangert regarding the Egypt Park project and Mr. Bangert said they are prepared go forward. Mr. Bulman asked that Mr. Bangert provide the CPC with a letter to that effect and to show that they have the \$25,000 in matching funds required to go forward.

Mr. Bulman told the Members that at some point he wanted to go through all the CPC applications from inception and do some closeout. He thought perhaps he would assign each member a project. Specifically he would like to get a status on the South Swamp project and asked Mr. Snow to look into it. Mr. Murray stated that Jeff Rosen, of the Water Resources Commission, had just sent a memo out to all the boards and commissions summarizing the Water Resources Commission’s work with Mr. Kalishes on it. Mr. Bulman said he hadn’t seen it. Mr. Snow will ask Mr. Kalishes to forward it.

Mr. Bulman said he would look into the Local Housing Support application from the 2003 Town Meeting. Mr. Leavitt will look into the Historical Surveys and Mr. Scott will research the Library Grounds application.

There was discussion among the members about the CPC bill before the legislature to loosen the regulations pertaining to recreational regulations.

VIII – MOTION by Mr. McKain, SECOND by Mr. Snow and UNANIMOUSLY VOTED 8-0 to adjourn the meeting.

Respectfully Submitted,

Karen S. Crowell