

Community Preservation Committee
Minutes of December 15, 2021

JAN 31 2022 AM 10:08

Attendance: Mr. Wagner, Mr. Powell, Mrs. Hahn, Mr. Wilkes,
Mr. Dostal, Mr. touloumtzis, Mrs. stanisewski and Mr. Bartlett

Call to order 6:05

The board welcomed three new members Paul Dostal,
Danielle Stanesewski, and Bob Hennessy (not present).

The current accounting of available funds is as follows;
\$ 82,000 Open Space, \$ 127,000 Historic Preservation,
\$ 208,000 Community Housing, and \$ 1,408,000 Unrestricted
Use. An additional \$ 360,000 is expected to be available after
July 1, 2022.

The board conducted extensive discussions on the pending
projects. Question for the applicants were compiled and E-
mailed for further clarification.

Vote to accept minutes of ^{November 17} ~~December~~ 15, 2021

M: Wilkes. S: Touloumszis accepted unanimously

Adjourn

M: Dostal S: Stanisewski

Mill River Bridge:

The request for funds is based on a 7-year-old estimate of costs. Given the recent dramatic increases in the costs of materials and labor, as evidenced by the more than 3X estimate for construction costs for the Smith Academy Park Pavilion from just 3 years ago, how much confidence can we have in this cost projection? How does the current request for \$400,000 along with the remaining ~\$142,000 from the previous CPA grant for this project jive with this cost estimate?

Since the submission of the grant application, the status of the Mill Dam has again been called into question with the State continuing to insist that the dam be removed and a plan to do so be prepared by the owners. What are the prospects of the dam being removed and if it is, would that change the desirability of this project? How would it impact the integrity of the anchor piers and thus the restoration of the bridge at the current cost estimate?

The letter from the Select Board in support of the project refers to enhancing the area's recreational opportunities. What are those opportunities and how does this project tie-in with an overall recreational vision and plan for this area? For example, how might this project fit into providing access to the river for fishing and/or a water launch area? Are any other grants (state or federal) or donations being sought to contribute to the project?

SA Walking Paths:

How does the request of \$48,000 sync with the planned Phases of the overall project? Is this the total request of CPA funds for the entire project and all its phases or a portion thereof? If the total CPA request is \$48,000, please provide details on how the match of \$36,000 is covered – is this additional grant funds, donations, in-kind town support?

ADA compliance is noted in the text of the application. Is it anticipated that the entire network of trails will be ADA compliant? At a minimum it would appear to be appropriate that the stretch of the trail from the parking lot to the field hockey field and then that segment from the parking lot to the softball field be ADA compliant. The cost estimates for each phase anticipate the use of the same material for each, which may achieve ADA compliance but then be over-engineering for other portions of the trail that would not need to be ADA compliant. For example, the committee's ConCom member notes that Phase 3, the segment heading north out into the natural area, will border a wetland and therefore will require review by the ConCom and may need to be just a woodchip or other natural surface. Please provide commentary on how the project and the proposed budget anticipates ADA needs and syncs with each Phase. For example, it could be that more is needed for Phase 1 as far as materials and then less for subsequent phases.