

CPC Committee Minutes 4-8-2014

Rockport Police Station 7:00 PM

Members Present: Ruth George (Chair), Maryann Lash, Phil Crotty, Julie McMahon, Bethany Brosnan, Mel Michaels

Not Present: Stephen DeMarco, Ed Hand, Paul Sena

1. Ruth George opens meeting with committee introductions.

2. Third Phase of 2014 Application Reviews:

A. Rockport Art Association: Requesting \$137,130 for overall cost of \$148,820. Project is to provide handicap accessibility pathway, drainage, tree removal. Presented by Carol Linsky, Bill Balzarini, Laura ????. Rockport National Bank gave RAA an easement to allow them to install ADA compliant entrance. Julie McMahon asks for site plan depicting the proposed project changes and asks if the RAA has a historic preservation restriction on its buildings. Presenters didn't know about a preservation restriction, but said that the buildings are in the historic district. Mel Michaels asks if they are planning to come back to CPC for more money in the future. The response is that they do intend to come back to request funds for new doors and windows and that part of the barn is deteriorating. It has been 5 years since their last CPC request in 2009. Mel Michaels asks if they have gotten more than one bid for the different parts of the project. The proponents respond that they have 3 bids for the path, 2 bids for the carpentry and 1 bid to remove the condensers. RAA will provide a site plan and additional bids for the other phases of the project.

B. First Baptist Church: Requesting \$120,000 for overall cost of \$120,000. Project is to install fire prevention system. Presented by Mathew Wigton, Pastor and Gail Zeman, church collector and longterm resident. The First Baptist Church dates back to 1822 and is a prominent feature in the center of Rockport's downtown. Cost estimates are \$35,000 for alarm system and \$85,000 for sprinkler system. May require the town to augment water pressure. Ruth George asks if they have any operating budget or other funds that could be dedicated to the project. Mel Michaels would like to see detailed bids including breakdown of costs. Julie McMahon asks if the building has a preservation restriction. The applicants weren't sure. Hildy Feuerbach in the audience suggests the church consider including a carbon monoxide detection system as well to protect the congregation.

C. Millbrook Meadow Committee: Requesting \$250,000 for overall project cost of \$790,000(to be updated). For Phase 4 Construction of the Millbrook Meadow and Mill Pond Restoration Project. Presented by John Sparks, Sam Coulbourn, Shanon Mason of the Millbrook Meadow Committee and Joe Parisi, DPW Dir. Received \$100,000 in CPC funds from 2013 that they expect to use by mid- to late 2014. Have just received a \$100,000 grant from the Lura Phillips Trust. Organizers have formed the Millbrook Meadow Conservancy, a 501(c)(3) organization able to accept charitable contributions through the Essex County Community Foundation to create an endowment for capital improvement and longterm maintenance of the park. Consultants, Milone and MacBroom, Inc. are gearing up for their spring data collection. A public visioning session led by the consultants planned for May 21. Mel Michaels wants the \$1million+ cost of the project to be

advertised so that the public knows what the overall restoration is going to cost. MMC points to grants they have already received and that Shanon Mason has an aggressive schedule of fundraising events planned beginning this spring. Ruth George commends organizers for their efforts. Phil Crotty asks what the committee expects will be the useful lifespan of the project and suggests that the total cost could be bonded through CPC. Julie McMahon would like to see a more fully developed construction plan prior to voting on construction funds. Discussion also turns to addressing the upstream sediment and pollution contributors to the pond and park, especially the MBTA station drainage structures, and how they will be addressed. The MMC will respond to some questions prior to next meeting.

D. Straitsmouth - Thacher Island Committee: The article to utilize funds previously approved for the Straitsmouth lighthouse on the Straitsmouth oil and keepers' houses was approved at Spring Town Meeting. The Thacher Island Committee therefore has rescinded their 2014 application for funds for that purpose.

3. Acceptance of March Minutes: Phil Crotty makes motion to approve March minutes as amended. Maryann Lash seconds motion. Unanimous vote with 6 members voting.

4. Treasurer Updates: Mel Michaels hands out updated report. Not many changes this month. Reports that the 2015 \$25M bonus to CPA funds is still alive in the legislative budget process.

5. Scout Hall Payment: Mel Michaels is waiting to receive bills before he can sign-off on final project payments.

6. Housekeeping Issues: Ruth George contacted Debbie Powers for a list of other part-time secretaries who work for the town to see if any would be interested in additional hours working for the CPC.

7. New Business:

8. Other: Maryann Lash reports on the Conservation Trust Fund as requested at previous CPC meeting. Current balance: \$384,614. Total given by CPC to date: \$515,000. Total CPC funds used to date: \$196,697.

9. Next Meeting Scheduled for May 13th, 2014

Housing Partnership

UU Church – bids?

First Baptist Church – bids? CO alarm?

RAA – bids? Site plan

Millbrook Meadow Committee – update, responses

10. Meeting Adjourns: Mel Michaels moves to adjourn meeting. Bethany Brosnan seconds motion. Unanimous vote to adjourn.

Meeting adjourned at 9:25 PM.