

**Community Preservation Committee  
Meeting Minutes  
March 18, 2014**

**PRESENT:** Barry Johnson, Neil Langille, Daniel Doucette, Penny Myers, George Sala, Andrew Cooney, Richard Anderson, Fred Bartholomew

**EXCUSED:** Peter Holmes

**ALSO PRESENT:** Tim Mullen, Rich Rheinhardt, Jon Nelson, Patrick Marshall

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Recording Clerk, Ann Gratis

The meeting was called to order at 6:30pm.

B. Johnson stated we are not taking any votes tonight, it's a fact finding only.

**HISTORICAL**

**Archives:** \$23,194 for catalog collections. Preserving files of the Town. Now looking at Historical Commission items. Just a continuation of the process.

D. Anderson asked why they need a laptop, printers, how many?

N. Langille: it's to present programs out of the building. It's a standard home printer. And we'll we getting dehumidifiers.

**Library:** \$180,000 (Historic and undesignated fund balance)

Patrick Marshall: For painting, repair of masonry, make it weather tight. Fix the leaking cupola.

Jon Nelson: There is rotted trim, flashing. The numbers are based on the archives center project numbers. The cupola is leaking in different spots and will need to look more closely at it. We are going to strip some of the roofing off to see where it's leaking.

Patrick: The roof was replaced in the early 2000's. The water is now pitched toward the cupola. What is the difference of a quote and a bid?

- Over \$10,000 public bid. Quotes for under \$10,000.\$25,000 + needs a public bid, bonding, etc. Designer selection over \$100,000.

Jon: The historic architect would require a weatherproofing background and historic preservation. Painting lasts about 10 years, last painted in the 80s.

Patrick: The library is on the next go around for the historical list for the National Register.

**Bournedale Schoolhouse:** \$100,000.

Jon: \$25,000 last year was approved. We met with contractors (lowest bid) and it wasn't enough to do the project. There is a lot of rot on the side and rear underneath. The structural column is rotted through. The cupola is in extremely poor condition. Will cost about \$80-\$100,000. It is on the historical register. There is ceiling damage from the leaks. This should be more than enough to get it up to snuff. Strucutral, weather tight, safe. The handicap ramp is not in yet, will do with this project. We are trying to keep the fee reasonable with the historical architect. The roof is in good shape. The building is not heated. Hope to be doe by the Centennial.

**Town Clerk:** \$50,000

Binding, rebinding, shelves, storage containers

\$60,000 for Laserfiche.

## **RECREATION**

**Monument Beach Boat Ramp:** \$25,000 Tim Mullen has requested with Capital Outlay for a 2-lane ramp. 8 pilings on each side to secure, will have seasonal floats. Project will cost about \$450,000 (a single lane is \$350,000). It's the busiest ramp in town. It's now only usable at ½ tide or higher. This is a long range project. The septic was replaced last year and the lot was paved the year before that. We need to get more detailed plans and that's what this money is for. Think it will cost \$17,000 but we are requesting more just in case. We have a long-range comprehensive permit: mooring field, dredging, ramp, etc.

D. Anderson asked if Capital Outlay would give them the money?

Tim: This deserves to get done. We are looking at dividing it out between three entities: CPC, Capital Outlay, and other funds. The permit is renewable every 10 years. This would include a better cost estimate. We are looking at starting FY2015. We are looking 2-3 years down the road at the methodology of how we want to do it.

A. Cooney: Has project oversight been included? Yes.

B. Johnson: Very happy to have this discussion, we have waited 3 years.

A. Cooney: Has consideration been given to Monks Park ramp?

Tim: Shore and Harbor said it's not worthwhile and there will probably be issues with Conservation.

**Main St. Park:** \$50,000

Jon: The gazebo needs work. Want to add decorative lighting. We are going to try and match the streetscape lights. Will have a cedar shingle roof, trim, paint, railings.

George Sala: The gazebo was a donation by the Wagner family and is used heavily for weddings, concerts, etc. It's the heart of Main St.. Damage from carnivals, scallop fest. We want to add irrigation down the line. For now put in conduit for lights. Have the park be complimentary to the Army Corps parking lot.

D. Anderson: Will it be vandal resistant lighting?

Jon: They won't be able to take or knock over.

P. Myers: What about security cameras?

Jon: That can be expensive, would have to be wireless. We have talked about it at 3-mile look. The trim on the gazebo will be PVC. The railings sanded and painted.

George: We wouldn't change the structure, it's a memorial.

**Chester Park:** \$14,483 and **Keith Field:** \$9,000

The courts are junk. Will be 5-10 years before replacing.

## **OPEN SPACE**

**Monks Park Marsh Restoration:** \$47,650.

Rick Rheinhardt (open space member): Ram Island is separated by a salt marsh. There is lots of erosion and it's dying back. There is an important eco system there. Would like to construct a boardwalk then the marsh will fix itself. Brendan Mullaney, Conservation Agent, agrees. Bracken Engineering will give a ballpark price. It would be a 100' x4' wide boardwalk. It would be plastic but light and water can get through. BCT (Bourne Conservation Trust) is agreeable as the co-applicant.

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B. Johnson: This is a first for this type of project. When we go to FinCom the applicants need to be more pro-active.

Rick: It will be low enough; 6-8" average. Will try to keep it level. Don't think will need a railing. Fish can use as a refuge at high tide.

**3-Mile Look: \$23,000**

B. Johnson: What's wrong with the current lights?

Jon: They are broken. We need to replace with vandal resistant and better for the marine environment (salt, etc).

B. Johnson: there is a legislative meeting on Friday at the Barnstable complex asking to support the \$25Million over matching funds.

Admin. Assistant appointment: Dan, Penny and Barry met with the four applicants. After references and interviews, Nancy Bucants, an Bourne resident was chosen. She felt like a good fit.

D. Anderson made a Motion to appoint her. The Motion was seconded by A. Cooney with all in favor.

Next meeting: How people want the funds spent.

April 9<sup>th</sup> will be our public hearing. Hoxie will be a separate article.

P. Myers: They need to come and explain the business plan.

A. Cooney: Concerned, don't think they have a full idea of what they are doing with regard to potentially harmful building materials.

B. Johnson: Will have an agreement drawn up with the details of every step.

A. Cooney: It's too general. They need to focus on what this money is going toward.

P. Myers wants to hear from their financial people, not Scott. Nitty gritty, not ethereal ideas.

March 31<sup>st</sup> at 7pm we will meet with Hoxie to discuss the financial plan.

D. Anderson made a Motion to adjourn. The Motion was seconded by G. Sala with all in favor.

With no further business before the Committee, the meeting was adjourned at 9:15pm.

Respectfully submitted,  
Ann T. Gratis, secretary