

## **MEDWAY COMMUNITY PRESERVATION COMMITTEE**

155 Village Street  
Medway, Massachusetts 02053

Mark Cerel, Chairman Citizen-at-Large  
David Kaeli, Vice Chairman, Citizen-at-Large  
Missy Dzikczek, Parks Commissioner  
Ken McKay, Conservation Commission  
Rob Pomponio, Historical Commission  
Alison Slack, Affordable Housing Committee, Chairman  
Robert K. Tucker, Planning Board

Approved:

Meeting Minutes: February 7, 2011  
Medway High School Library

### **Members Present:**

Chairman Mark Cerel, Vice Chairman Dave Kaeli, Members: Missy Dzikczek, Ken McKay, Rob Pomponio, Alison Slack, Bob Tucker, and Administrative Assistant Shirley Bliss.

### **Guests Present:**

Dan Hooper and Mark Wilcox of the Thayer Development Committee  
Doug Marshall and Ned Faltas from Habitat for Humanity.  
Heather Scott - Organic Garden  
John Schroeder - Open Space Committee

### **Discussions:**

#### **Organic Farm: Heather Scott**

**House Rehab:** Ms. Scott gave this Committee the following update:

Tri-County continues to be easy to work with and the school is ready to get started. Scaffolding is up and weather permitting work will begin as soon as all the permits are issued. No money has been spent to date.

**Garden:** Currently shares are being offered both for the food garden and the flower gardens. There are 100 available and to date 43 have been sold involving a total of 53 families. They are also working on getting the schools involved with the farm; currently the High School has a Green Team which is going to host tours of the greenhouse. The Garden Board is also in the midst of a Capital Campaign to raise funds. Other fundraising efforts include: a move night: "Canned Corn" to shown on March 25 at a costs of \$20.00 per family. On May 1, they will once again host their 5K race, all the sponsors are in place and registration will begin soon; last year's race was host to over 200 runners.

**Thayer Homestead Development Committee: Dan Hooper**

Dan Hooper, Chairman of this Committee presented the following update: Bids for design services are due tomorrow - February 8th. They are happy with the interest in the project; 31 companies inquired, 17 came to the walk thru and they are hoping for 8-12 submissions. Mr. Hooper sees no problem with the bids coming in within the budget. (\$30,000). Mr. Hooper will come to the March 7, 2011 Public Hearing to update this Committee on the bid outcome.

**Open Space: John Schroeder:**

Mr. Schroeder updated this committee on the Open Space Committee activities. Mr. Schroeder stated that the Open Space and Recreation Plan has been approved by the State and they are currently finishing up their first rounds of grant applications. Their first project is to complete an amphitheatre on town owned land beside the Charles River near the town hall. The anticipated project costs is \$50,000.

**Parcels:** At this time the Committee is looking at several parcels one is approximately 125 acres. To date 3 appraisals have been completed, updates will be given when available. This piece of property meets the Open Space criteria as well as being contiguous to the Chicken Brook Corridor.

The other parcel is over 100 acres and is located on the Charles River, the Trust for Public Land is currently in discussions with the land owner. Update to follow.

There is a possibility that these two parcels could be linked together.

**Canoe Launch:** The Fishery and Wildlife Agriculture Department has approved and will pay for 2 canoe launches on the Charles River. Both will be ADA accessible.

**Trials:** The trail around Idyllbrook is complete. The Open Space Committee is working with Conservation to install uniform signs and trail markers for all town trails.

**Habitat for Humanity: Doug Marshall and Ned Faltas:**

Habitat was present to discuss the possibility of doing another project in Medway. Discussions were had on where and what properties would work, the Bottle Cap lots, as well as the Seacord Property and the Adams Street lot were mentioned as good places to start. The Habitat Representatives stated that they would be open to doing multiple house builds on the same lot and would love having projects in the line to do. A discussion was held as to building on "in fill lots" which are lots that do not meet the Town's buildable lot size requirements, but would work for affordable housing.

**Affordable Housing: Alison Slack**

Affordable Housing Chairman Alison Slack informed this Committee that the Affordable Housing Trust Agreement was passed at the Affordable Housing Committee's meeting in January, 2011. Also a Board of Directors was created: Mike Heinemann is President and Anne Sherry is Vice President. The Trust is working on a presentation for the CPC and are hoping to have it ready for the Public Hearing in March. At this time the Affordable Housing is looking for \$205,000 from Town Meeting. More information will be available at the March presentation.

**Accounts Payable:**

\$3500.00 Crosswhite Properties Appraisal for Seacord Property  
This bill was approved at the January 2011 meeting, approval was needed as the charged account had changed.  
A motion was made to pay this bill from the Open Space Appraisal account:  
Motion Missy Dzikczek Seconded: Bob Tucker Vote: 7-0-0

\$1847.66 Jennifer Goldson Affordable Housing Trust Plan  
\$1806.95 from the Affordable Housing Trust Allocation  
\$ 40.71 from Administrative  
The breakdown was due to the encumbering of funds from previous year could only cover the outstanding bill - even with the breakdown the project stayed within budget.  
Motion to pay: Missy Dzikczek Seconded: Dave Kaeli Vote: 7-0-0

**Approval of Meeting Minutes:**

January 3, 2011: Motion to approve with noted changes  
Motion: Dave Kaeli Seconded: Alison Slack  
Vote: 5-0-2 (Missy Dzikczek and Ken McKay)

December 6, 2010: Motion to approve as presented  
Motion: Dave Kaeli Seconded: Bob Tucker Vote: 7-0-0

October 18, 2010: Motion to approve as presented  
Motion: Missy Dzikczek Seconded: Dave Kaeli Vote: 7-0-0

November 1, 2010: Motion to approve as presented  
Motion: Missy Dzikczek Seconded: Dave Kaeli Vote: 7-0-0

**Adjournment:**

With no further business to discuss this meeting was adjourned by motion at:  
9:15pm.  
Motion: Bob Tucker Seconded: Dave Kaeli Vote: 7-0-0