

## MEDWAY COMMUNITY PRESERVATION COMMITTEE

155 Village Street  
Medway, Massachusetts 02053

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

Approved:

Meeting Minutes: August 1, 2011  
Medway High School - Library

### Members Present:

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

### Guests Present:

Medway Youth Sports Teams: Bob Reagan, Softball, Paul Martin, Soccer. Parks Commissioners, Judi Notturmo and Rebecca Tinley, DPS Director, Dave D'Amico and Frank Rossi, Finance Committee Liaison.

### Call to Order:

With a quorum being met this meeting was called to order at: 7:35pm.

### Discussion:

#### Youth Groups Fields Needed:

Dave D'Amico spoke on behalf of the Park Commissioners as the Chairman Sean Murphy, was not present due to illness. Mr. D'Amico and the youth groups are present to request the use of CPA funds to purchase land for fields and/or improve current fields, as well as possibly funding a site study/master plan. A short summary was given as to the use of the \$200,000 in state funds that were received ( used for MS irrigation, Idyllbrook baseball field and Idyllbrook irrigation). Mr. D'Amico also explained that currently a per player fee is collected for all groups, placed in a revolving fund and used for maintenance of all fields; currently this account has a balance of \$87,000. The Parks Commissioners are currently working with CIPC to formulate a plan to fund the maintenance and repairs needed to the Town's parks, they figure it would cost approximately \$25,000. They are looking at all sources for funding, including CIPC, CPA, Town Meeting and Park Revolving.

Changes in the CPA usages rules were discussed as they may possibly change this fall. This change would allow CPA funds to be used to improved currently owned fields, even if land was not purchased with CPA funds.; currently CPA funds may only be used on land purchased with CPA funds.

A discussion was held as to what parcels already town owned would be viable options. The 4 acre Adams Street property was deemed to be a good choice, because the town already owns it, it was purchased with CPA funds, which would allow further CPA funds to be used to make it into a field. Parking would be a issue with this piece of property, but its location makes it perfect for school usages as well as town team usage. It would be strictly a practice field, meaning, no lines would be placed as well as no permanent buildings. Concerns voiced were: crossing, cross walks would have to be painted on the road, as this is a very busy road, parking, costs to turn land into field.

This Committee has no objections to the concept, but stated that the Green Corridor, must be kept intact. Other land options: the capped dump, land behind turf field at the high school, Idyllbrook, land around Oakland. Winthrop Street was also discussed as an option, but was dismissed as the CPA/Town has agreed to a long term commitment to the Organic Garden.

**Follow up:** The youth groups and the Parks Commissioners will return to this Committee with a plan of action, as well as costs associated with this plan. It was suggested that they speak with the Open Space

Committee as they have gone to great lengths to determine all available large lots in Medway. It was also suggested that they start working with private land owners who would be willing to sell to the town.

**Thayer Property Development Committee Update:**

CPC Chairman Mark Cerel, who is a member of the Thayer Committee updated the CPC on this project. The Committee is continuing to meet and the Architect has presented the first conceptual design, which the Thayer Committee felt was overly ambitious, out of scope and over budget. The Architect is working on a revised design. Mr. Cerel reminded the CPC that any design must pass thru this Committee before going before the Town. The CPC was also reminded that a land restriction must be put on this piece of property.

**Affordable Housing Trust Agreement:**

As a matter of formality the CPC is required to sign the Trust that was approved at the June, 2011 Town Meeting. All members present with the exception of Judi Notturmo signed this agreement, Ms. Notturmo did not sign, as she has yet to be sworn in as a member of this Committee.

Affordable Housing Chairman Alison Slack gave a brief update on the Trust. An agreement has been reached with Holliston to share a Housing Specialist. The employment ad is being drawn up with hopes of being posted by July 12, 2011 with resumes in by September 1, 2011 and the Specialist onboard by the end of October.

**Accounts Payable:**

<b>United Site Services:</b>	Restrooms for Organic Garden/Winthrop Street	\$282.00
	Rental costs for April, May and June, 2011	
<b>Chace Building Supply:</b>	Building supplies - Organic Garden/Winthrop Street	\$7908.68
<b>Electrical Wholesalers:</b>	Electrical Supplies - Organic Garden/Winthrop Street	\$ 3.59

Motion to pay all bills as presented: Dave Kaeli  
Seconded: Rob Pomponio

Vote: 6-0-1  
Judi Notturmo abstained as she is not yet sworn in as a member and unable to vote

**Organic Garden/Winthrop Street:**

Due to the amount of the Chace bill, a discussion followed concerning the procurement of supplies and is the law being followed. Mr. Bobby McGee who works for the Town of Medway is in charge of making sure this is done, Mark Cerel will follow up with Mr. McGee on this topic. A discussion was held as to the progress of the roof on the house. It seems that the roof has yet to be installed and this Committee wants to know why. Mr. Barstow will be invited to the September meeting to discuss this. The roof was put forward as an emergency fix, and why after almost 1 year is the roof not done. Monies approved by this Committee included enough to hire a roofing contractor so that no further damage would be done to the interior of the house.

**Adjournment:**

With no further business before this Committee a motion was made and unanimously passed to adjourn at: 8:50pm

Motion: Bob Tucker                      Seconded: Rob Pomponio                      Vote: 6-0-1  
Judi Notturmo abstained as she is not yet sworn in as a member and unable to vote

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