

**MILLIS COMMUNITY PRESERVATION COMMITTEE  
MINUTES  
APRIL 3, 2014  
Room 104 Veterans Memorial Building, 900 Main St., Millis, MA**

The meeting was called to order at 7:40 p.m. by Mr. Nathan Maltinsky, Chair.

Members present:     Nathan Maltinsky, Chair  
                           David Baker  
                           Pamela Rheume-Mustard  
                           Raymond Normandin  
                           Anne Rich  
                           Andrea Wagner

Members absent:     John Northgraves, Treasurer  
                           Catherine MacInnes, Vice Chair  
                           Wendy Barry

Also present:         Charles Aspinwall, Town Administrator  
                           Chris Smith, Selectman

**Veterans Memorial Building Masonry Restoration Project (File # 2014-005)  
900 Main St.**

**Charles Aspinwall, Town Administrator**

Mr. Aspinwall presented the application. He believes the project meets the criteria for CPA funding. Many other towns have used CPA funds to restore their town halls, he said. Mr. Aspinwall stated that the total cost of the restoration project is \$480,000.00 of which the Town has already appropriated \$30,000.00 for design services. The balance of \$450,000.00 is proposed to be funded 50% by CPA funds through borrowing, if approved, and 50% through taxation. Both articles would be on the warrant for the spring town meeting, he said.

Mr. Aspinwall provided a history of the building itself and the importance of restoring the building for the town. Since 2010, he said, the remainder of the work has been postponed due to lack of funding. There are locations where sheet flow off the building exterior is penetrating to the interior of the building. In Mr. Aspinwall's opinion, the project needs to be completed this year to avoid further damage to the interior of the building.

Mr. Baker stated that, in his opinion, this project clearly satisfies the CPA criteria as an eligible project. There was discussion regarding funding sources and bonding. Mr. Aspinwall stated that bids are scheduled to be opened on May 7, 2014. They would like the funding articles on the warrant for the spring town meeting so the work can be done over the spring/summer months.

Sel. Smith asked if the CPC would consider funding the entire project (\$450,000.00 rather than \$250,000.00) so half of the funding does not have to come from taxation and there would only be one article on the warrant for funding. There was discussion regarding funding the entire project with CPA funds with bonding for twenty years instead of ten. Mr. Maltinsky stated that the twenty-year bond for the entire amount would be best for the CPA funding; a ten-year bond would eliminate too much of future available funds.

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On a motion made by Mr. David Baker, seconded by Ms. Andrea Wagner, it was voted unanimously (6-0) to appropriate and raise by transfer from the Community Preservation Budgeted Reserve and/or Undesignated Fund Balances, up to a total of \$450,000.00, to be funded by a **twenty-year bond**, for the Veterans Memorial Building Masonry Restoration Project.

The Community Preservation Committee **recommends approval** of the above article at the Town Meeting to be held on Monday, May 12, 2014.

**Other Business:**

**Minutes**

On a motion made by Mr. Baker, seconded by Ms. Rich, it was voted unanimously to approve the minutes of March 6, 2014, as written.

**Adjourn**

There being no further discussion and on a motion made by Ms. Rich, seconded by Ms. Mustard, and voted unanimously, the meeting was adjourned at 8:21 p.m.

Respectfully submitted,

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*Camille Standley*  
*Department Assistant*