

SEEKONK COMMUNITY PRESERVATION COMMITTEE

Minutes – May 13, 2013

Present: John Alves, Neal Abelson, Dave Norton, Willit Mason, Priscilla Dunn, Susan Waddington

Absent: Richard Wallace, Jason Adamonis, Housing Authority

The meeting was called to order at 7:30 in the Town Hall Meeting Room by Chair, John Alves.

Minutes of the April 22, 2013 meeting were unanimously approved as written.

Old Town Hall – Having determined that our minutes from April 2012 clearly stated the Committee's intent to include a new roof in the warrant for the June 2012 Town Meeting, we agreed that no new action needed to be taken by this Committee and the Town Administrator could go ahead and do an RFP for that work. Dave tried to get us an update on this project, but this Historic Commission meets after our present meeting.

Cuddigan property – Since our last meeting, the Cuddigan family has accepted the appraisal value of the property and The Agricultural Protection Restriction Board has approved the APR. With an active application in hand, the Committee voted unanimously to accept it and to present a warrant article at the June 10 Town Meeting to cover the Town's share of the APR which is \$147,000.00. This will be divided as follows: \$82,500.00 set aside for Open Space and the remaining \$64,500.00 from the Unrestricted Fund. These amounts were unanimously approved by the Committee. The Conservation Restriction will protect 68 of the total 88 acres in the Cuddigan property. It is possible that more can be protected in the future through a Conservation Restriction or other measure.

The Town attorney recommended that we give the Town Clerk a copy of the APR proposal (usually done after a warrant article is accepted) and a map of the property. (N.B. – done May 14, 2013).

There is confusion about the wording of the article because the year listed is 2013, not 2014. Richard Wallace will negotiate this with the Town Administrator.

Current balances for the CPC funds: From Bruce Alexander as of May 14, 2013

Open space:	82,500
Historic preservation	27,500
Community housing	110,000
Unreserved	528,827.18

Current projects:

Workshops for those interested in applying for the Habitat for Humanity House on Gude St. were completed in April. We have no further updates at this time.

The Arcade Woods project is still under negotiation with Peter Jenssen who will be doing the actual work.

New projects:

Neal Abelson and Ron Bennett are trying to get the bike path project underway. DPW is in support of this project. The plan will be to do main roads first and then tie in secondary roads. There was no application for this project at this meeting.

Round table discussion:

Willit noted that the developer of the Newman Ave. land which we previously tried to purchase for the town with Open Space funds is having trouble going forward. It is likely that he will work through his problems, but the Committee should remain alert in case this desirable property, which lies within the Town aquifer, becomes available again.

John informed us that Peter Jenssen's bill for \$3,540.64 has been paid and reminded us that the bill for our Community Preservation Coalition dues will be coming in shortly. The amount will probably be \$1,500.00 and the payment comes from our Administrative Funds.

A discussion about the Administrative Funds ensued. Susan will ask Bruce Alexander about how they are accounted for and how much we have in that account.

Willit was asked to have the APR folks bring visuals to the Town meeting on June 10.

Public comment: No members of the public present.

Next meeting: Will take place June 10, 2013 at 6:00 in conjunction with the Town Meeting. John will obtain a room for us.

Respectfully submitted,

Susan R. Waddington
Clerk, Seekonk Community Preservation Committee