

Community Preservation Committee  
September 2, 2015

Present: Rena Richard – Upton Housing Authority  
Richard Holmes – Open Space Committee  
Richard Gazorian – Recreation Commission  
Richard Desjardins – Selectmen’s Appointee  
Chris Scott – Conservation Commission  
Dave Adams – Selectmen’s Appointee  
Paul Carey – Planning Board  
Ed Darragh – Selectmen’s Appointee  
Bill Taylor – Open Space Committee  
Michael Penko – Open Space Committee  
Marcella Stasa – Open Space Committee  
Vincent Roy – DPW Director

1. Meeting called to order at 7:30 PM.
2. Prior meeting minutes approved.
3. Discussion on Status of CPC Projects:
  - A. Tennis & Basketball Courts: Complete
  - B. Surveillance Leland Field: In Progress (Part 1 Complete, None of the funding has been used).
  - C. Leland Field Shed Slab: Complete (Also, Actual shed is  $\frac{3}{4}$  complete)
  - D. Kiwanis Electrical: Sound System and Lights Complete
  - E. Kiwanis Stairs: Complete
  - F. Kiwanis Cameras: Phase II in progress
  - G. Affordable Housing Report: Complete
  - H. Kiwanis Design Plan: In progress. Final Design and Bidding Services of \$20,000 have already been funded.

4. Review of Financials:

- A. Surtax is estimated to be in \$350,000 Range.
- B. CPA Trust Fund Revenues are unknown at this point. \$10 million has already been set aside. This may rise due to an increase in the number of transactions at Registry of Deeds.
- C. The only anticipated expense at this point is the Town Hall Bond which is estimated to be in the \$291,000 range for this year's payment. This will most likely go on the warrant at the November Special Town Meeting.

5. Discussion held on Weed Control in Mill Pond. Fanwort and Water Chestnut identified as being very difficult to eliminate. Currently \$5,000 per year is set aside to deal with weed control. Vin Roy said this really isn't enough funding to seriously address the issue. We need to come up with a long term solution. It was noted that other towns have used CPA Funds to address the issue. Vin Roy plans to meet with Charlie Pedersen who will be presenting a proposal concerning weed control in Lake Wildwood at the October 6<sup>th</sup> CPC meeting.

6. Mike Penko and Marcella Stasa from the Open Space Committee attended to discuss access to the Stefans Property. The property has been maintained over the years including mowing of the fields and creation of trails. In the past, access from Mechanic Street was provided by homeowner. They no longer want to allow it, which now poses the problem of getting any vehicle onto the property for upkeep. The Open Space Committee is now exploring alternate routes. The most feasible route is access from Orchard Street which involves a serious water crossing. Funding will certainly be a challenge. Also suggested was requesting a right of way through a town owned lot. The topography was deemed too challenging.

Mike Penko explained that the main goal at this meeting was to request engineering funds to either design a crossing from Orchard Street on a strip of land or expand the task list to have an engineer evaluate whether it is possible to do anything on the town owned lot.

Request was made for an Article at the November Town Meeting to provide funding for engineering work that will address the design and develop plans that can be submitted to Conservation Committee for permitting. Most importantly it will provide a cost estimate of the project. It is anticipated this will be a two step process. Initially, obtain the funds for the study, analysis and design work. If it is deemed feasible, then a request for further funding would be brought to the Annual Town Meeting.

Rena Richard will ask for a placeholder at the November Town Meeting.

7. Other: Rich Gazorian brought forth discussion about creating a new parking lot at the back of the soccer fields. Originally it was thought that Tennessee Gas would allow us to use their easement, but upon further review by DPW Director Roy it was determined that Tennessee Gas will not be allowing that. As such, the location was re-designed and now requires a 5 ft retaining wall. The original cost estimate for the project remains the same. As mentioned earlier the design and bidding services cost of \$20,000 have already been paid for. Rich would like to request the bulk of the funding at the November Special Town Meeting so they can bid it out and start construction in early March 2016.
8. The following meetings and Public Hearings were scheduled:
  - A. Regular CPC Meeting to be held on Wednesday, October 7, 2015 at 7:30 PM.
  - B. The Upton Community Preservation Committee will hold a public hearing at 7:30 PM, Monday, October 26, 2015 in the Ground Floor Conference Room at Upton Town Hall, on a request from the Recreation Commission to fund completion of parking lot at Kiwanis Beach. Notice to be provided on September 12, 2015 and September 19, 2015 in Milford Daily News.
  - C. The Upton Community Preservation Committee will hold a public hearing at 7:45 PM, Monday, October 26, 2015 in the Ground Floor Conference Room at Upton Town Hall, on a request from the Land Stewardship Committee to fund design work for an access road to Stefans Farm open space. Notice to be provided on September 12, 2015 and September 19, 2015 in Milford Daily News.
  - D. Regular CPC Meeting to be held on Wednesday, November 4, 2015 has been cancelled.
9. No bills to be paid.
10. Meeting adjourned at 8:55 PM.