

COMMUNITY PRESERVATION COMMITTEE

February 4, 2014

Present: Angela Dunham, Chair, Joe Leggett, Nancy Miller, Sandy Slavin, Sherbie Worthen, Peter Teitelbaum, Liaison, Board of Selectman

Absent: George Barrett

Guest: Quirino do Canto, Wareham Little League

Meeting to vote on Warrant Articles convened at 11:15am

Little League Proposal – Request from Wareham Little League for \$27,000. Mr. do Canto (Q) described condition of the ball fields built on old dump site with glass rising. Aluminum mesh will be laid down and covered with new dirt. Batting cages have collapsed nets. Much of the labor will be donated. 6 fields total, 4 larger, 2 for younger players. Season runs end of April – early August. 13 teams use facility. Suggestions from committee, check warranty for mesh, may need to be laid down by professional. Goal to provide more access, recruit more children, create more community involvement. For town meeting, calculate labor costs of donated labor, have parents and sponsors speak to Article, get slides to Matt Underhill. This Article will go to Special Town Meeting since funds needed immediately.

Nancy Miller moved to provide the 10% uplift increasing the budget to \$29,000 to cover installation of mesh screen. Sandy Slavin seconded. Vote: 5-0-0.

Slavin moved CPC bring the Wareham Little League fields restoration grant request to Special Town Meeting. Miller seconded. Funds would come from unallocated funds. Vote: 5-0-0

Onset Bath House Engineering Project – Request from Municipal Maintenance for \$10,000 to conduct an engineering survey to determine best use of the Bath House. Town property built in early 1900's. Must now be sewerred and will require a grinder pump. Assessed value not known. Slavin moved to increase request to \$11,000, 10% "uplift." Joe Leggett seconded. Vote 5-0-0

Slavin moved CPC bring the Onset Bath House Engineering Study as a warrant article at regular Town Meeting. Miller seconded. Funded by unallocated or any other funds available from historical or recreation categories. Vote: 5-0-0

Old Town Offices – Request by Municipal Maintenance for \$25,000 to complete restoration and painting. Slavin moved that CPC accept the grant request for \$25,000. Miller seconded. Vote 5-0-0.

Slavin moved to bring request to Special Town meeting. Leggett seconded. Vote 5-0-0

Tremont Nail Sprinkler System - Request from Municipal Maintenance for \$595,000 to restore sprinkler systems in main building and carpentry building. After discussion Miller moved to table this Article until Fall Town Meeting when it could be re-visited if more information is available. Slavin seconded. Vote 5-0-0.

Parker Mill's Dam - Request from Municipal Maintenance for CPC loan of \$835,000. CPC is not authorized to pay town loans. Questions: who owns the dam? What is the budget breakdown of \$835,000? Peter Teitelbaum is concerned that town could lose state low interest loan. Slavin moved that the town administrator hire a firm with CPC admin funds to do a title search for no more than \$10,000. Miller seconded. Vote 5-0-0. Leggett moved that CPC table the PMD request until ownership is established. Miller seconded. Vote 5-0-0.

Wareham Housing Authority - 3 Proposals conditional upon CPC's lawful authority to fund.

1. **Agawam Village Stoop Replacement** - Request for funds for 48 stoops and 6 handicapped ramps. Miller moved to increase request to \$57,600. Slavin seconded. Vote 5-0-0. Slavin moved to submit Article for Special Town Meeting to be funded by Affordable Housing Reserve. Leggett seconded. Vote 5-0-0.
2. **Asbestos Remediation and Floor Replacement** - Slavin moved to increase request from \$32,000 to \$35,000, 10% "uplift". Worthen seconded. Vote 5-0-0. Miller moved to approve Article for Warrant for Special Town Meeting to be funded by Affordable Housing Reserve. Worthen seconded. Vote 5-0-0.
3. **Building One Underground Plumbing Replacement** - Slavin moved to approve request for \$59,000. Worthen seconded. Vote 5-0-0. Slavin moved to submit Article for Special Town Meeting to be funded by Affordable Housing reserve. Leggett seconded. Vote 5-0-0.

Bond Payments - Slavin moved to submit to Town Meeting the following bond payments using FY '15 estimated revenues, Tremont Nail - \$95,727 and Bryant Farm - \$6,822. Miller seconded. Vote 5-0-0.

Housekeeping Set-Asides - Slavin moved to set aside from FY '15 estimated annual revenue at 10% each, \$81,200 for Open Space, \$81,200 for Historic Preservation and \$81,200 for Affordable Housing and 5% administration expenses of \$40,600. Miller seconded. Vote 5-0-0.

Meeting adjourned 2:15pm.

Respectfully submitted by Sherbie Worthen, clerk, Community Preservation Committee

Sherbie Worthen 4/18/14

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