



## COMMUNITY PRESERVATION COMMITTEE

### MINUTES OF REGULAR MEETING AND PUBLIC MEETING

**Thursday, January 10, 2019**

Chair Betty Slade called the regular meeting to order at 5:30 pm with members Elizabeth Collins, Janet Jones, Marc De Rego, and Dale Weber present. Vice-Chair Tim Gillespie, John Bell and Hugh Morton were absent.

At 5:30 pm members entered into executive session and resumed the regular meeting at 6:05 pm.

#### **1. Minutes.**

December 13, 2018. Tabled to the next meeting.

#### **6:05 PM Public Hearing.**

#### **3. Review new project proposals for Annual Town Meeting May 2019.**

##### **HISTORIC PRESERVATION**

- a. Historic survey and site plan at the Terminus of Main Road. \$11,500.00  
Ms. Tabit, speaking for Mr. King who could not make it this evening, briefly summarized the project. There were no questions.
- b. Phase IV of Head of Westport Landing historic stonewalls preservation. \$36,000. Mr. Millham, Landing Commissioner was at hand to explain the project. No further questions were asked.
- c. Historic preservation of Bell School belfry and wood shingle roof. \$110,000.
- d. Historic preservation of wood shingle roof for the Handy House. \$113,000.  
Ms. O'Neill and Ms. Barr were before the members to state the cost for both projects has remained the same. As an example of the wide range of estimates, Ms. O'Neill distributed the list. The CPC thought it made sense to put enough funds in to enable choice of the proper workers for such a historical project. The Westport Historical Society will need to issue RFPs and bids will be solicited from qualified bidders. They will also hire someone to help write the RFP. There were no questions from the audience.

##### **OPEN SPACE/RECREATION**

- e. Agricultural preservation restriction for the 123 acre Santos Farm on Cornell and Main Road. \$350,000.
- f. Agricultural preservation restriction for the 34 acre Pettey Farm on Sodom Road. \$150,000.  
Mr. Steve Sloan was before the committee for these two projects. There was no change to these applications. Mr. Sloan provided an APR budget for the Pettey Farm. The CPC will perform its own appraisal or review of the appraisals before town meeting.
- g. Westport Youth Athletic Association playing field construction. \$300,000.  
CPA funds granted thus far total \$640,000. Mr. Bob Grillo explained his calculation of what the average household paid specifically for this project over multiple years of appropriations. From his calculations, each household has contributed approximately \$84 so far through the 2% surcharge. He noted that an additional amount was matched from the state in addition to privately raised funds by the WYAA.

##### **COMMUNITY HOUSING**

No projects submitted.

**Adjourn Public Hearing and resume Regular Meeting**

Motion by Ms. Collins to adjourn the public Hearing. Seconded by Mr. De Rego. The vote was unanimous with all in favor.

**4. Vote on Recommendations to Town Meeting.**

Ms. Slade read the project and amounts:

**Historic Preservation**

Point Terminus Historic Survey \$11,500

Handy House Wood Shingle Roof \$113,200

Head of Westport Stone Walls Restoration Phase IV \$36,000

Bell School Roof and Bell Tower Restoration 122,335

**Open Space/Recreation**

Santos Farm (Main and Cornell) Agriculture Preservation Restriction \$350,000

Petty Farm (Sodom Road) Agriculture Preservation Restriction \$150,000

WYAA Santos Farm Playing Fields Completion \$300,000

**Community Housing**

None.

Motion by Ms. Weber to approve as listed. Seconded by Ms. Jones. The vote was unanimous with all in favor.

**5. Source of Funding of proposed new projects.**

Ms. Slade stated that the funding is available for these projects.. She presented a table to the town Accountant who commented that it looked accurate enough but subject to review after Treasurer's information becomes available.

**CPA Funding Sources for May 2019 Town Meeting**

**HISTORIC PRESERVATION:**

Point Terminus Historic Survey	\$11,500
Source of funds: Historic Preservation Reserves	\$11,500
Handy House Wood Shingle Roof	\$113,200
Source of funds: FY20 Estimated Fund Revenues	\$113,200
Head of Westport Stone Walls Restoration Phase IV	\$36,000
Source of funds: FY20 Estimated Fund Revenues	\$36,000
Bell School Roof and Bell Tower Restoration	\$122,335
Source of funds: Historic Preservation Reserves	\$122,335

**OPEN SPACE/RECREATION:**

Santos Farm (Main and Cornell) Agriculture Preservation Restriction	\$350,000
Source of funds: Open Space Reserves	\$196,000
Source of funds: Budgeted Reserves	\$50,000
Source of funds: FY20 Estimated Fund Revenues	\$104,000
Petty Farm (Sodom Road) Agriculture Preservation Restriction	\$150,000
Source of funds: Open Space Reserves	\$30,000
Source of funds: Undesignated Reserves	\$40,523
Source of funds: FY20 Estimated Fund Revenues	\$79,477

WYAA Santos Farm Playing Fields Completion	\$300,000
Source of funds: Open Space Reserves \$30,000	
Source of funds: Budgeted Reserves \$170,000	
Source of funds: FY20 Estimated Fund Revenues \$100,000	
<b>COMMUNITY HOUSING RESERVES</b>	\$62,000
Source of funds: FY20 Estimated Fund Revenues \$62,000	
<b>Administration Expenses</b>	\$27,500
Source of funds: FY20 Estimated Fund Revenues \$27,500	

**6. Review of 2018 Annual Report.**

Motion by Ms. Jones to approve conditional on any comments by members after further review. Seconded by Ms. Weber. The vote was unanimous with all in favor. Ms. Slade requested that the members please respond with any comment by the end of the week so the report could be submitted on time to the Town.

**7. Project reviews.** None.

**8. Appointment for CPC meeting with FinCom to review Town Meeting Warrant.**

Ms. Slade will seek a date from Finance Committee.

**9. Any other business not reasonably anticipated.** None.

**10. Correspondence.**

None.

**11. Bills.**

Members unanimously approve the following bills:

Shorelines for the public hearing ad \$70.88

Kleinfelder \$6,000 for the first public outreach session under the Integrated Water Management project, FY12 Westport Estuaries Assessment/Restoration Project

**12. Next meeting:** February 21, 2019 at 6:00 p.m. at Town Hall.

**Adjournment**

Members unanimously adjourned at 6:55 p.m.

Respectfully submitted,  
Lucy Tabit, Recording Clerk

**Attachments to Agenda:**

- Project Submission Sheet for Point Terminus historic preservation.
- Project Submission Sheet for Historic Preservation of Head Stone Walls.
- Project Submission Sheet for the Santos property Agricultural Preservation Restriction.
- Project Submission Sheet for the Pettey property Agricultural Preservation Restriction.
- Project Submission Sheet for the playing fields completion Westport Youth Athletic Association.
- Project Submission Sheet for the Westport Historical Society Bell School historic preservation.
- Project Submission Sheet for the Westport Historical Society Handy House roof historic preservation.
- Table of Reserves and Expenses.
- 2018 Annual Report.