

WRENTHAM COMMUNITY PRESERVATION COMMITTEE

Meeting of Wednesday, July 22, 2020

7:00 pm

via GoToMeeting videoconference call

There was no in-person attendance at this meeting.

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2020 AUG 27 AM 9:51

Present: Mark Cuddy, Robin McDonald, Chuck Woodhams, Leo Immonen, Alan Richard, Alex Leonard, Jane D'Amico and Heather Ledbetter – Administrative Assistant. Scott Manchuso and Steve Langley were absent. At 7:02 pm Mr. Cuddy, Vice Chair, called the meeting to order.

- **Project Discussion**

- **Recreation – Rail Trail** – Mr. Chuck Adelsberger said that he and Jeff Plympton met with Kevin Sweet (Town Administrator) and Rachel Benson (Town Planner) about procurement for the rail trail project and hiring a firm/engineer for a feasibility study. The decision regarding use of an RFP was waiting on Kevin Sweet's decision. The project encompasses Open Space, Recreation and Historical components. Mr. Adelsberger said the name (King Phillip Greenway) of the project may change. Mr. Leonard asked if the Greenway group had been in touch with National Grid who owns significant amounts of the property needed for the project. Mr. Adelsberger said that he had been in touch with a National Grid attorney who put him in touch with the real estate arm of National Grid. Engagement with individual property owners would also be a significant component in moving the project forward.

Mr. Immonen asked pointed questions of the applicant designed to strengthen the project application. Ms. McDonald said that acquiring the land for the trail will save it from future development. Mr. Immonen and Mr. Adelsberger discussed the small businesses, mentioned in the proposal, that may be created due to the trail and able to utilize the trail for employee commuting. Mr. Immonen suggested that community donations to the project could assist with encouraging community commitment to the project. Mr. Immonen suggested that Mr. Adelsberger bring this project before both the Open Space Committee and Conservation Commission soon to get their official support.

Rice Complex Walking Trail – The Town Administrator was made aware of this project also and is in support. The budget for the project is still being refined. Mr. Immonen asked about a change in the width of the trail (from 4ft to 8ft) changing from the original plans in 2002. Mr. Adelsberger said that the trail is a 2.2-mile path and he recommends an 8 ft wide path but the width is still being negotiated.

- **Housing – Cabinet project** – Mr. Cuddy reviewed a document from the Department of Housing and Community Development (DHCD), dated May 30, 2013, Re: Utilization of CPA Funds for Preservation of Existing Public Housing Units. He noted that the 2013 memo specifically called out replacement of kitchen cabinets as not appropriate for CPA funding. Ashley Vincent, Director of the Wrentham Housing Authority, introduced Susan Jacobson an employee of both the Wrentham and Norfolk Housing Authorities. Ms. Jacobson said that the DHCD memo was released in 2013 and that both she and Ms. Vincent found recent projects on the CPC data base with kitchen and bath upgrades in several towns (Lexington, Wilbraham and North Andover). The Wrentham Housing Authority representatives asked for more time to investigate the recent projects and get clarity regarding the 2013 memo from DHCD and have them advise if it was still the most current advice on CPC funding options. Mr. Immonen noted that the memo was advisory in nature and not a requirement. Ms. Jacobson requested the project be put on next month's CPC agenda allowing time for research. Mr. Immonen moved to extend the Housing Authority project presentation for 1 month which was seconded and unanimously approved 7-0.
- **COA – Raised garden bed** – Mr. Cuddy said that the project application did not appear to qualify under Community Housing for funding through CPC. Mr. Woodhams felt that the project would be better suited for Open Space and/or Recreation. Mr. Richard said that it appeared that the application submitted was a rough draft and not the completed document. Mr. Leonard made a motion to postpone a decision on this project until the next meeting which was seconded and passed unanimously 7-0.
- **Finance**
 - **CP3 report** – due September 15th.
 - **CPC Yearly Dues - \$1750.00** - Ms. McDonald made a motion to pay the bill which passed unanimously 7-0.
- **Minutes of 6/24/20 Meeting** – Ms. D'Amico made a motion to accepted the minutes as amended which was seconded and passed unanimously 7-0.

Mr. Woodhams made a motion to adjourn at 7:58p which was seconded and unanimously approved. Respectfully submitted by Heather Ledbetter, Administrative Assistant.

Next Community Preservation Committee Meeting Date: August 26, 2020