

MINUTES
Capital Planning Committee
March 15, 2018 at Town Building

Present: Steve Jelinek, Chair, Dave Arsenault, Julianne North

7:30PM Mr. Jelinek called the meeting to order

Minutes will be reviewed at next meeting

Planning Department: Jesse Steadman, Town Planner; Valerie Oorthuys, Asst. Planner

The Planning Department is requesting \$50,000 for Complete Streets Tier 3: Prioritization Plan Implementation (Pre-Construction Phase). The money will be used to “advance” the Complete Streets Committee’s recommended projects through paid-for studies such as signal studies, road safety audits, conceptual designs, right of way surveys. These studies and designs will be used in the eventual grant requests to Mass DOT for up to \$400,000 annually. Mass DOT is looking for construction-ready projects, not paying for design, so this money will get our prioritization plan projects to that level. We invest up to \$50k in design, get up to \$400k in return for construction funds from MassDot grants. The prioritization plan will be submitted to Mass DOT on April 1. Expectation is that Mass DOT will certify our plan by May 1, the deadline for the Phase 3 Construction Application.

The \$50,000 was not developed with specific projects in mind, just a non-scientific estimate based on costs incurred with Howard Stein with Lower Village project. There is \$30k balance in design funds left over from a fy15 Gleasondale Street capital project for survey and engineering that may potentially be used for Complete Streets projects. The \$50k request, along with the \$50k requests for the next five years, is non-reimbursable. There are 150 other towns with Prioritization Plans in place. This is a very successful program for MassDOT. The \$50k request last year was for Tier 2, involving prioritization plan development. That amount was reimbursable and will go back to the fund.

FY2020 and beyond: \$100k Gleasondale Streetscape improvements. Want to leverage DOT having to replace bridge with other projects in the area. \$25k Stormwater Management, not big deal to current administration, so being pushed out. We have stormwater discharge into rivers that may need to be addressed. We joined a regional partnership for front-end work. \$10k over two years for Master Plan update, will get a committee organized for technical study.

Community Preservation Commission (CPC): Cortni Frecha, Chair of CPC, Krista Bracci, CPC Administrator

Brief discussion of iShopp request by SMAHT which was voted down by CPC, who may revise the Deed Restriction Program to accommodate iShopp. Town hall Roof and Design funds already discussed in previous meeting with Building Dept. Brief discussion of 10% allocations to Open Space, Historic and Affordable Housing and adjustments. Brief discussions of whether or not Track Rd funds will be rescinded.

\$20k request for Pine Bluff is for landscaping.

\$65k request for Library will cover items not included in last year's request including UV protected storm windows. Also covers generally higher costs on a lot of things plus an increased cushion of \$15k.

\$215,875 for Kunelius property covers the Open Space use of the 49 acres (approx 44 acres Open Space). The rest of the \$450k purchase price will be covered by SMAHT for affordable housing. There will be no article for SMAHT's share of acquisition, as they already have the money for the purchase. They may ask for money later for construction of low income housing.

\$175,000 for Town Hall restoration/renovation Design funds. Discussion about CPC's opinion on this article. Building will be more useful if repaired. CPC not sure if entire \$1.75 million in estimated restoration will come from CPA funds as repairs will not all be historic preservation. Non-historic repairs will need to come from Town Budget.

Conservation Commission, Kathy Sferra, Conservation Coordinator

\$215,875 for Kunelius property, was further discussed from a conservation perspective. This parcel is a priority for conservation, it has a trail that would connect Red Acre with Captain Sargent. The trail is wet and in need of repair, a boardwalk would go through a simple permit

process. The land is important for water supply. The price has been reduced from \$1.45million to the current \$450k. Concom and SCT met with abutters before the purchase was public, got agreement with all but two neighbors which have not been reached yet. SMAHT will most likely build 3 duplexes or 6 cottages. Won't have fully engineered plans for ATM, but will have concepts. Environmental assessment discovered nothing of importance.

Preliminary Schedule for upcoming Meetings.

March 29: Vote on articles

Reviewed Capital Requests List

Cemetery request is gone. School: Steve will ask NRSD what is payback on Phase II energy Mgmt requests of \$61k. Video mixer is off the table, as it will carryforward from last year. Total under \$400k.

There being no further business, at 9:55 p.m. Mr. Arsenault moved to adjourn, Mr. Jelinek seconded, and all voted in favor.

Julianne North, Clerk