

Town of Acton Community Preservation Committee  
Minutes, June 14, 2012  
Acton Memorial Library Meeting Room

Members present: Walter Foster (Chair), Janet Adachi, Peter Ashton, Tory Beyer, Roland Bourdon, Dore' Hunter, Andy Magee, Susan Mitchell-Hardt, Betsy Mercier, Corrina Roman-Kreuze, Ken Sghia-Hughes

Also Present: Steve Noone (Finance Committee), Roland Bartl (Planning Director), Kristen Guichard (Assistant Town Planner), Dean Charter (Municipal Properties Manager), Pam Harting-Barrat (Selectman), Amy Green (Conservation Commission)

The meeting was opened at 7:35 by Chairman Foster.

1. Minutes of May 10, 2012, were approved unanimously.
2. Asa Parlin House Project Update:  
Dean Charter, Town Property Manager, presented the update.

Dean provided 4 handouts to the Committee members:

1. The CPC award letter
2. The Asa Parlin House Community Workshop FACT SHEET
3. A signed scope of work from the selected architectural firm for Phase 1 of the project
4. A letter from John Quimby, an abutter to the house.

Dean explained the process thus far, that has led to the selection of a firm to do the initial phase of work (engineering study). Dean has worked with Bill Klauer and Bill Dickinson (both on the Historical Commission) to select the firm to do the first phase of work. Dean is very pleased with the firm selected (Menders, Torrey & Spencer, Inc.) and confident they can do the job intended. The cost of the study came in at about \$26,680 (\$6,680 over the amount allocated by the CPC). The Town will cover the additional cost, out of the Municipal Properties account. As a result of the initial engineering investigation, parts of the house appear to date to around 1800. There are some structural problems, but they appear to be manageable.

The common sentiment from those attending the workshop held last evening seems to be to remove all the recent construction of the building (everything later than 1860's), and retain the core of the building (maybe 1/3 of the present building). Most did not think we need the space for more parking.

The abutter's letter presented here seems to be in agreement with this approach. So far we are about 1/3 of the way to completion of this first phase of the project.

The engineering analysis should be completed by the end of August, and will include structural analysis and budgeting for the next phase.

Walter noted that the study will be useful for determining options for the building, and the opinion of the Board of Selectmen will be very important in this process.

Dore' is concerned with the issue of water infiltration in the house, which he has seen in years past.

Dean commented that the architectural firm selected will be able to complete the entire project, through Phase 2.

Pam Harting-Barrat further updated the Committee about the Workshop meeting last evening.

3. 2013 Draft Plan:

The Committee reviewed and edited the draft CPC Plan for 2013, section by section. Tory will update the Historic section with recent projects funded by CPC, and will submit any additional recommended changes to the Planning Department outside of this meeting.

4. Administrative Update:

The Board of Selectmen has reappointed the at-large members and associates of the CPC (Walter, Susan, Dore', and Peter). The Selectmen have not yet voted on the new BOS representative on CPC but probably will do so at next Monday's meeting. Andy reported that he will be rotating off the CPC, and Amy Green will be taking the Conservation Commission seat on the CPC.

The CPC annual potluck will be at Walter's house on Wednesday, June 27 at 6:00pm.

The Architectural Access Board has told Glenn Berger that he has 1 year to install the LULA lift to Exchange Hall and to be in compliance with AAB rules. They may also visit the site. The Board of Selectmen will have to determine whether the project meets the requirements for releasing the CPC funds allocated for it.

Roland has notified the Historical Commission that the project to nominate the Town cemeteries to the National Register of Historic Places has exceeded the 3 year, 1 month time limit for starting the project, and therefore has forfeited the funds.

The John Robbins House project has begun, as has the Acton Women's Club project.

The O'Grady Skate Park upgrade has begun. The construction equipment on-site was vandalized overnight.

The meeting was adjourned at 9:15 PM

Respectfully submitted,

Ken Sghia-Hughes