

Article 18

Community Preservation Committee

(Majority vote)

Mr. Foster moves that the Town

- (1) Transfer to and from the Community Preservation Fund and appropriate, re-appropriate, or set aside for current or later appropriation, \$1,295,696, all as set forth in the article, and
- (2) Authorize the Town Manager to expend or set aside amounts as set forth in the article and in compliance with conditions to be noted in the Community Preservation Committee's award letters.



2010 COMMUNITY PRESERVATION FUND BALANCES	Sub-Totals	Total Balance
CP Fund Surcharge Collected in FY 2010	\$746,873.08	
State CP Trust Fund Receipt, October 2010	\$202,879.00	
Interest Earned FY 2010	\$ 30,321.49	
Recapture funds from prior years' projects	\$101,055.48	
Unencumbered funds from FY 2010	\$495,159.98	
Total - 2010 CP Fund Balance		\$1,576,289.03
Total Open Space Set-Aside (separate acct)		\$ 945,000.00
Total Hist. Pres. Set-Aside (separate acct)		\$ 44,000.00
Recommendations:		
Total FY 2010 CP Fund Appropriations		\$1,295,696.00
Resulting Fund Balances:		
Resulting FY 2010 CP Fund Balance		\$ 324,593.03
Resulting Open Space Set-Aside		\$1,395,000.00
Resulting Historic Preservation Set-Aside		\$ 0.00

- CPA Program Continuity
- Projects Thoroughly Vetted
- Public Process
- CP Funds Leveraged Wherever Possible



A: Open Space Set-Aside

Applicant: Town of Acton



Simeone-Caouette Farm Land, South Acton

- \$450,000 set-aside for future open space purchase or protection
- Brings total set-aside to \$1,395,000



B: Community Housing Program Fund

Applicant: Acton Community Housing Corporation



Lalli Terrace – 442 Mass. Avenue

- \$150,000 appropriation to the Community Housing Fund, to be managed by the ACHC
- To be used for a variety of community housing initiatives such as acquisitions, condominium “buy-downs”, and down-payment assistance



C: Trail Through Time (Phase III)

Applicant: Town of Acton



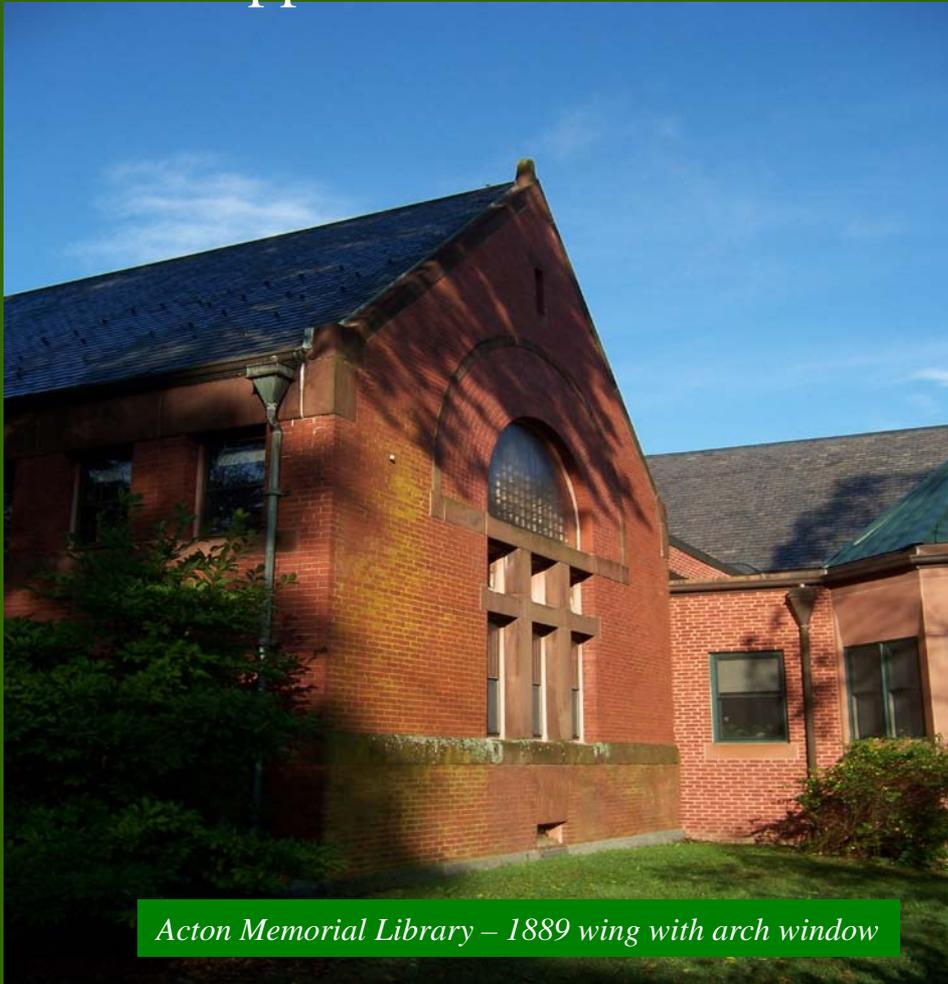
Raceway at Wheeler Farm and Robbins Mill – North Acton

- \$66,900 for preservation and restoration work at the historic Wheeler Farm site, including:
- Work at mill foundation, raceway, and sluices
- Replacing a decrepit cabin with a viewing platform
- Archeological survey
- Further historical research
- Continue creating historic park begun with Phase II



D: Memorial Library Arch Window Restoration

Applicant: Town of Acton



Acton Memorial Library – 1889 wing with arch window

- \$15,000 to restore the wooden arch window and replace its protective exterior cover



E: Town Hall Windows Restoration Phase II

Applicant: Town of Acton

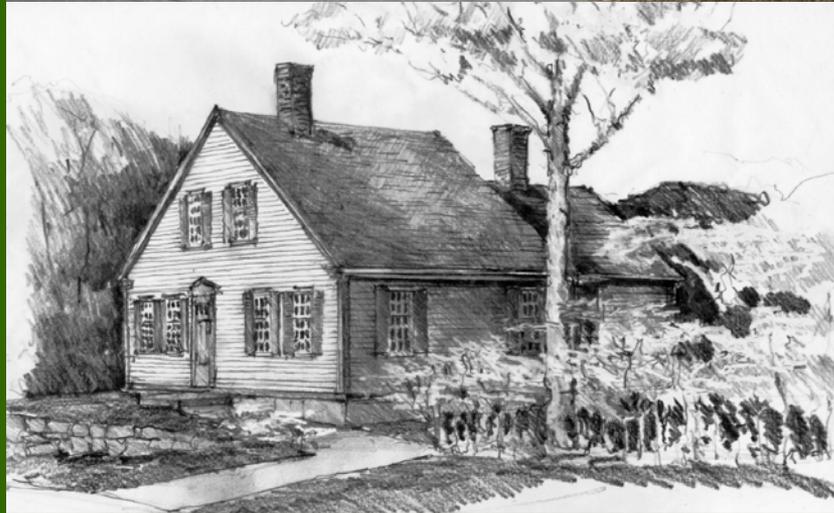
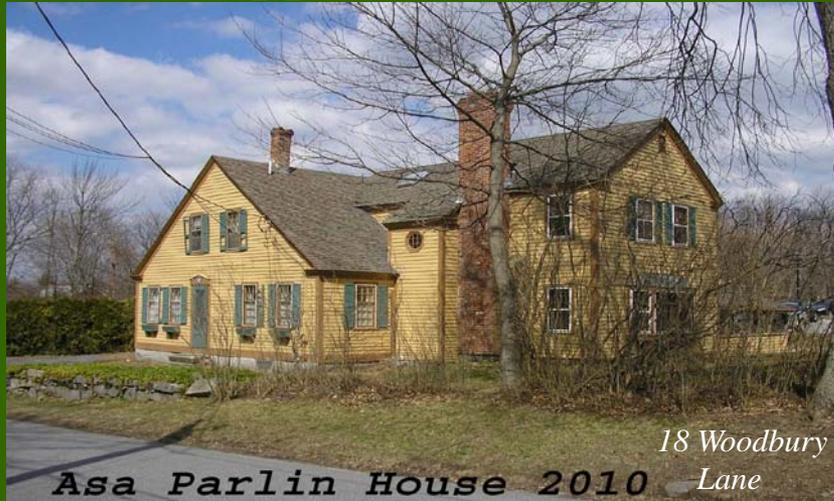


- \$75,000 for the 2nd phase of the Town Hall window project – second floor, mezzanine and belfry
- Restoration of original wooden windows
- Historically appropriate wooden storm window replacements



F: Asa Parlin House – Preservation & Restoration

Applicant: Town of Acton



circa 1840

- \$100,000 for
 1. Structural evaluation and preliminary architectural design (up to \$20,000)
 - CPC review –
 2. Demolition of non-historic additions & preservation of original building.



G: Acton Women's Club - Building Preservation & Restoration

Applicant: Acton Women's Club



Town Center - 504 Main Street

- \$99,714 for preservation work including:
- Entrance areas
- Lighting
- Landscaping
- Wiring
- Bulkhead replacement
- Restoring interior walls and wall covers



H: Theater III - Building Preservation & Restoration

Applicant: Acton Community Center



Theater III: 250 Central Street, West Acton



- \$229,500 for restoration work, including:



walls, steeple, foundation, doors, trim, roof trusses, historically appropriate window replacements

*Acton Community Preservation Committee
Annual Town Meeting 2011, Article 18*



I: Acton Historical Society

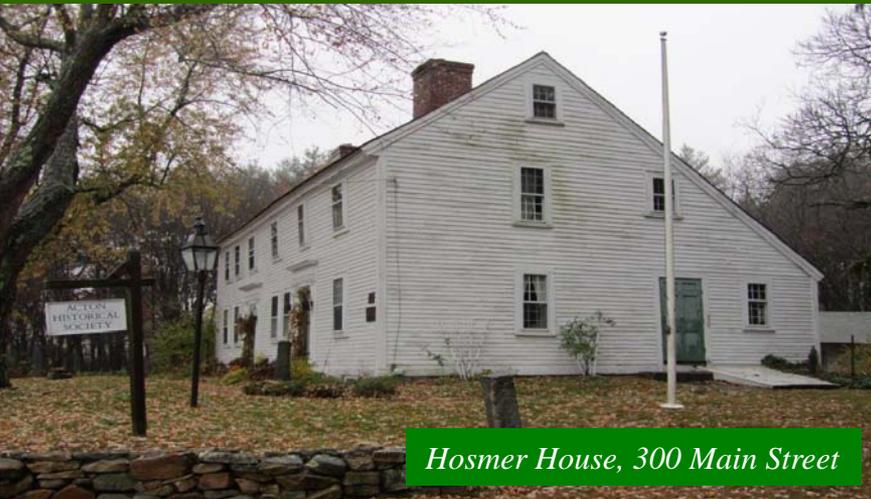
- Building Preservation & Restoration

Mowry Storage Shed

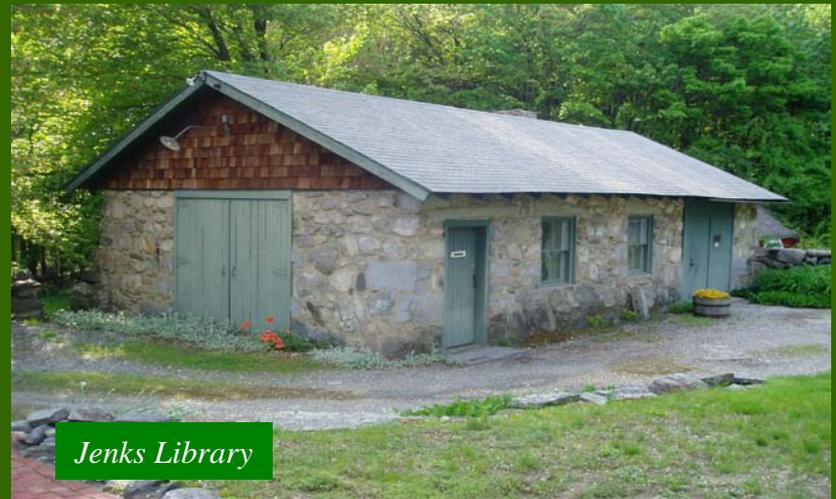


Applicant: Acton Historical Society

- \$62,095 for exterior preservation on all three buildings, including:
- Roofs, windows, doors, trim, siding.



Hosmer House, 300 Main Street



Jenks Library



Thank You!

Community Preservation Committee

cpc@acton-ma.gov

Walter Foster

Roland Bourdon

Corrina Roman Kreuze

Janet Adachi

Kenneth Sghia-Hughes

Susan Mitchell-Hardt

Victoria Beyer

Elisabeth Payne

Andrew Magee

Dore' Hunter

Peter Ashton



Article 18

Community Preservation Committee

(Majority vote)

Mr. Foster moves that the Town

- (1) Transfer to and from the Community Preservation Fund and appropriate, re-appropriate, or set aside for current or later appropriation, \$1,295,696, all as set forth in the article, and
- (2) Authorize the Town Manager to expend or set aside amounts as set forth in the article and in compliance with conditions to be noted in the Community Preservation Committee's award letters.





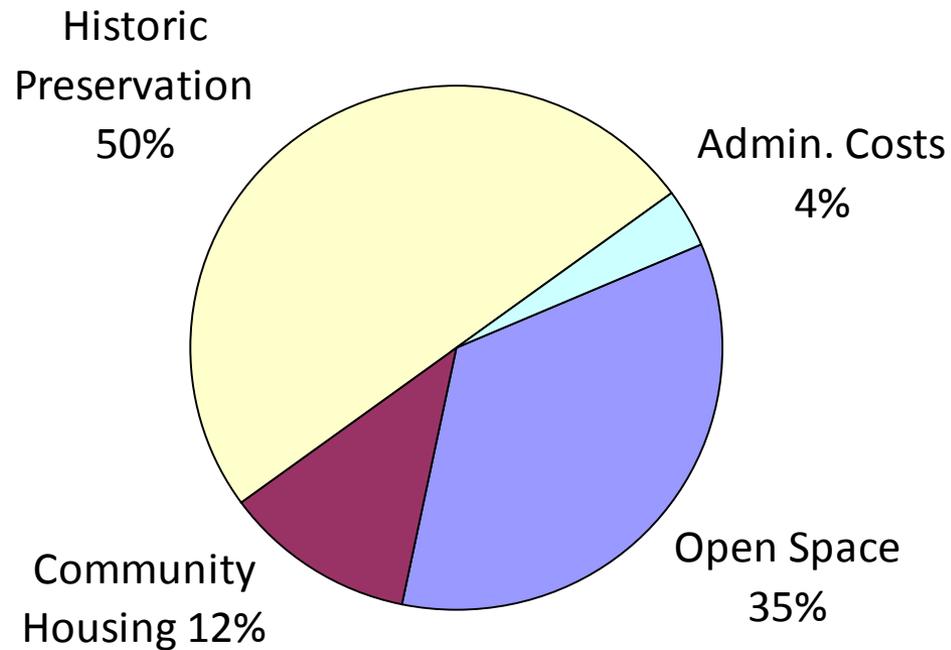
Acton's CPA Process

- CPA adopted by Acton in 2002
 - Community Preservation Fund
 - 1.5% surcharge on town real estate property tax bills
 - State matching funds (27% match last year)
 - CP Fund may only be used for:
 - Open space*
 - Historic preservation*
 - Community housing*
 - Recreational uses
- *requires minimum 10% allocation each year



CPA Funding by Category

2010



H: Theater III - Building Preservation & Restoration

Funding Sources

Existing Historic Set-Aside



2010 CP Fund



= \$229,000

Recaptured Historic Set-Aside (2007)



B: Community Housing Program Fund

Spending 2004-2010

- Condo Buy down expenses \$ 10,000
 - Legal, inspections, repairs, fees
- Condo Buy-down, selling price subsidy - **8 units** \$210,000
- Consultants \$ 15,000
 - Develop Comprehensive Permit Policy
 - Condo Buy-down Program
 - Acton 2020 Housing Inventory
- Down payment and Closing Costs help \$ 38,200
 - 9 First Time Homebuyers assisted
- First Time Home Buyer courses \$ 4,300
- Lottery agent \$ 6,000
 - Ready Buyer List
 - Condo Buy-down



B: Community Housing Program Fund

Spending 2004-2010 (continued)

- Purchase existing condos for Acton Housing Authority \$215,000
 - 3 Units purchased or subsidized for low income rentals
 - Lalli Terrace, Willow-Central and Somerset Hills
- Sewer betterments for affordable units \$ 57,000
 - Fort Pond Brook Place
 - Dunham Lane
 - Lalli Terrace
- Support AHA development \$ 20,000
 - McCarthy Village II enhanced landscaping
- Willow-Central land acquisition \$163,000
 - Paid Town for back taxes, clean up cost

TOTAL SPENDING OR COMMITTED 2004-2010 \$738,500

