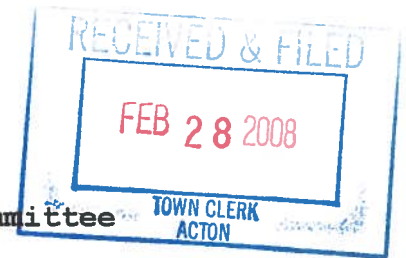


MEETING MINUTES

Town of Acton of Acton Community Preservation Committee



**January 24, 2008
Acton Memorial Library**

Attending: Andy Magee, Walter Foster, Ed Starzec, Ken Sghia-Hughes, Corrina Roman-Kreuze, Nancy Tavernier, Susan Mitchell-Hardt, Jon Benson, Ron Schlegel, Tory Beyer, Kristin Alexander (Planning Department), Anne Forbes (HDC Observer) and Steve Noone (FinCom Observer).

Ken Sghia-Hughes called the meeting to order at 7:32PM.

The Committee approved the minutes of the meeting of January 10, 2008.

The Committee discussed a list of "Potential Conditions" prepared by Walter Foster and Ed Starzec and "Exchange Hall Thoughts" offered by Nancy Tavernier as conditions to CPC funding of the Exchange Hall project application.

Ron Schlegel recused himself from the deliberations as he is an abutting homeowner to a parcel of land Glenn Berger seeks as a parking lot for his project.

Glenn Berger then made a further appearance before the Committee and took questions from members. In response to a series of questions, Mr. Berger stated that his bank's financing of the project was contingent on a signed lease by the anchor tenant who would be responsible and pay for the interior renovations. Mr. Berger indicated that he would not begin work on the exterior renovations until the signed tenant lease was in his hands. Lastly, he stated that his request for \$231,948 in CPA funding would be by way of reimbursement once the entire project (exterior and interior) was complete and an occupancy permit was issued by the Town.

The Committee had a brief discussion following Mr. Berger's appearance. The discussion focused on the benefits to the Town upon the completion of the Exchange Hall restoration. The benefits include: the exterior renovation, the interior

renovation, the visual effect, use of the building by the Town and as an economic stimulus to the Town.

Mr. Berger will appear before the Committee again on February 14 at 7:30PM.

The Committee took its first cut at the 2007-2008 funding requests. Walter Foster recused himself from the Conant Nature Trails deliberations as his wife has recently taken a position at the Conant School. Preliminary approvals were reached on the applications for the Pre-development Funds for Sachem Way, the ACHC Administrative Fund, the Community Housing Fund Program, the Conant Nature Trails, the Theatre III Window Restoration, the Trail Through Time, the Elm Street Playground, the Acton Citizens' Library Exterior Restoration and the CPC Administrative Fund. Andy Magee proposed an increase of \$100,000 to \$600,000 for the Open Space Set-Aside and after a short discussion a final decision was put over until the meeting on February 14. The Committee awaits a clarification from the West Acton Citizens' Library as to their amended request number. It appeared the \$119,500 figure included moneys from the Library's own funds and in-kind contributions. A decision on the Exchange Hall application will be made at the February 14 meeting.

Nancy Tavernier made a presentation on CPA signage and offered signs of various dimensions. The Committee decided on a set of signs at a cost of \$300. The Committee was disappointed to learn that the Town Manager indicated that there was no money left in the Administrative Fund to pay for the signage. Various responses were discussed and a decision was deferred until the February 14 meeting.

To the Committee's surprise and disappointment, Ed Starzec announced that his family will be moving to Belmont and he will be stepping down from the Committee after Town Meeting.

The next meeting of the Committee will be held on Thursday, February 14 at 7:30PM.

The meeting was adjourned at 9:30PM.

Jon Benson