

# Town of Bridgewater, Massachusetts

## Community Preservation Committee



### Community Preservation Committee

Gina Guasconi, Chair  
Recreation Commission

Carlton Hunt, Vice-Chair  
Citizen at Large

Kevin Mandeville  
Open Space Committee

Joan Neumeister  
Housing Authority

Jean Guarino  
Planning Board

Harry Bailey, Jr.  
Conservation Commission

Stephen Rogan  
Historical Commission

William Smith  
Historic District Commission

Affordable Housing Trust

### Meeting Minutes August 25, 2021

**Special Note:** A recording of this meeting can be viewed on the Town of Bridgewater's YouTube page using the following link:

<https://www.youtube.com/watch?v=4tQiBeRsvMY>

**The meeting was called to order by the Chair at 6:32**

**Members Present:** Gina Guasconi, Carlton Hunt, Kevin Mandeville, Jean Guarino, Harry Bailey

**Members Absent:** Joan Neumeister, William Smith, Stephen Rogan

**Guests Present:** Gordon Brailsford, Theresa Reynolds, Barbara Morey, Kevin Griffin, Eileen Hiney

#### **Chair's Announcements:**

Carlton Hunt and Gina Guasconi met with the Town Manager and discussed the CSCC deed restriction, discussion of grant letters, and administrative costs moving forward with the secretary. Discussion included oversight of CPA-funded projects, Housing Trust and McElwain School payout, Town liaison to CPC, documents being updated/created, and portal for documents.

#### **Citizen's Open Forum - None**

#### **Approval of Meeting Minutes – 6/23/2021**

*Harry Bailey motioned to approve the meeting minutes from 6/23/2021 which was duly seconded. The motion was approved unanimously.*

#### **Review of Financial Reports – June 30<sup>th</sup>, 2021**

The committee reviewed the financial report provided by the Finance Department for the expense budget through June 30, 2021. Account 589000 O-FY19-027 McElwain Redevelopment was questioned as to why there is an available balance of \$135k. The Chair will ask for clarification from the Finance Director and report back at the September meeting.

# Town of Bridgewater, Massachusetts

## Community Preservation Committee

### **Old Business**

### **Project Updates**

#### **CSCC Deed Restriction and Grant**

Brian Pfeiffer has terminated his contract with the church and returned his retainer. Public Archaeology Lab Virginia Adams will take over the deed restriction. The CPC will also schedule a discussion with the Town Attorney to discuss the deed restriction's conditions. The grant agreement has been reviewed by the Town Attorney and Town Manager. Carlton Hunt has also made edits to the draft. The draft will be sent over to Barbara Morey and Gordon Brailsford per their requests.

#### **Pickle Ball Courts**

The pickle ball courts have been paved and the nets have been delivered. The painting of the court will need to be redone due to a mistake and should conclude within the next week. The fencing will be constructed once the repainting is completed.

#### **McElwain School**

The project work continues, and the property has been completely fenced in while construction is ongoing.

#### **Project application**

Committee members were encouraged to send any comments or questions regarding the project application to the secretary which will be addressed and discussed at the next meeting.

#### **Hanson's Farm**

Eileen Hiney discussed the progress of the Hanson's Farm purchase with the committee. Eileen has worked closely with the Town Manager on the next steps and will look to get an appraisal for the parcel. A tour of the property is being considered and would include members from the CPC.

#### **Zoom Meetings**

The committee will continue to meet strictly using Zoom for the foreseeable future.

#### **Other Business**

Gina Guasconi shared with the committee a recent discussion she had with a member from the Son's of the American Revolution and their work with cemeteries. Carlton Hunt would like to look into having their organization work on the Jennings Hill Cemetery if possible.

# Town of Bridgewater, Massachusetts

## Community Preservation Committee

### **New Business**

#### **Reorganization**

*Carlton Hunt motioned to nominate Gina Guasconi as chair of the Community Preservation Committee which was duly seconded. The motion was approved unanimously.*

*Harry Bailey motioned to nominate Carlton Hunt as vice-chair, which was duly seconded. The motion was approved unanimously.*

#### **Public Comment**

Janet Hanson shared information regarding cemetery projects.

#### **The next meeting will be held on September 22<sup>nd</sup>, 2021**

*Carlton hunt motioned to adjourn at 8:20 which was duly seconded. The motion was approved unanimously.*

#### **Adjourn – 8:20pm**