



## TOWN OF NORWELL

Remote Meeting

345 Main Street

Norwell, Massachusetts 02061

(781) 659-8000

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### Community Preservation Committee Meeting Minutes December 3, 2020

The Community Preservation Committee was called to order by Chair, Julie Gillis at 7:04 pm. Also present were, Vice Chair, Bob McMackin, and Board Members, Bob Norris, Brendan Sullivan, Genevieve Davis, Deborah Stuart, Chris Greeley and Rachel Wallom. Unable to attend were Aleta Scully. Guests included George Grey, Recreation Superintendent and Sean McInnis, Athletic Director and Assistant Principal Norwell Middle School. The meeting was held remotely, as allowed under the Executive Order dated March 12, 2020 suspending certain provisions of the Open Meeting Law, Gen. L. c. 30A §20 et seq. and 940 CMR 29.01 et seq.

#### Administrative Matters

Legal Notice of Public Hearing read aloud.

*Motion made to accept the Agenda of December 3, 2020. Seconded and passed 7-0-0 by roll call vote.*

*Motion made to accept the Minutes of November 24, 2020 meeting. Seconded and passed 7-0-0 by roll call vote.*

#### Carleton Property Presentation

The following was read while a drone video of the site was played.

In 2018, for the sum of 3.9 million dollars the town purchased what has been referred to as the Carleton Property, a 124 acre piece of land located on Main St and Lincoln Street and includes the 10 acre iconic Whiting Fields along Main Street. This is largest purchase or project application submitted to CPC, next closest would be the two turf fields at the High school also known as the Community Clipper complex, that Project was constructed for 2.9 Million.

At that time, the Selectmen created a Carleton Committee, tasked with evaluating and recommending various uses for the property to bring back to a future Town Meeting. Since the property was purchased with Community Preservation Act Funds, potential uses are limited to the scope of the CPA: open space, recreation, historic preservation, and affordable housing.

The committee spent the most time discussing the topic of housing and passive recreation as no other uses were requested from other Boards or Committees.

The final recommendations from the Carleton Committee were as follows:

Article 10: To see if the Town will designate 115.9 acres to the Conservation Commission for open space and passive recreation purposes

Article 11: To see if the Town will designate 8.3 acres to the Community Housing Trust for a future Community Housing Project.

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Also, related to the Carleton Property two other articles were proposed through CPC

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Article 24: The Sum of \$90,000 for the purpose of restoring the Cow path and Nathaniel Homestead marker site, this would involve tree/brush clearing along the stone walls

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Article 25: The Sum of \$75,000 for recreation purposes for the feasibility study for parking/access areas and establishing trails and connections to the Carlton property.

At the 2020 town meeting held at the middle school fields the town approved Article 10, 24 and 25 and denied Article 11.

As a result of the feedback at town meeting, The Community Housing Trust members are currently working on a more defined proposal for the 8.3 acres and plan to present these findings at a future town meeting.

### **Community Preservation Committee Presentation**

Bob McMackin presented a wonderful video including past and present projects that the CPA funded through their application process. Applications open at the beginning of September and runs through the middle of October annually.

The following are the allowable uses of CPA funding.

Open Space: Acquire, Create, Preserve, Rehabilitate and/or Restore

Historical Resources: Acquire, Preserve, Rehabilitate and/or Restore

Recreation/Park Land: Acquire, Create, Preserve, Rehabilitate and/or Restore

Community Housing: Acquire, Create, Preserve, Support, Rehabilitate and/or Restore.

### **Funding Applications**

Tennis Court Backboards:

George Grey, Recreation Superintendent and Sean McInnis, Athletic Director joined the committee to discuss their Application for Tennis Court Backboards for the front two High School Tennis Courts (South side). The two courts already have lighting so they can be used at nighttime. The design, purchase and install quote and application request is for \$8000.00. George asked that the application be placed on the Special Town Meeting Warrant. The idea would be to get started as soon as possible to allow for early Spring use to the High School teams, PE Classes, Norwell community tennis players and Norwell recreation programming.

### **Future Meeting Date**

December 17, 2020 7pm. via Zoom.

### **Adjournment**

*There being no further business, a motion was made to adjourn at 7:33 pm. Seconded and passed 8-0-0 by roll call vote.*