**Community Preservation Committee**

**Meeting Minutes**

**Meeting Date:** November 30, 2023, at 7 pm

**Location:** Osborn Room, 345 Main Street

**Members Present:** Bob McMackin, Chair

Nancy Dooley, Housing Authority Liaison

Susan Powell

Jeff Hassett

Bob Norris

Rachel Wollam, Historic Commission Liaison

Patrick Kelly, Vice Chair, Recreation Committee Liaison

Brendan Sullivan, Planning Board Liaison

**Members Absent**: Marynel Wahl

**Others Present:** Kristin Ford, Administrative Assistant

Wendy Bawabe, Chair, Norwell Historical Society

Donald Spradlin, Chair First Parish Cemetery Committee

Gregg McBride, Chair Community Housing Trust

Jamie King, Community Housing Trust Member

1. **Meeting called to order at 7:00 pm**

*Motion: to accept the agenda as amended (McMackin) seconded (Dooley)and passed by roll call vote. 8/0/0.*

1. **Approval of Minutes at 7:05pm**

*Motion: to approve the minutes of November 16, 2023, as amended (Dooley) and seconded by (Wollam) and passed by roll call vote 8-0-0.*

1. **Approval of Bills at 7:10pm**

Payroll 15-194-0101-5110 $1,170.50

*Motion: to approve the invoice as presented (Dooley) and seconded by (Wollam) and passed by roll call vote 8-0-0.*

1. **CPC Liaison Project Updates 7:15pm**

Member Wollam shared the following Historic Commission update: The RFP package for the Farmhouse (windows), and the outbuildings: East Barn, West Barn, Chicken Coop, 1952 Barn (attached to the Carriage Shed) went to bid last week. This Article was approved at Town Meeting last May for $414,512.00

1. **Application Presentations:**

**Community Housing Trust – Presenter Gregg McBride**

Gregg McBride, Chair, Community Housing Trust (CHT) shared an overview of the CHT and reviewed all its functions. purchasing, repairing, re-sales, attorney fees, consulting fees, monitoring the units annually, participating in 40B recommendations and decisions.

Ask $100,000.00

**Historical Society Archives Project – Wendy Bawabe**

Wendy Bawabe, Chair, Historical Society, shared an overview of the Historical Society (HS) ask to add glass panels on top of the existing half walls and a lockable glass door in place of the wooden swinging doors that are in place currently. The HS occupies about 50% of the 3rd floor of the Sparrell building.

Ask $10,202.00

**First Parish Cemetery Stone Rehab Phase 111 – Don Spradlin**

Don Spradlin, Chair, First Parish Cemetery Association, shared the goal of this project is to continue to restore deteriorating headstones at the First Parish Cemetery so that the public can read inscriptions and better enjoy the scenic beauty and history of this graveyard.

Ask $16,330.00

1. **CPC Plan Questionnaire Update**

The Survey was emailed to recipients on November 14, 2023, and will remain open for two weeks.

1. **Annual Public Hearing Meeting Date and next CPC Meeting Date**

Wednesday, December 6, 2023, Site Visits

Thursday, December 7, 2023, Planning Room 112

Thursday, December 14, 2023, Osborn Room 7pm.

1. **Coalition Update**

The Coalition recently sent an email with details about Rounds 1,2 &3 funds distributions to Communities. It appears Communities will be receiving much less than recent years. Member Dooley and Administrative Assistant Ford shared they have already been in contact with the Town’s Accountant and agree we will be receiving less this year. Both Dooley and Ford will continue to monitor and discuss funds and will share another update mid-January 2024.

1. **Adjournment**

*Motion to adjourn at 8:30pm (Norris), seconded (Dooley) approved by roll call vote 8/0/0.*