

**TOWN OF BELMONT
COMMUNITY PRESERVATION COMMITTEE (CPC)**

Minutes: Thursday, November 21, 2019, Town Hall Conference Room #1, 5:00PM
Present: Margaret Velie, Elizabeth Dionne, Gloria Leipzig, Stephen Pinkerton, Floyd Carman, Lisa Harrington, David Kane, Roy Epstein
Other: Peter Struzziero, Glen Castro
Absent: Andy Rojas

Margaret Velie called the meeting to order at 5:00 PM.

Approved Minutes

- Motion to approve Public meeting minutes, as amended for Wednesday, September 11, 2019, passed unanimously with 1 abstention.
 - Stephen Pinkerton moved to approve Public meeting minutes as amended.

Preliminary Applications

Town Field Playground & Court Restoration

Elizabeth Dionne wanted to know the final amount of the project. As \$60,000 was approved by last May's Town Meeting for the Final Construction and Bid Documents Margaret Velie suggested updating the total project cost to reflect that. Elizabeth Dionne stated the amount requested was conditioned on how the fundraising was going and that the amount could change in the final application. Stephen Pinkerton stated there is no longer a fundraising expectation for projects on town owned land.

Removal of Knotweed

Margaret Velie confirmed with Stuart Saginor that this project is not eligible for CPA grant funding because the library property is not conservation land. Margaret Velie is waiting to hear back from Stuart Saginor if placing a conservation restriction on the portion of the property along Wellington Brook (where the knotweed is) would make it eligible. Floyd Carman asked what kind of unintended consequences this will create for the library project by adding a conservation restriction. The library will need to work with the town. Roy Epstein stated if this project is made eligible that there will be unknown consequences as this project is way out in front of the library project. This would be a poor use of funds as the whole area of the library will be re-landscape for the library design and that the proposed scope of work should be included in the library project. Stephen Pinkerton stated the knotweed will likely come back. Gloria Leipzig stated CPC agreed this project does not meet the criteria because it is not conservation land. Stephen Pinkerton stated that therefore is not technically eligible.

Motion postpone indefinitely the Removal of Knotweed

Stephen Pinkerton made the motion to postpone indefinitely the Removal of Knotweed, passed unanimously.

Repair of Historic Tower Clock at First Church in Belmont

Roy Epstein wanted to add to the meeting minutes that the clock is not town property. Stephen Pinkerton stated that the town bought the clock. Floyd Carman stated feeling much better that Gorge Hall, Town Counsel, opinion that the clock is church property. Stephen Pinkerton suggested adding to the minutes that if the town does not own the clock the sponsor will have to pay the fundraising copayment. Margaret Velie questioned the new 10% co-pay, as this is the same project as last year. Gloria Leipzig stated that if the sponsors do not want to pay the co-pay then they don't want to do it.

Homer House Window Restoration Project

Elizabeth Dionne continues to track down the historic preservation agreement. Floyd Carman stated he will call George Hall to get a copy of the deed restriction that was filed. Elizabeth Dionne was in contact with Jon Marshall, Assistant Town Administrator, to look into a space at the Homer House for recreation program uses but wondered that if used by the town the building would have to be ADA compliant. Lisa Harrington stated that the Homer House project will have to go through the Historic District Commission.

Chimney Repair

Margaret Velie asked about administrative funds study. Floyd Carman stated that the study was done and CPC will get report. CPC agreed this is a safety issue.

Belmont Municipal Light Building Assessment and Feasibility Study

Lisa Harrington stated that it has to be declared eligible by the Historic District Commission. Lisa Harrington stated that the Historic District Commission has a special meeting before final applications are due to vote on making the building historical as it is locally significant. Floyd Carman whether this precludes the town from turning this building into a parking garage. Lisa Harrington stated no as it is not in a district. Roy Epstein stated that CPC will spend all this money to do a study and in five years (5) the situation will be different.

Affordable Housing Agreement

Gloria Leipzig stated that two years ago CPA grant funding was approved for a Set Aside to the Belmont Housing Trust for affordable housing in Belmont. The agreement has been worked on by George Hall, Patrice Garvin, and Housing Trust members. The CPC voted to approve the

agreement a year ago, and not that it is finalized CPC members will need to sign. She noted that the timeline to spend the money doesn't apply until the agreement is signed, and stated no money has been spent to date. Floyd Carman stated now that CPC members have signed off on the agreement the countdown starts to spend the money within the 30 month period.

Other Business

- Next meeting: Wednesday, December 11, 2019 at 5:00pm.

The meeting was adjourned at 6:00 pm.

Respectfully submitted,

Glen Castro