

COMMUNITY PRESERVATION COMMITTEE

Public Meeting Minutes

August 18, 2020

5:00 P.M.

Virtual Meeting

Pursuant to notice duly filed with the Town Clerk's Office, Concord's Community Preservation Committee held a virtual public meeting on Tuesday, August 18, 2020 at 5:00 p.m. using the Zoom meeting platform. Meeting ID: 814-7725-9617 Meeting Password: 353898 Committee members John Cratsley, Tom Kearns, Peter Ward, Diane Proctor, Nancy Nelson, Judy Zaunbrecher and Burton Flint were present.

The Chair called the meeting to order at 5:04 p.m. by a roll call vote.

Everyone at the meeting introduced themselves and stated which board or committee they were the designee. Mr. Cratsley explained how to public can use the raise hand function if they have a question or comment during the meeting.

Introduction to the CPC and Overview of Application Process

Mr. Cratsley gave a brief presentation summarizing the Community Preservation Act in Concord. Mr. Cratsley explained that there is a 1.5% out of a possible 3% surcharge on real estate property tax bills for CPA and that the first \$100,000 of taxable value is exempt. He explained that persons with income less than 80% of area median income are exempt, as well as seniors with income less than 100% of area median income. Mr. Cratsley stated that the locally raised funds are matched on a percentage basis by funds in the State Community Preservation Fund. Mr. Cratsley then reviewed the four project categories: Community Housing, Historic Preservation, Open Space and Recreation. He then reviewed the application process and important dates and deadlines.

Questions from Prospective Applicants

Kathleen Fahey, from the Friends of Minute Man National Park, stated that she is looking forward to Town Meeting next month. Ms. Fahey explained that the Friends will be looking to apply for a CPA grant for phase two of their project, which includes the restoration of the rod and cast iron in the Buttrick House Gardens. Ms. Fahey explained that the Park does not believe it will be able to oversee this project this year, so they will likely be applying next year for this project.

Town Meeting 2020 Updates

Mr. Cratsley explained that article 44 has been placed on the consent calendar and briefly explained how that is different than normal for CPC. The Committee discussed the town meeting process this year and how to plan for the event that items are voted to be removed from the consent calendar.

Project Status Reports

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Ms. Gill explained that all of the project status reports that have been received have been uploaded to the website for review. Ms. Gill stated that she will send another reminder email to those applicants that did not submit reports. The Committee asked that this agenda item is placed on the September 15th agenda to be reviewed and discussed at that meeting. The Committee briefly discussed the update on the Junction Village project and the approval of tax credits.

Other Business

The Committee reviewed the draft minutes from the June 17th meeting. Ms. Nelson made one edit. Ms. Proctor moved to approve the minutes of June 17th as amended and discussed. Mr. Flint seconded the motion and all others voted in favor. The motion passed (7-0) by a roll call vote.

With no further discussion, Ms. Nelson moved to adjourn the meeting at 5:41 p.m. Mr. Kearns seconded the motion. Mr. Cratsley called a roll call vote, where everyone was in favor.

Respectfully submitted,

Heather Gill
Senior Planner

Minutes Approved on: 10-13-2020

Secretary