

Community Preservation Committee

September 19, 2018

Meeting

Members Present: Cyndi Andrade, Paul Terrio, Will Rigdon,
Bob Paschke, Betty Lehan, Betsey Whitney

Members Absent: Dave Turi, Gregg Damiano, Peter Diamond

Guests: Willa Bandler and Jeremiah

Donna Jones

Meeting called to order at 7:35 pm by Chair Cyndi Andarde

Agenda Attached

Municipal Housing Trust Fund

Susan Jacobson was unable to attend meeting, will attend in October.

The Municipal Housing Trust is proposing to use part or all of the remaining balance in the Affordable Housing Account.

Cyndi drafted an article for Town Fall Town Meeting.

It has been suggested to Susan to present a recap to the Community Preservation Committee Members previous funding uses and how they intend to use the remaining balance in the account.

Pondville Rail Trail

Appraiser has been located – Mark Truran

The property is unbuildable according to the assessors' cards.

Cyndi Andrade has contacted Bob Bullock Zoning Enforcement Officer Town of Norfolk.

Town Data Sheet shows two different land use codes on the two parcels.

There are still numerous unknowns:

Is the property residential or commercial

Is there a current easement - rail beds can have easements

Is the property buildable?

Warelands-103 Boardman Street

Willa Bandler – New Property Owner

Warelands History On file with CPC

Plans are to renovate property and structures to be used as an agricultural education facility.

Purchased in June 2018

Current owner has located a builder/contractor to help with renovations.

Sam Ziegler expertise has helped owners patch walls to keep wildlife out and protect from damage due to New England winter weather conditions.

Utilities are still shut off

Willa Bandler's plans are to renovate the smaller structure on the property this winter for a care taker.

She will be applying for a special permit to allow two residences on one property and is interested in separating the two structures each with their own utilities (currently sharing utilities)

There are no zoning records prior to 1970 on the property

Campbell Town Forest-abutting property

Original Site Walk was cancelled due to weather conditions

Chair Cyndi Andrade is interested in knowing if committee members would like to reschedule site walk.

Committee Member Concerns:

No asking price has been disclosed

CPC Members would rather not pay for an appraisal if owners aren't motivated sellers. Want assurances that all owners are interested in selling before pursuing an appraisal.

Unsure if the lot is buildable

Previous offers have offended owners. Committee Members don't want to be placed in a position to offend owners.

75 Cleveland Street

Currently there is no update available

Warrant Articles

Fall Town Meeting Warrant Article has been drafted. More information will be available at the October Community Preservation Committee Meeting.

Minutes

Bob Paschke makes a motion to accept the minutes as amended.

Motion seconded by Paul Terrio. All in favor Vote 6-0-0

Adjourn

Betty Lehan makes a motion to adjourn. Motion seconded by Will Rigdon. All in favor Vote 6-0-0

Meeting adjourned @ 9:25 pm

X Elizabeth X. Whitney
Betsey Whitney, Clerk