

Bedford Community Preservation Committee
Minutes of Thursday, January 24, 2019 – 7:30 p.m.
Town Hall, Second Floor Conference Room

CPC Members Present: Shawn Hanegan (Planning Board), Chair; Christina Wilgren (Bedford Housing Partnership), Vice-Chair; Margot Fleischman (Selectman, Park Commissioner); George Little (at-large member) and Robin Steele (Recreation Commission)

Absent: Steven Hagan (Conservation Commission) and Don Corey (Historic Preservation Commission); and Lauren Crews (Bedford Housing Authority)

Also Present: Fawn Lake Committee member Liz Cowles; Laura Bollock; Press Representative Elizabeth Hacala

1. The meeting was called to order at 7:37 p.m.
2. 7:30 PM Public Hearing
 - a. Spring 2019 Program and Plan

Ms. Fleischman moved to open the public hearing. Ms. Steele seconded the motion. The motion passed 5-0-0.

The committee reviewed the draft Spring 2019 and proposed some edits. Ms. Doyle will update the plan and send it out to the committee by email.

3. Community Preservation Committee Six Year Plan and Estimated Budget

Ms. Steele said that the Springs Brook Park Water Clarity Filtration system project can be removed from the six year plan as the tests were inconclusive about the success of the pilot program that CPC funded last year. Attendance was down at Springs Brook Park since the park is limited to Bedford residents and only non-Bedford residents who buy a membership. With low attendance, the sediment is not being disturbed as much which is leading to better water clarity.

Ms. Doyle explained that the committee will need to decide how they want to bond the Fawn Lake Dredging and Dam replacement project. They can choose to bond the entire project at \$1.8 million or they can use some of the \$476,101 undesignated bund balance for FY2020. Ms. Fleischman suggested bonding the entire thing as this project is meant to provide a solution that will last fifty or more years. Ms. Steele added that two bond payments will be done after FY2021 but the committee will have all the bond payments in FY2021. There may be very little funds to appropriate for projects that year and suggested keeping the \$476,101 so that the committee has something to work with.

4. Review of Submitted Requests for FY2019
 - a. **Bedford Housing Authority Life Management Program (\$17,459)** Additional Funding is needed to continue the Bedford Housing Authority Life Management Program in FY2019 since the originally budget was proposed based on a calendar year budget process versus the fiscal year budget that the Town uses. The program is a collaborative initiative between the Bedford Housing Authority and a social services provider to assist families and individuals who are currently living in Bedford Housing Authority units with obtaining

access to various life management skills, job training and educational programs, and job referrals. Eligible participants are assigned a case manager who works with them on an assessment to plan goals specific to their individual/family needs and see them through completion of a program. The program includes measurable milestones, seeks to improve their quality of life, and potentially help them achieve a greater sense of independence.

5. Review of Submitted Requests for FY2020

- a. **Affordable Housing Consultant (\$35,000)** This is the yearly request for funds to pay for the contract with the Regional Housing Services Office.
- b. **Bedford Housing Authority Life Management Program (\$34,919)** Funding would continue the Bedford Housing Authority Life Management Program which is a collaborative initiative between the Bedford Housing Authority and a social services provider to assist families and individuals who are currently living in Bedford Housing Authority units with obtaining access to various life management skills, job training and educational programs, and job referrals.
- c. **Old Town Hall Renovation and Rehabilitation (\$452,000)** Mr. Corey submitted a project submission sheet for the Old Town Hall Renovations and Rehabilitation project totaling \$452,000 and suggested that it could be funded out of the Historic Properties Preservation Fund. This project is proposed with three different components. The first would be to renovate the Great Room on the third floor of Old Town Hall. The second component would be to provide a fully ADA accessible entry for the main entrance at Old Town Hall on South Road. The final component proposes renovating the first floor at Town Hall as the initial phase of establishing a Town Historical Museum.

6. Review of Capital Requests

- a. **Lantern Lane Pedestrian Bridge (\$165,280)** The Lantern Lane Bridge Project was already vetted as it was originally grouped with the Washington Street Bridge Project. The projects were designed and permitted together.
- b. **Fawn Lake Dredging (\$1,800,000)** The Fawn Lake Committee was charged with providing a recommendation on the best course of action to take in regards to Fawn Lake. The committee along with the consultants analyzed all the options and recommended that 60 percent of Fawn Lake be hydraulically dredged and that the dam on Springs Road be replaced.
- c. **Page Baseball Field Rehabilitation (\$138,364)** The purpose of this project is to perform repairs and improvements to the Page Field south baseball field, including the field, backstop, dugout, and safety fence.

7. Review any additional submissions

There were no new submissions.

There were no comments from the public.

Ms. Fleischman moved to close the public hearing. Mr. Little seconded the motion.

The motion passed 5-0-0.

Mr. Little moved to recommend to Town Meeting approval of \$17,459 for the Bedford Housing Authority Life Management Program from FY19 funds. Ms. Fleischman seconded the motion.

The motion passed 5-0-0.

Ms. Fleischman moved to recommend to Town Meeting approval of \$35,000 for the Affordable Housing Consultant from FY20 funds. Ms. Wilgren seconded the motion.

The motion passed 5-0-0.

Ms. Wilgren moved to recommend to Town Meeting approval of \$34,919 for the Bedford Housing Authority Life Management Program from FY20 funds. Ms. Steele seconded the motion.

The motion passed 5-0-0.

Ms. Steele moved to recommend Town Meeting approval of \$452,000 for Old Town Hall Renovations and Rehabilitation from the Historic Properties Preservation fund. Ms. Fleischman seconded the motion.

The motion passed 5-0-0.

Mr. Little moved to recommend Town Meeting approval of \$165,280 for the Lantern Lane Pedestrian Bridge from FY20 funds. Ms. Wilgren seconded the motion.

The motion passed 5-0-0.

Ms. Fleischman moved to recommend to Town Meeting approval to appropriate \$1,800,000 from Community Preservation Funds for the Fawn Lake Dredging and Dam Replacement, and to fund said project;

And further moved to recommend to Town Meeting approval of bonding \$1.8 million from Community Preservation Funds.

And further moved recommend to Town Meeting approval of \$35,000 from FY2020 Funds.

Ms. Steele seconded the motion.

The motion passed 5-0-0.

Ms. Wilgren moved to recommend to Town Meeting approval of \$138,364 for the Page Field Rehabilitation from FY20 funds. Ms. Fleischman seconded the motion.

The motion passed 5-0-0.

Ms. Steele moved to recommend to Town Meeting approval of \$157,650 for the Town Center Bond Payment from FY20 funds. Ms. Fleischman seconded the motion.

The motion passed 5-0-0.

Mr. Little moved to recommend to Town Meeting approval of \$407,463 for the 350A Concord Road Bond Payment from FY20 funds. Ms. Fleischman seconded the motion.

The motion passed 5-0-0.

Ms. Fleischman moved to recommend to Town Meeting approval of \$100,300 for the Town Hall MEP Project Bond Payment from FY20 funds. Mr. Little seconded the motion.

The motion passed 5-0-0.

Ms. Wilgren moved to recommend to Town Meeting approval of \$123,500 for the Liljegren Field Bond Payment from FY20 funds. Ms. Steele seconded the motion.

The motion passed 5-0-0.

Ms. Steele moved to recommend to Town Meeting approval of \$192,090 for the Bedford Village Bond Payment from FY20 funds. Ms. Wilgren seconded the motion.

The motion passed 5-0-0.

Mr. Little moved to recommend to Town Meeting approval of \$10,000 for Administrative Costs from FY20 funds. Ms. Fleischman seconded the motion.

The motion passed 5-0-0.

8. Community Preservation Coalition Dues

The Committee would like the Coalition to provide an update once a new at-large committee member is appointed.

Ms. Steele moved to pay the Community Preservation Coalition Dues in the amount of \$4,350.00. Ms. Wilgren seconded the motion.

The motion passed 5-0-0.

9. Approve Minutes of January 10, 2019

There were not enough members present from the January 10, 2019 meeting to approve the minutes so they were postponed until the next meeting.

10. New Business

There was no new business.

11. Schedule next meeting

CPC budget will be presented to the Selectmen on February 4, 2019 and to the Finance Committee on February 7, 2019.

The Committee asked Ms. Doyle to send out a doodle poll in early April to schedule a meeting for sometime in May. The Committee would also like the meetings to begin at 7:00 pm.

Ms. Fleischman moved to adjourn. Ms. Wilgren seconded the motion.

The motion passed 5-0-0.

The meeting adjourned at 8:35 p.m.

Respectfully submitted,

Colleen Doyle
Recording Secretary

Minutes approved as written on May 23, 2019
Record Copy