

COMMUNITY PRESERVATION COMMITTEE MEETING  
MINUTES: August 2, 2018

**1. OPEN MEETING LAW**

Vice Chairman, James Souza read the Open Meeting Law Advisement.

**2. CALL TO ORDER/ROLL CALL**

James Souza Vice-Chairman, Antone Dias, John Francoeur, Clerk, Kristen Cantara-Oliveira, Victor Farias, John Brandt, James Soule, present.

**MEMBERS ABSENT:**

None.

**3. CITIZEN'S INPUT:**

None.

**4. ACCEPTANCE OF PRIOR MEETING MINUTES DATED:**

- A. June 14, 2018;**
- B. July 10, 2018**

A motion was made by John Brandt to accept the minutes of the meeting for June 14, 2018. The motion was seconded by Kristen Cantara Oliveira. Result: Motion passed unanimously.

**5. New Committee Member:**

James Souza introduced Mr. James Soule as the newest CPC member and indicated that he is the appointment of the Fall River City Council. Mr. Soule then said a few words.

**6. Children's Museum Extension- Discussion & Vote:**

Tony Dias began the discussion by asking what is left to do at the museum? Joanne indicated that the project is 85% complete, what is left is heating coils in the big

courtroom. She explained that the delay was due to figuring out how to get gas to that floor. Ms. Sbrega indicated that the work will take one week to complete and that it is scheduled for September for completion.

Tony made a motion to extend the time for spending of the remaining fund. The motion was seconded by Victor. Result: The motion passed unanimously.

### **7. Affordable Housing Deed for Dr. Fiske House/Discussion & Vote to Forward To Corporation Counsel.**

Discussion of the deed and that this version of the deed is for rental units was held. A motion was made by John Brandt to send the deed to Corporation Counsel Joseph Macy. The motion was seconded by Tony Dias. Result: The motion passed unanimously..

### **8. CPC Plan- Updates and Discussion:**

Jim Souza explained that he wanted to put the CPC Plan on for the next meeting scheduled for August 23, 2018.

### **9. Application Process: Updates & Discussion:**

A. Funding Guidelines: Kristen discussed changes and she put links into both forms. Discussion was had as to whether to change funding to January. Tony stated he feels fifth month is necessary due to number of applicants. Jim Soule stated he thinks it's a long period and funding should start earlier. The members then discussed various aspects of deadline changes.

John Brandt made a motion to make the deadline January 15<sup>th</sup>. Victor Farias seconded the motion. Result: Tony Dias opposed, all other members present voted in favor, Motion passed.

Tony proposed a change in the wording of the funding guidelines in paragraph eight. Proposed adding "restrictions have been recorded at the Registry of Deeds." Exceptions for acquisition type applicants.

Tony made a motion to make change to language of funding application. The motion was seconded by John Brandt. Result: Motion passed unanimously.

A discussion of paragraph 5 of the funding guidelines was held. Applicants are recommended to be present, not required. Also, every applicant will be notified as to whether or not they meet eligibility requirements

Tony made a motion that a "applicants will be notified of the committee funding recommendations." The motion was seconded by Jim Soule. Result: Three yes votes: Jim Soule, Tony and John F. The remaining members voted no. Motion failed.

A discussion was had regarding the Application for Eligibility and adding information about project checklist. A motion was made by Kristen to take “D” out of order. Jim Souza seconded the motion. Result motion passed unanimously.

Tony recommended an architect or landscape architect or engineer for all historic preservation projects. Jim Soule concerned that small projects will go away. Tony indicated that it is only a recommendation.

A discussion of the deed restriction on the project checklist took place. Tony indicated that some projects will not require a deed restriction but most will. The prevailing wage item was then discussed. Tony mentioned the bidding process for municipalities and the under/over ten thousand requirement.

The bidding process for public projects was discussed. Tony questioned the difference between private projects and non-profits. Jim Soule then mentioned the term city and municipal and suggested governmental.

A motion to bring back to funding was made and seconded by John Brandt, Result: the motion passed unanimously.

Kristen made a motion to add twelve noon as the deadline for both eligibility and funding applications.. The motion was seconded by Jim Soule. Result: Tony opposed the motion with the remaining members voting in favor, motion passed.

After discussion, a motion was made to change the application form from “Application for Community Preservation Funding” to “Proposals for CPA Funding” was made by Tony and seconded by Jim Souza. Result: Motion passed unanimously.

Tony stated he thought applicant should only choose one CPA category. Tony than made a motion to that effect which was not seconded. Kristen made a motion to leave it as is. The motion was seconded by John Francoeur. Result: Tony Dias opposed/protested and the motion passed.

The board discussed the boxes on page three of the application. It was recommended that #3 be changed to just “Criteria” rather than CPC criteria. Item four was changed to the plural “Needs.” Jim asked if the Board wanted all boxes filled in and the response was yes. Tony doesn’t like small print on number 6. Tony indicated that he didn’t like the term “requires competitive bidding.” Jim Souza asked if we should take it out and Kristen indicated that she would. Jim requested that number seven change to “including unsuccessful things.” Page six of the application was discussed and Tony did not like the language, suggested changing to “who is overseeing the project.” Also indicated the same language should be used for number ten. A discussion of who is responsible for maintenance after funding took place.

Tony made a motion to remove “Maintenance” from the application. The motion was seconded by Charles Moniz. Result: The motion passed.

Sandy Dennis indicated that the payments are incremental.

#### Citizen Input:

Tony recommended removing the term “Disabilities” from the first bullet topic. The Board also discussed removing the last bullet item regarding limiting the citizens speech to a particular topic. A motion was made to accept the changes to Citizen Input which was seconded by John Brandt. Result: The motion passed unanimously.

#### Community Preservation Coalition Renewal:

Tony made a motion to accept the \$3500 in dues which was seconded by Kristen. Result: The motion passed unanimously.

#### Annual Meeting- August 23, 2018.

Kristen made a motion to accept the date of August 23<sup>rd</sup> for the annual meeting which was seconded by John Brandt. Result: The motion passed unanimously.

#### Legal Notice:

A motion was made to send the legal notice to the Herald News for publication by Jim Souza which was seconded by Victor Farias. Result: The motion passed unanimously.

Tony Dias made a motion to adjourn at 7:47 pm which was seconded by Kristen. Result: The motion passed unanimously.