

COMMUNITY PRESERVATION COMMITTEE
Fall River, MA
City Council Hearing Room
MINUTES OF SEPTEMBER 13, 2018

September 13, 2018, 6 p.m.

1. OPEN MEETING LAW

Chairman, James Souza read the Open Meeting Law Advisement.

2. CALL TO ORDER/ROLL CALL

James Souza -Chairman, Antone Dias- Vice Chairman, John Francoeur, Clerk, Kristen Cantara-Oliveira, John Brandt*, James Soule, Charles Moniz, present.

MEMBERS ABSENT:

Victor Farias and vacant Housing Authority member.

3. CITIZEN'S INPUT:

None.

4. WEBSITE: DISCUSSION AND POSSIBLE VOTE:

Dawn Lewis, IT director for the City of Fall River Government Center spoke. She indicated that she is working with Sandy Dennis on the CPC Website. She indicated that there are now many fillable forms on the page and there will be an email forms option in the future. She indicated that the project page needs work and is still a work in progress. Dawn indicated that the page now has links, fillable forms and the ability to add videos.

*John Brandt arrived at the meeting at 6:09 p.m.

5. ACCEPTANCE OF PRIOR MEETING MINUTES:

A motion was made by Kristen Cantara Oliveira to accept the minutes of the meeting of August 2, 2018 which was seconded by James Soule. Result: The motion passed unanimously.

A motion was made by John Brandt to accept the minutes of the meeting for August 23, 2018 which was seconded by Kristen. Result: The motion passed unanimously.

6. FALL RIVER RE-CREATION- EMERGENCY FUNDING REQUEST:

Grace Gerling, Executive Director of Fall River Recreation appeared before the Board, She indicated that sprinkler system is being installed and the building needs to be at least 40 degrees. The old portion of the building needs a new boiler. Heat hasn't been on. The new sprinkler is a wet system and it cannot freeze.

Tony asked if an engineer is overseeing the project. Grace said yes, Justin Vieira. Tony then asked about asbestos and was told that there is none in the boiler that is being replaced. Tony asked if the sprinkler needed to be turned on for insurance reasons and Grace said yes due to change in occupancy.

John Brandt made a motion to vote on it as an emergency application. Jim Soule seconded the motion. Result: Charles Moniz opposed, the remainder of the Board voted in favor, motion passed.

Jim Soule made a motion to approve funds on an emergency basis. John Brandt seconded the motion. Result: Charles Moniz opposed, the remainder of the Board voted in favor of funding. The Motion passed.

7. CPC Plan- Discussion:

Jim Souza indicated that the plan has been updated but is still a work in progress. Kristen stated that a lot has been added. She indicated that dates had been changed Jim Soule indicated that members should review the plan on their own time. Jim Souza indicated that there would be a brief discussion of the plan at the next meeting.

8. Administrative Costs Breakdown:

Tony proposed taking five thousand dollars for attorney fees by line item. Tony made a motion for five thousand dollars to be set aside for future legal services. The motion was seconded by Kristen. Result: Motion passed.

9. Project Discussion:

Jim indicated that it would be a discussion of certain projects by Tony. Tony said we should have documentation showing where all the money went and how it was spent. Tony gave the Abby Grill as an example: \$100 thousand was given for the roof and \$20 was given for architectural service. He sees three different colors of slate on the roof, its not right and does not meet Secretary of Interior standards Secondly, the present agreements do not require the applicant to attend out meetings. He feels that future agreements should have the applicant attend the meetings The third issue is public projects. A discussion of bidding and working with the purchasing department occurred. Jim Souza indicated that city departments need to agree to projects at the funding stage.

Tony made a motion to send a letter to the administration to verify that the city is still interested in pursuing previous city projects. Charles seconded the motion. Result: The motion passed unanimously.

Charles made a motion to not approve any new city projects until work starts on existing projects. Tony and John Brandt seconded the motion. Result: In favor were Tony and Charles, the remainder of the Board was opposed, Motion failed five to two.

Board wants letter to the administration inviting them down to a meeting and another letter seeking the status of previous projects.

10 Deed Restrictions:

Jim Soule spoke on this topic. Jim spoke about the creation of the deed restriction and how he saw different samples of them Jim said he thinks we need a body to hold the deed restrictions, Tony indicated that the River Historical Commission holds the restrictions. Sandy indicated that we could get information on this from Stuart when he comes to speak to the Board.

Tony indicated that the Board previously voted that all projects require deed restrictions and that applicants must ask for exception.

Tony made a motion that Sandy should submit a letter to the city clerk to forward to the city council to review and approve our recommendations for emergency funding of Fall River Re-Creation. Kristen seconded the motion. Result: Motion passed unanimously.

11. FY19 Eligibility Applications:

A discussion was held as to the scheduling of eligibility applications. It was decided to group all of the public projects together for hearing Sandy indicated that we have 13 public projects. Jim Soule suggested starting the eligibility hearings at the next meeting.

12. CPC Presentation: Antone Dias:

Tony gave a power point presentation regarding the CPC.

At 8:21 A motion to adjourn was made by John Brandt and was seconded by Kristen. Result: The motion passed unanimously.