

CARVER CPC

Meeting Minutes

Meeting Date:January 31, 2018
Called to Order 7:03 pm
Meeting Room 1

{Present if noted}*

* Bob Bentley, Chair	* Jim Hoffman	*Fran Mello	*Jason Pecorelli
*Zack Swain	*Kevin Tracey	*Gail Nauen	*Mary Ross
*Darlene Whittemore, Secretary			

Joint Meeting with the Middle High Track & Field Committee:

*Michael Milanoski, *John Garretson, *, *Andrew Soliwoda, *Timothy Cheney, *David Siedentopf, *John Woods, *Scott Knief, *Michael Schultz and *Jonathan Charwick (Activitas representative) *Bradley Brothers

Business

Football field/track project - Public Meeting discuss this project with the general public. Chair Bentley introduced members of the CPC Committee and the Middle High Track and Field Committee members introduced themselves. Chair Bentley explained that the Community Preservation Committee was implemented in 2007 and is responsible for several projects; he mentioned some to include the Cole Property Open Space, Habitat for Humanity Affordable House, Sons of Veterans Hall exterior refurbishment, the Lakenham Green and the new elementary school fields.

Mr. Chadwick presented an overview of the project to the audience which began on October 30, 2017. Discussion ensued regarding turf material, lighting, utilities, overlay of the field where the track would be widened, gate entrances and the rough for connections and bathrooms. He further indicated that the majority of meetings were spent on the decision of artificial turf vs. a natural grass field. He summarized the mechanics of each along with maintenance factors and the excess of top soil that will need to be utilized. He stated that seating for 84 in permanent bleachers and 450 bleachers would be semi portable and located on the same side of the track. He also stated that permitting was approved by the Planning Department on 1/10/18 and Conservation approved as well. He stated the first meeting with CPC was on 1/10/18 and that the original cost of 5.6 million dollars has been reduced to approximately 4.40 million dollars. This was done by removing items.

Chair Bentley discussed the CPA requirements where by law, funds are not allowed to be used toward artificial turf; he stated that Mr. Milanoski is working on other mechanisms for funding that portion of the project. He further explained that the 10 year forecast looks favorable to secure funding for other smaller projects. He stated the request to this project as \$300,000 in undesignated funds and \$2.925 million dollars over a ten year period.

PUBLIC COMMENTS:

Citizen Michelle Nickerson of the Athletic Booster stated her concern over not including a concession stand as it presents a great fundraising opportunity. Mr. Milanoski responded by stating the issue of cost to build a concession stand would be \$800,000 and that it was not feasible at this time. He further stated that the Committee had to prioritize and have measures in place to run utilities for a future project. He also stated that food vendors coming in would be an option. Mr. Fraccalossi, High School Track Coach, was concerned about the track set up. He inquired about the track areas and the plan to place throwing areas, long jump and short putt. Mr. Chadwick stated that the long jump was moved from the sideline to the back area. Mr. Fraccalossi stated a pole vault as a requirement to host a meet and that it was nice to have it included. Mr. Rosen expressed his concern over not having a concession stand and having bathrooms closer to the school. Mr. Charwick explained the code requirement to place the bathroom 300 feet of the permanent bleachers. Discussion ensued regarding the seating where the committee discussed in detail and is comfortable regarding the capacity of 1000 seats. Mr. Knief stated that the Committee was required to scale back however has put the necessary measures in place for future expansion.

Citizen Mr. Holmes thanked the Committee members and stated a favorable prioritization of funds. Chair Bentley stated his comfort with the project and Mr. Swain stated no increase in taxes to occur.

Mr. Milanoski stated a 10 year capital plan (last big year) to include a police station and council on aging addition to the library to occur in the existing tax base.

Chair Bentley stated that the Committee will take a final vote and reminded the audience of the importance to attend the April 10th, 2018 Town Meeting at 6:30 pm.

The Public Meeting closed at 8:05 pm.

Discuss any other projects which may have an interest in. None mentioned.


Other unanticipated items. Chair Bentley stated that his records are up to date and that he will continue to track what has been expended. He also mentioned the second payment of \$57,389 to satisfy the elementary field project. He stated the importance to write in the term of the loan for the proposed Middle Track and Field Project from the advise of Mr. Saginor.

Adjournment. The next meeting is scheduled for 2/22/18 at 7 pm to include the vote on the Middle High Track and Field Project. Mr. Tracey made a motion to adjourn seconded by Mr. Swain. Unanimous.

Vote: 8 to 0

There being no further business, the meeting adjourned at 8:12 p.m.

Submitted by:



Darlene Whitemore, Secretary