



Bedford

MASSACHUSETTS

Community Preservation Committee

Meeting Minutes

7:00 PM

January 12, 2023

Meeting Held via Remote Participation

Members Present: Erin Dorr; Lauren Crews; Christina Wilgren; Margot Fleischman; Robin Steele; Chris Gittins; David Goldbaum (7:15pm)

Members Not Present: Lee Vorderer; Steve Hagan

Also Present: Amy Fidalgo, Assistant Town Manager of Operations; Taissir Alani, Director of Facilities, JoAnn Howell, Director of Life Management Program; Yolanda Dominquez, Case Worker at Life Management; Ellis Kriesburg, Bedford Housing Partnership; Brenda Peacock, Director of Bedford Housing Authority.

Ms. Dorr opened the meeting at 7:05PM and stated that that pursuant to Chapter 22 of the Acts of 2022, which temporarily suspends certain provisions of the Open Meeting Law, this meeting of the Community Preservation Committee is being conducted via remote participation. Persons who would like to listen or view this meeting while in progress may do so by Zoom or by phone. This meeting is being recorded by the Town of Bedford. All votes taken by this body shall be by roll call vote.

The CPC members were asked to announce they were present: Erin Dorr, present; Lauren Crews, present; Christina Wilgren, present; Margot Fleischman, present; Robin Steele, present; Chris Gittins, present.

1. Meeting Minutes from December 20, 2022

Christina Wilgren moved to approve the minutes of December 20, 2022 as amended. Ms. Steele seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye. The motion passed 6-0-0.

2. Public Hearing for the Spring 2023 Program and Plan

Ms. Fleischman moved to open the public hearing for the Spring 2023 Program and Plan. Ms. Steele seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye. The motion passed 6-0-0.

JoAnn Howell, Director of the Life Management Program provided information on how the Life Management Program will be increasing and improving its level of communication with the Bedford Housing Authority.

Ms. Crews added that Ms. Howell attended the most recent BHA Board meeting, and the Board feels comfortable with the adjustments the program will be making, in order to keep the program intact and continue to provide an unmet need within the community.

The Committee had a lengthy conversation with Ms. Howell, Ms. Dominquez, and Ms. Peacock, about future partnerships that could be made within Bedford in order to promote, advertise, and continue to assist the community in the best way possible.

Ms. Fidalgo reviewed the other projects in the Spring Program and Plan:

1. Administrative Appropriation (\$10,000) – No public comment.
2. Regional Housing Services Office- Annual Contract (\$38,000) – No public comment.
3. Bedford Housing Authority Life Management Program (\$37,817) – No further public comment.
4. Archival Records Preservation (\$28,270) – No public comment.
5. Athletic Field Fencing Rehabilitation (\$43,000) – No public comment.
6. Job Lane House Roof Replacement (\$71,500) – No public comment.
7. Old Town Hall Elevator Controller (\$75,570) – No public comment.
8. Springs Brook Water Capital (Walkway Rehabilitation) (\$37,800) – No public comment.
9. Trails Committee- Buehler Conservation Area Rehabilitation (\$152,000) - No public comment.
10. Trails Committee- Pedestrian Bridges, Bogs, Stone Dust and Trail Infrastructure (\$11,000) - No public comment.

Ms. Wilgren moved to close the public hearing. Ms. Steele seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

3. FY24 Project Submission Discussion and Recommendations
 1. Administrative Appropriation

Ms. Wilgren moved to recommend to Town Meeting approval of \$10,000 for Administrative Costs from FY24 funds. Ms. Crews seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

2. Regional Housing Services Contract

Ms. Wilgren moved to recommend to Town Meeting approval of \$38,000 for the Regional Housing Services Office- Annual Contract from FY24 funds. Ms. Crews seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

3. Bedford Housing Authority Life Management Program- The members discussed that they were very pleased so many supported from the Life Management Program were willing to attend the public hearing, and explain the changes in communication and reporting that will occur in the upcoming cycle.

Ms. Crews moved to recommend to Town Meeting approval of \$37,817 for the Bedford Housing Authority Life Management Program from FY24 funds. Ms. Wilgren seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

4. Archival Records Preservation

Ms. Wilgren moved to recommend to Town Meeting approval of \$28,270 for the Archival Records Preservation project from FY24 funds. Ms. Steele seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

5. Athletic Field Fencing Rehabilitation- Ms. Fidalgo confirmed for Ms. Steele that athletic field fencing is an approved expenditure under CPA legislation.

Ms. Steele moved to recommend to Town Meeting approval of \$43,000 for the Athletic Field Fencing Rehabilitation from FY24 funds. Ms. Wilgren seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

6. Job Lane House Roof Replacement- Ms. Fidalgo confirmed that this funding request has been slightly increased due to cost of inflation and construction.

Ms. Steele moved to recommend to Town Meeting approval of \$71,500 for the Job Lane House Roof Replacement from FY24 funds. Ms. Fleischman seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

7. Old Town Hall Elevator Controller- Ms. Fidalgo confirmed that this funding request has been slightly increased due to cost of inflation and construction.

Ms. Steele moved to recommend to Town Meeting approval of \$75,570 for the Old Town Hall Elevator Controller from FY24 funds. Ms. Crews seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

8. Springs Brook Park Walkway Rehabilitation- Ms. Fidalgo confirmed that this funding request has been slightly increased due to cost of inflation and construction.

Ms. Steele moved to recommend to Town Meeting approval of \$37,800 for Springs Brook Park Walkway Rehabilitation from FY24 funds. Ms. Wilgren seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

9. Trails Committee- Buehler Conservation Area Rehabilitation – Ms. Fidalgo confirmed that this funding request has been slightly increased due to cost of inflation and construction.

Ms. Steele asked for clarification about the location of the Buehler Conservation Area, and the work being performed as part of this project. Ms. Fleischman explained where Buehler Pond is located, and Ms. Fidalgo explained the berm repair work that this project entails.

Ms. Steele moved to recommend to Town Meeting approval of \$152,000 for the Buehler Conservation Area Rehabilitation from FY24 funds. Ms. Crews seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

10. Trails Committee- Pedestrian Bridges, Bogs, Stone Dust and Trail Infrastructure Rehabilitation

Ms. Wilgren moved to recommend to Town Meeting approval of \$11,000 for the Trails Committee- Pedestrian Bridges, Bogs, Stone Dust and Trail Infrastructure Rehabilitation from FY24 funds. Ms. Crews seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

11. **Ms. Steele moved to recommend to Town Meeting approval of the following bond payments:**

350A Concord Road Bond - \$331,913
Town Hall MEP Project Bond - \$91,375
Liljegren Field Bond Payment - \$111,500
Bedford Village Bond - \$167,790
Fawn Lake Bond - \$203,625

Ms. Wilgren seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

12. Spring 2023 Program and Plan

Ms. Crews moved to move the Spring 2023 Program and Plan. Ms. Wilgren seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

4. Upcoming Meetings: The next meeting is scheduled for January 30, 2023, and will be a presentation to the Select Board about FY24 project recommendations.

Ms. Fidalgo outlined the next steps she will take with an applicant who turned in a CPA application after the deadline. The Committee will be notified if this application gets resubmitted, once certain details are discussed with the applicant and other staff members.

Ms. Crews moved to adjourn. Ms. Steele seconded.

Ms. Dorr, aye; Ms. Crews, aye; Ms. Wilgren, aye; Ms. Fleischman, aye; Ms. Steele, aye; Mr. Gittins, aye; Mr. Goldbaum, aye. The motion passed 7-0-0.

Meeting adjourned at 8:25pm.