

**COMMUNITY PRESERVATION COMMITTEE MEETING:
MINUTES
Judge Welsh Room, Town Hall, 260 Commercial Street
January 25, 2021, 1:04 pm**

Members present: Kristin Hatch, Dawn Walsh, Brandon Quesnell, Alfred Famiglietti, Polly Burnell, Lucy Siegel, and Catherine Nagorski (1:06)

Members excused: Michele Crone

Staff: Community Housing Specialist Michelle Jarusiewicz

MODERATOR [Michelle Jarusiewicz]:

The **JANUARY 25, 2021**, meeting of the **Provincetown Community Preservation Committee** is about to be convened. As a precautionary measure to reduce the spread of coronavirus, all Town buildings are closed to the public; therefore, this meeting will be held by remote participation. My name is Michelle Jarusiewicz, I am the Town's Housing Specialist, and will be moderating participation. I will begin by taking a roll call for quorum:

| | | | |
|----------------------|-----------------|--------------------|------|
| Kristin Hatch, Chair | here | Lucy Siegel | here |
| Brandon Quesnell | here | Alfred Famiglietti | here |
| Polly Burnell | here | Dawn Walsh | here |
| Catherine Nagorski | arrived at 1:06 | | |

The chair of the Board will now call the meeting to order and I will then explain how remote participation works before proceeding.

CHAIR [Kristin Hatch]:

[calls the meeting to order at 1:04] I will now ask the moderator to explain how remote participation works.

MODERATOR [Michelle Jarusiewicz]:

Pursuant to Governor Baker's March 12, 2020, Order Suspending Certain Provisions of the Open Meeting Law, the Governor's March 23, 2020, Order imposing strict limitations on the number of people that may gather in one place, and Chapter 53 of the Acts of 2020, this meeting of the **Provincetown Community Preservation Committee** is being conducted via remote participation. No in-person attendance of members of the public will be permitted, but every effort will be made to ensure that the public can adequately access and participate in the proceedings. Participation is only available through telephone where members of the public will be allowed to speak during the public comment portion of the hearing by **dialing (833) 579-7589**. When prompted, enter the **conference ID: 174 988 802 #**. Please do not speak until the chair asks for public comments or questions and keep your phone muted at all times. Use *6 to mute or unmute your phone. Clearly state your name each and every time prior to speaking and remember to mute your phone when not talking. We will post a record of this meeting on Provincetown's website as soon as possible. All votes must be roll call votes. After a motion is made and there is a second, the Chair will ask for a roll call vote. All motions, decisions, documents, and letters should be verbally referenced for the record.

If it appears the meeting cannot or should not proceed, then the moderator will recommend that the Chair request to continue the hearing to a later date and time. I will now hand the meeting back to the Chair.

CHAIR: Please clearly state your name each time prior to speaking. At the completion of each agenda item, ask “At this time I did not hear any request for additional comment, if you wish to speak, please check that your phone is not muted using *6 and this is the final time I will ask if there is anyone who wishes to speak on the matter at hand.”

1. **Public Statements:** none

2. **FY 2022 CPA Grant Applications:**

Michelle Jarusiewicz presented a revised timeline in anticipation of the Annual Town Meeting being re-scheduled to May 1st. This allows more time for review and the public hearing.

Members reviewed timeline, and discussed date and time for public hearing. Applicants will be required to be available for the virtual public hearing. Any questions can be forwarded to them. The CPC can vote on recommendations following the public hearing or schedule a subsequent meeting to do so. Members agreed to schedule the public hearing on Monday, February 22, at 1:00 pm.

| <i>Description...</i> | <i>Dates...</i> |
|--|--|
| CPC meeting #1 | Monday, October 26, 2020 4 pm |
| Finalize packet | Monday, November 2, 2020 |
| Submit ad | Wednesday, November 4, 2020 |
| ¼ page ad appears | Thursday, November 12 & 19, 2020 |
| Applications due no later than | Wednesday, December 30, 2020 [approx. 49 days from 1 st ad] |
| CPC review & presentations | January 25, 2021 1pm additional meetings TBD |
| PH required – new date | February/March 2021 Ad appears twice, must submit ad about 3 weeks in advance of PH soonest could be week of Feb 15 th |
| Submit recommendations – new date | By mid-March |
| Annual Town Meeting – new date | May 1, 2021 [Saturday, outside] rain date May 8th |

Members discussed the fact that 3 CPC members are also on the Recreation Commission; if all 3 are present, one must recuse during the discussion of the Recreation application. Brandon Quesnell indicated that as Planning Board representative, he wanted to participate, Kristin Hatch agreed to opt out on rec application, and Cathy Nagorski as third, agreed.

Members had general discussion about the applications with questions and comments about some. Some members thought there would be full discussion of all applications but not all members were prepared to do so.

Mr. Famiglietti asked if the Schooner Hindu was not already a historic vessel, can it be considered? Ms. Jarusiewicz said that typically all applications are placed on the public hearing unless it is clearly not an eligible activity, and details can be further researched and explored. Ms. Burnell indicated that the Historical Commission had not met in sometime.

Ms. Siegel didn't understand why we would receive an application for an activity in Orleans, that is, the proposed affordable housing development at the Cape Cod 5 site by Pennrose. Ms. Hatch explained that we have done this before for housing for autistic adults. Ms. Jarusiewicz said that it is beginning to be more common as housing is a regional issue and need. CPA allows it, as matter of fact, one of first approved activities was for the acquisition of land in Truro for wellhead protection.

Ms. Nagorski also said that she had questions regarding the Hindu. Mr. Famiglietti has concerns about it being a private for profit enterprise and that the vessel is only in Provincetown about 3 months and then goes to Key West. The boat is registered in Florida. What if the owners sell it or go elsewhere? Would the Town get their money back? Ms. Jarusiewicz said these are good questions. She understands that vessels have received funds under CPA, but this was new for Provincetown. Private entities can apply but there must be public benefit. Typically there is a grant agreement and potentially a historic deed restriction.

Members had general discussion about process and timing for questions. Questions could be forwarded to Ms. Jarusiewicz and presented to applicant in advance of the public hearing.

Ms. Walsh asked for more details about the budget for the Motta Field request for \$100,000. How will it be used? Ms. Burnell asked whose idea was it to submit? Ms. Nagorski, Chair of Rec Commission, said that the Rec Commission asked last year for funds for the waterfront park. Motta field needs upgrades. Ms. Walsh asked about other funding – is other funding being required?

Mr. Quesnell asked if the CPC could get updated CPA balances. Ms. Jarusiewicz said that she would ask the Finance Department. He also asked about unused money? Ms. Jarusiewicz indicated that funds are returned to the CPA, sometimes there is a vote at town meeting regarding unallocation.

Ms. Siegel asked if the Hindu has requested other funds?

A total of 6 CPA applications were received by December 30th as outlined below for a total funding amount of \$528,008 [does not include potential admin funds]. Brief summaries are below.

| activity | submitted by | amount | comments |
|-----------------------------------|---------------------|---------------|--|
| Housing Office | Housing Office | \$28,008 | [25% CPA & 75% Town] |
| Homeownership Assistance | Housing Office | \$100,000 | Forgivable loan up to \$5,000 for eligible owners for rehab/ code correction |
| Affordable Housing Trust Fund | Housing Office | \$100,000 | Transfer of CPA housing funds for future use |
| Cape Cod 5 development in Orleans | Pennrose | \$100,000 | 40B application for 62 rental units in Orleans |
| Motta Field | Rec Dept. | \$100,000 | Community process & preliminary design work for Motta field |
| Schooner Hindu | Hindu Charters | \$100,000 | Restoration work of Schooner Hindu |

3. MINUTES: Cathy Nagorski MOVE to approve the minutes of 1/13/20 & 2/10/20 as submitted; Alfred Famiglietti second; approved 6-0-1 roll call vote:

| | | | |
|-----------------------------|----------------|-------------------------|------------|
| Kristin Hatch, Chair | yes | Brandon Quesnell | yes |
| Alfred Famiglietti | yes | Polly Burnell | yes |
| Catherine Nagorski | yes | Dawn Walsh | yes |
| Lucy Siegel | abstain | | |

4. OTHER:

The Annual Town Report is due 1/22/21. Chair Kristin Hatch has already started drafting it.

Brandon Quesnell MOVE to adjourn; Alfred Famiglietti second approved 7-0

| | | | |
|-----------------------------|------------|-------------------------|------------|
| Kristin Hatch, Chair | yes | Brandon Quesnell | yes |
| Alfred Famiglietti | yes | Polly Burnell | yes |
| Catherine Nagorski | yes | Dawn Walsh | yes |
| Lucy Siegel | yes | | |

Adjourned 2:07 pm.

Submitted by:

Michelle Jarusiewicz,

Community Housing Specialist & Grant Administrator