

Town of Hubbardston
Community Preservation Committee

Minutes

Meeting of October 21, 2015

Meeting Opened at 7:08PM

Present:

Danielle Arakelian – Member at Large

Jassy Bratko – Chairwoman / Open Space Committee

Donna Farrell – Member at Large

Susan Fox – Member at Large

Dennis O'Donnell – Finance Officer / Housing Authority

Vin Ritchie - Planning Board

1) Minutes

Motion: Dennis / Second: Sue

To approve the minutes of April 22, 2015 as is

Vote: (4) yes (1) abstain (1) absent

2) 2015 Reimbursement news

Dennis reported that the CPA has a \$10 million surplus; Hubbardston CPC will likely see reimbursement increase from the projected 18%

3) Historic Records Update

None to report

4) Parks Enhancement Project Update

Sanda Barry was not present, but did send an email stating that the Parks Commission had received a bid for the basketball court and was working with the company toward an early spring construction.

5) Malone Road Update

Property appraisals for the desired lots came in far lower than anticipated. At this point in time the sale is stalled, although talks with one owner are ongoing. The Open Space Committee requests that their application remain open for now.

6) New Business

Jassy put forth a question for the Affordable Housing Committee regarding the possible rehab of one or more vacant properties in town using CPA funds. Could properties be made livable again and sold as affordable housing serve as a proactive means to achieve a MA Chapter 40B exemption? Discussion ensued with many questions raised regarding the many possible courses of action. Various committee members volunteered to research the legality of having the Planning Board facilitate the project, having Habitat for Humanity or a General Contractor be the applicant, or using a property received via tax title acquisition. Topic will be revisited at a later date following information gathering.

Inquiry was made regarding hunting warning sign placement on Mt. Jefferson and report was made that signs are in place. The Open Space Committee has stated that all properties acquired for the town should permit hunting.

Next regular meeting January 20, 2016

Motion: Vin / Second: Dennis
To adjourn the meeting at 8:15 pm
Vote: Unanimous

Respectfully Submitted: Sheila Chicoine, Clerk

Approved: January 20, 2016