

**Town of Hamilton  
Community Preservation Committee  
March 1, 2007**

**Attendees**

The meeting was called to order at approximately 7:00pm in the Memorial Room of Town Hall with the following Committee members in attendance: Tom Catalano, Bob Bullivant, Peter Clark, David Carey, Peter Dana, Lindle Willnow, Ray Whipple, Chris Davis and Leigh Keyser. Christine Berry as CPC Coordinator was also present.

The intent of this meeting was to have the remaining project proponents summarize their proposals and respond to any questions the Committee had.

Conservation of Historic Town Documents: Jane Wetson, Hamilton Town Clerk, was present to discuss this proposal. The documents proposed for preservation are in a secure vault. Jane would like to move forward on preserving one or two books per year depending on available funding. Christine and Jane submitted a grant request to the Essex National Heritage Corridor requesting \$5,000 in matching funds towards this project. The amount requested from the CPC is \$13,000. Jane should explore whether Brown's River Records Preservation can scan the documents instead of using microfilm.

Vaulted/Dome Ceiling Repair at Town Hall: Allison Jenkins, Assistant Town Administrator, was present to discuss this project. In order to properly repair this ceiling, the following components need to be addressed: plaster, paint, lighting, and fans. There are existing ducts, which appear to be inoperable. Repair of these ducts may alleviate the need to add fans for better air circulation. For purposes of CPA, this proposal falls under one CPC project. For bidding purposes, this may result in 4 separate bids due to the number of trades needed to complete the work. Allison will work to get quotes in advance of next Thursday's CPC meeting.

Replacement of Town Hall Windows: Allison Jenkins was present to discuss this proposal. There are over 40 windows in Town Hall that are being proposed for replacement. Allison has secured a quote from Anderson to replace the windows for \$50,000. There are several options for increasing energy efficiency for windows that do not necessarily include replacement. The Committee suggested it might be more useful to fund an energy audit of the building. Allison will work to get quotes on the cost of this type of study in advance of next Thursday's CPC meeting.

Model T Building: Chief Stevens was present to discuss this proposal. This building will replace a structure that was demolished as part of the new Public Safety Building construction. The proposed building will provide greater visibility of the Model T by the public. The building, which still needs to be designed, will conform to the design of the new public safety building. Many donated services have been secured for this project. This project doesn't play into library re-use study. The building will only need electricity. No heating is necessary. The project has been approved by the ZBA and the \$35,000 estimate is firm.

Lighting and Geese Management at Patton Park: Doug Smith and Steve Craig from Youth Football were present to discuss this proposal. Youth Football is generating growing interest with 110 players, 20-30 coaches, and 85 cheerleaders. Practice takes place four nights a week, during which it has become apparent that the overwhelming amount of goose-droppings at Patton Park have caused potential safety/health issues for the players. The project proponents have identified a company which has had success in ridding geese from public areas. Their proposal includes heavy spraying, trained dogs, and coyote mannequins. The spray is an irritant to the geese's digestive tract. The Committee inquired as to what chemicals are found in the spray. The project proponents will provide additional information as to the company's procedure and the spray's ingredients. The amount requested is \$10,000.

The second component of this proposal was to provide additional lighting at Patton Park so that practice can continue into the early evening in the fall. Since Steve Kenney put forward a similar proposal, it was decided that both projects would be folded into one proposal.

Repair/Replace Lights/Wiring at Patton Park: Steve Kenney was present to discuss this proposal. Only 2/3 of the fields are currently illuminated in the evenings. Additional lighting would need to be brought before the Planning Board which would then make a recommendation to the ZBA. The proposal includes one new pole, plus repair to existing wiring. The new pole would be placed near the restrooms. CPA cannot fund repairs. This project would support all recreational activities taking place at Patton Park. The amount requested is \$20,000.

Repair Patton Park Garage: Steve Kenney was present to discuss this proposal. Repair work on the garage has begun, but the project is over-budget from an earlier appropriation. Further improvements are necessary including the replacement of the garage door, windows, and carpet. The estimate for these improvements is \$6,000. Christine will work to find out if towns have funded similar projects using CPA funds.

Woodbury Street Proposal: John Hamilton was present to discuss this proposal. There is \$70,000 remaining from the original appropriation. A significant amount of funding, \$30,000, was lost due to the costs associated with the wetlands appeal. The amount of CPA funding requested is \$32,000. There has been some resistance from abutters and there was disagreement about whether this project has been approved by the Selectmen. Questions were raised about whether additional, minor adjustments could be made to the plan to appease any outstanding concerns without having to re-file with DEP. It was decided that the Committee should not play a role in whatever problems may exist, and that they should make recommendations based solely on the merits of the project before them.

Landfill Reuse Study: Steve Kenney, Jack Lawrence, and David Kerr were present to discuss this proposal. The landfill has been inactive for 20-30 years. Of the 54-acre property, 13 are disturbed as part of the landfill. The study is necessary for any reuse to be considered. The property will likely be used for mixed-use development, and will likely include an open-space component. The property is outside the Ipswich River watershed and may provide an opportunity to tap a new water supply. Christine will secure a copy of the Town Counsel's position on this letter. The project proponents will revise the proposal to better discuss the potential land uses and opportunity for open space.

Conservation Fund Contribution: John Hamilton was present to discuss this proposal. The benefits discussed included the opportunity to have a source of funds to tap into quickly for open space protection should the need arise. However, an emergency Town Meeting could be scheduled, if the need arose for quick use of CPA funds. The funds would only be used by the ConCom in consultation with CPC. There is a need to promote the Town's Open Space program, and having funding behind that program is important to its effectiveness. Christine will investigate how many other towns have directed CPA monies into their Conservation Fund. No amount was specified for this proposal.

**Next Meeting**

The next meeting is scheduled for Thursday, March 8<sup>th</sup>, at 7:30pm in the Memorial Room. At that meeting, the Committee will make recommendations on which CPC projects to fund.

**Meeting Adjournment**

The meeting was adjourned at approximately 9:45pm.