

Minutes of the Community Preservation Committee

Thursday, December 14, 2023

Public Hearing

Hybrid Zoom Meeting

Meeting ID: 967 3459 7639

Parker Meeting Room – Town Office Building

1625 Massachusetts Ave

4:00 PM

Committee Members Present: Marilyn Fenollosa (Chair); Jeanne Krieger (Vice-Chair), Kevin Beuttell, Robert Creech, Lisa O'Brien, Robert Pressman, Kathryn Roy (arrived at 4:08 PM), Mark Sandeen, Melinda Walker.

Administrative Assistant: Thomas Case

Other Attendees: Suzanne Barry, Vice Chair, Select Board; Melissa Battite, Director of Recreation and Community Programs (arrived at 4:38 PM); Sandhya Beebee, Liaison, Capital Expenditures Committee; Edward Dolan, Town Meeting Member; Letitia Hom, 175 Grove Street; David Kanter, Vice Chair & Clerk, Capital Expenditures Committee (arrived at 4:16 PM); Lisa Rhodes, Capital Expenditures Committee (arrived at 4:20 PM);

Ms. Fenollosa called the meeting to order at 4:03 PM.

Needs Assessment – Ms. Fenollosa opened the public hearing on the 2023 Needs Assessment Report (NAR), copies of which had been made available on the CPC's webpage. She noted that a public hearing is required by Section 5(b)(1) of the Community Preservation Act to determine "the needs, possibilities and resources of the city or town regarding community preservation possibilities and resources, notice of which shall be posted publicly and published for each of two weeks preceding a hearing in a newspaper of general circulation in the city or town." Ms. Fenollosa stated that the public hearing had been advertised in the Lexington Minuteman on November 30th and December 7th and on the Town's "Link to Lexington" email service on December 8th.

Mr. Dolan commented that he has been disappointed in previous years' level of funding for affordable housing, but noted his pleasure in this year's greater emphasis on housing and expressed support for the Community Housing section in the report. Mr. Dolan asked about the discrepancy between the "Total" and "Total Requested" numbers for the AHT in the Looking Forward section's table. Ms. Fenollosa explained that the "Total" represents the AHT's potential funding requests from outside organizations, as provided by the AHT, and the "Total Requested" represents the amount of CPA funding requested by the AHT. Mr. Dolan asked if the Cary Memorial Library is considered a historical building. Ms. Fenollosa shared that it is. Mr.

Pressman added "Regarding the Cary Library, the definition of Historic Recourse in Section 2 of the CPA, includes all aspects of the historic building. The particular project, the Children's Room and the meeting room and the ground floor, stem from 2004. So, they are not historic, but because of the way Historic Resource is defined, they are included in the project as eligible, so, it gets to be a policy choice."

Ms. Fenollosa shared a comment submitted by Wendy Reasenber, 16 Garfield Street, via email which expressed concern for Japanese Knotweed and other invasive species in Lexington, and requested that the CPC consider addressing this issue in the NAR. Ms. Fenollosa commented that preserving natural resources is in the NAR, but that Town-wide or private land initiatives to address this issue is not within the jurisdiction of the CPC. Mr. Beuttell agreed to share this concern with the Conservation Commission. Mr. Pressman added that CPA and other Town projects on Lexington's conservation lands have addressed invasive species in the past.

Ms. Walker raised concern that the AHT's listed projects in the NAR Looking Forward table are hypothetical for FY25 and not actuals, like the other listed projects. The Committee discussed ways to make the NAR's Looking Forward tables, particularly the AHT's section, more comprehensible for readers. The Committee agreed to clarifying changes in the NAR, including moving the AHT's anticipated requests for AHT funding to a separate table in the Looking Forward section and noting that these amounts are hypotheticals, adding the AHT's planned CPA requests for FY26-29 as listed in their FY25 CPA application, changing each applicant's request from "Total" to "Total Request", and adding column headings on each page.

There being no further discussion on the 2023 Needs Assessment, the public hearing was subsequently closed at 5:05 PM.

The following documents were used at the meeting:

- 1) 2023 Needs Assessment Report – Draft 2
- 2) FY25 CPA Funding Application - AHT Pre-Funding
- 3) AHT's FY25 CPA Application Presentation

Respectfully submitted,

Thomas Case
Administrative Assistant
Community Preservation Committee

APPROVED: 2/15/2024