

**CIAC - Capital Improvement Advisory Committee**  
**Meeting Minutes**  
**December 12, 2019**  
**7:00 PM – 8:10 PM**  
**DPW Meeting Room**

Present: Susan Abrams, Tom Travers, Susan Asbedian-Ciaffi, Joe Scanga, Michael Cooper, Matt Dallas

Absent: Jamie Gossels

Also Present: William Barletta (Sudbury Combined Facilities Director), Janie Dretler (Sudbury Board of Selectmen), Ralph Tyler (Citizen's Petition, Sudbury Community Center funding)

Acting Chairman Travers, following acknowledgement of a quorum, called the meeting to order at 7:03PM.

**Item 1: Approval of minutes from May 6 meeting**

Motion to accept the minutes of the May 6, 2019 meeting as presented was seconded.

Aye: Susan Abrams, Tom Travers, Susan Asbedian-Ciaffi, Michael Cooper, Matt Dallas

Note: Joe Scanga arrived after this vote was taken.

**Item 2: Sudbury Community Center**

**Presenter: Ralph Tyler (Citizen's Petition, Sudbury Community Center funding)**

Ralph asked if the committee agreed that something needs to be done about the current Fairbanks building, and if it had been studied sufficiently to move forward. The committee agreed that something needs to be done about the building, but did not have agreement on moving forward with only the funding and no other specific information.

Ralph gave a brief review of recent history of the issue and explained that, if approved at Town Meeting, the design of the building would then proceed to boards and committees for input.

Discussion:

In response to the question of why go before the town before the user groups can agree on how to use the building, Ralph responded that it was unclear whether the BoS would put the project on the warrant for the spring and, he believes, that the previous presentations at Town Meeting missed the big picture of the immediate needs. Additional concerns expressed included:

- A presentation that doesn't have specific answers could have a detrimental effect to the project's success.
- After purchasing Broad Acres and Sewataro, another 27 million dollar project should have clarity on how these purchases fit together.

Selectman Dretler clarified the current work on the Sudbury Community Center. There is no appropriate building to use at Sewataro and this new working group includes all user groups. They are actively collaborating to find a solution that meets the needs of the community and is more financially manageable. This probably includes shared space, rather than each user group having exclusive dedicated space. The BoS is not in favor of going forward at the January Special Town Meeting because they are committed to a thorough vetting process. The Town Manager requested a feasibility study which was completed and presented at the November 19 BoS meeting. This information will be shared with the town and will include specifics on what can be accomplished and what can't be, along with the groups that have been negotiating for their needs. Working group members have met with each user group and have feedback to share with the town, along with

additional questions from the BoS. The next steps are to go to each committee to share the information and to have adequate public education on the information assembled. Bill wants to make the presentation to the town once they have as many answers as possible so everyone understands exactly what is included. There is concern that if the project goes to the January meeting and fails, that it will be perceived as a bad project and that will taint future efforts to get any project passed.

Ralph noted that a Special Town Meeting is better for seniors because it means they will now when an article is coming up, rather than the uncertainty of a regular Town Meeting.

Motion to support the petitioner to go to January Special Town Meeting to request approval of 27 million dollars for the Sudbury Community Center.

Aye: 0

Nay: Susan Abrams, Tom Travers, Susan Asbedian-Ciaffi, Joe Scanga, Michael Cooper, Matt Dallas

Motion to draft a clarifying statement regarding the committee's position on the Sudbury Community Center:

*The Capital Improvement Advisory Committee ("CIAC") supports the concept of building a Sudbury Community Center which addresses the needs of multi generations.*

*The CIAC feels that process as determined by the Fairbank Task Force has not run its full course. The CIAC would like the process to continue which will enable the Fairbank Task Force to assemble and communicate more information to the various review committees and the town before it is presented for approval at a Special or Annual Town Meeting.*

Aye: Susan Abrams, Tom Travers, Susan Asbedian-Ciaffi, Joe Scanga, Michael Cooper, Matt Dallas

Nay: 0

### **Item 3: Committee Administrative Items**

Jamie has agreed to remain as Chair for 2020, Tom has agreed to be Vice Chair for 2020, and Sue has agreed to remain as Clerk for 2020.

Motion to accept the nominations of Chair, Vice Chair and Clerk

Aye: Susan Abrams, Tom Travers, Susan Asbedian-Ciaffi, Joe Scanga, Michael Cooper, Matt Dallas

Nay: 0

Meeting adjourned at 8:10pm

Respectfully submitted, Sue Abrams, Clerk

Handouts:

Property Tax Impact Calculator

Debt Service Calculator