

**Community Preservation Committee
October 2, 2002
Town Hall**

Present: Mark Kablack, Sigrid Pickering, Carole Wolfe, Steve Swanger, Judy Sheldon, , Kirsten Roopenian, Chris Morely, Sheila Stewart, Jody Kablack (Town Planner)

Mark Kablack opened the meeting at 7:35 pm. The committee reviewed the minutes of Sept. 19, 2002 and approved them with minor corrections.

Draft Meeting Schedule

(all meetings at Town Hall except 10/30 and 12/4)

Wed. Oct. 2 – Finalize criteria for each area; review submission form; discuss RFP for distribution (Kirsten to follow up with SERF’s process).

Thurs. Oct. 17 – Open Space and Park & Rec projects: presentations and discussion.

Wed. Oct. 30 – Housing and Historical projects: presentations and discussion (Goodnow Library)

Thursday Nov. 7 (tentative) - Develop project list for Spring 2003 ATM. Plan forum

Thurs. Nov. 14 – Plan Public Forum and deliberate on proposals, call backs on presentations if needed

Wed. Dec. 4 – Public Forum (Goodnow Library)

Mon. Dec. 9 – Finalize project list for TM warrant

Meeting of Nov. 6th changed tentatively to November 7. S. Pickering will work on a proposed schedule for 2003. Best dates are Wednesday and Thursday.

Public outreach efforts

A fair number of reports were given out on Sudbury Day.

The Town Crier reporter has spoken with M. Kablack and S. Pickering, and she will attempt to make the next 2 meetings.

Sigrid has written a letter to the editor and will submit it for the Oct. 10th edition.

CPC website is up and running. Go into www.town.sudbury.ma.us , go into Committees and you will find the Community Preservation Committee. The draft report, project submission form, agendas and minutes are all available on the website. An email address (cpc@town.sudbury.ma.us) has been set up that sends all CPC mail to all members, plus the Town Planner and the Town Manager. .

Cable will be invited to film the next several meetings (K. Roopenian will call).

Selection Criteria

Representatives from all 4 areas submitted proposed specific criteria

Open Space Criteria (list approved by the Conservation Commission):
CPC approved the open space criteria as proposed, with 2 minor revisions.

Open space proposals which address as many of the following criteria as possible will receive preference:

- Permanently protect important wildlife habitat, including areas that
 - are of local significance for biodiversity;
 - contain a variety of habitats, with a diversity of geologic features and types of vegetation;
 - contain a habitat type that is in danger of vanishing from Sudbury; or
 - preserve habitat for threatened or endangered species of plants or animals.
- Preserve Sudbury's rural and agricultural character.
Provide opportunities for passive recreation and environmental education.
- Protect or enhance wildlife corridors, promote connectivity of habitat or prevent fragmentation of habitats..
- Provide connections with existing trails or potential trail linkages.
Preserve scenic views.
- Border a scenic road.
- Protect drinking water quantity and quality.
- Provide flood control/storage.
- Preserve important surface water bodies, including wetlands, vernal pools or riparian zones.
- Preserve a primary or secondary priority parcel in the Open Space Plan.

Historical Criteria

John Fraise, Chairman of the Historical Commission, was present. Criteria was developed without brand new information received from the Community Preservation Coalition. J. Fraise requested that the criteria be held until he can review the coalition information and go back to the Historical Commission. The CPC expressed concern that timing is an issue, and that project proponents will not be given adequate time to see the specific criteria. The CPC decided to revise the criteria handed out tonight, using some of the coalition information. The Community Preservation Coalition information is an excellent guide for specific projects, and will be used when reviewing proposals.

Historical proposals which address as many of the following criteria as possible will receive preference:

- Protect, preserve, enhance, restore and/or rehabilitate historic, cultural, architectural or archaeological resources of significance, especially those that are threatened;
- Protect, preserve, enhance, restore and/or rehabilitate town-owned properties, features or resources of historical significance;

- Protect, preserve, enhance, restore and/or rehabilitate the historical function of a property or site;
- Project is within a Sudbury Historic District, on a State or National Historic Register, or properties eligible for placement on such registers, or property is in the Sudbury Old Home Survey;
- Proponent is able to demonstrate a public benefit; or
- Project demonstrates the ability to provide permanent protection for maintaining the historic resource.

The CPC approved the historical criteria as amended.

Community Housing Criteria

List proposed by S. Swanger and J. Sheldon.

Community Housing proposals which address as many of the following criteria as possible will receive preference:

- Contribute to the goal of 10% affordability;
- Promote a socioeconomic environment that encourages a diversity of income, ethnicity, religion and age;
- Provide housing that is harmonious in design and scale with the surrounding community;
- Intermingle affordable and market rate housing at levels which exceed state requirements for percentage of affordable units;
- Ensure long-term affordability;
- Promote use of existing buildings or construction on previously-developed or Town-owned sites;
- Convert market rate to affordable units; or
- Give priority to local residents, Town employees, participants in the Sudbury Metco program and employees of local businesses.

CPC approved the affordable housing criteria as amended.

Recreation

List proposed by the Park and Recreation Commission. P. Griffin was not present to discuss this list.

Park and Recreation proposals which address as many of the following criteria as possible will receive preference:

- Support multiple recreation uses;
- Serve a significant number of residents;
- Expand the range of recreational opportunities available to Sudbury residents of all ages;

- Jointly benefit Conservation Commission and Park and Recreation Commission initiatives by promoting passive recreation, such as hiking, biking, and cross-country skiing, on town owned property;
- Maximize the utility of land already owned by Sudbury (e.g. school property); or
- Promote the creative use of railway and other corridors to create safe and healthful non-motorized transportation opportunities.

CPC approved recreation criteria as amended.

RFP Form and Guidelines

The CPC reviewed the draft form and guidelines and approved an amended version. The form and guidelines, along with a list of the general and specific criteria will be distributed to town boards, departments, committees and other interested groups. A press release will be sent to the Town Crier advertising requests for proposals from the general public. A deadline of October 30 was set for submittal of all proposals.

Meeting adjourned at 10:30pm.

Minutes taken by J. Kablack. Minutes approved on 10/17/02.