

Minutes for Hull CPC Meeting: 1.8.24

Call to Order

A Hull Community Preservation Committee Public Forum was held remotely on Monday, Jan 8, 2024. It was called to order at 6:30 p.m. by CPC Chair Rachel Kelly.

(This meeting is being held remotely via Zoom as an alternate means of public access pursuant to an order issued by the Governor of Massachusetts dated March 12, 2020 suspending Certain Provisions of the Open Meeting Law. You are hereby advised that this meeting and all communications during this meeting may be recorded by the Town of Hull in accordance with the Open Meeting Law.)

Committee Attendees

- | | | |
|-------------------------------------|-----------------|-------------------------|
| ➤ Tammy Best, Vice Chair | ➤ Jim Ianiri | Unable to Attend |
| ➤ Rachel Kelly, Chair | ➤ Nathan Peyton | |
| ➤ Carol Costello, CPC Administrator | ➤ Jim Richman | |
| | ➤ Dennis Riley | |

AGENDA

- Call meeting to order
- Approval of minutes from CPC Meeting held on 12.4.23
- Project Proponents present to the board

Application	Final Amount	Proponent
OPEN SPACE/RECREATION CATEGORY:		
1 Dog Park Feasibility Study	\$ 10,000	Town/Chris Dilorio
2 Mariners Park Enhancement	\$ 20,000	Town/Chris Dilorio
4 Resurface Pickleball Courts	\$ 10,000	Town/Paul Newman/Pickleball Players
5 Shade Structures	\$ 20,000	Town/Chris Dilorio
HISTORIC CATEGORY:		
6 Carousel Light Bulbs	\$ 25,000	Friends of the Paragon Carousel - Jon Ericksen
7 Veterans Memorial Grave Markers	\$ 7,700	David Irwin/Hull Cemetery
8 Hull Lifesaving Museum	\$ 72,130	Mike McGurl
9 St Nicolas UM Church	\$ 27,000	James Pitrolo
COMMUNITY HOUSING CATEGORY:		
10 Habitat for Humanity Workforce Homeownership	withdrew	Cynthia Koebert, AHC Chair
\$ 191,830		

- Project Liaisons updates on prior CPA grants/projects
- Review and approve any outstanding invoices
- Adjourn

Approval of Minutes:

Motion: Jim R. made the motion to approve the 12.4.23 CPC minutes, 2nd by Jim I.

Vote: all in favor – Nathan, Tammy, Jim I, Jim R, Dennis, Rachel

Proponents Present to CPC

Review Applications (deadlines: Preliminary 9.28.23 / Final 10.31.23)

Dog Park – request: \$10,000

Proponent: Town, Chris Dilorio

We would like to bring a consultant to see if the interest is there and what the cost would be. We would like to do a study, \$10,000 for feasibility study. Many towns have done these and there are consultants. Concord has done one.

Nathan: operations and maintenance for this project. Uncertain about the demand? Is it best to do the study right away? Could we look for locations for multiple open space use?

Chris: Starts with a survey, just part of the component of this project.

Jim I suggested to loop in HRA as current discussions surrounding use of that property include adding a dog park area.

Tammy suggested to look at number of dogs licensed in town.

Shade Structures – request: \$20,000

Proponent: Town, Chris Dilorio

Rachel: what is this \$20K going to be used for, what locations, specifics would be helpful.

Chris: let me talk to Park & Recreation and see if they can focus on 3-4 locations.

Nathan: more specifically on what would be installed and where. Any thoughts on a place to charge your phone?

Something solar powered?

Chris: I'll do some research on that.

Mariners Park Enhancement – request: \$20,000

Proponent: Town, Chris Dilorio

Put some chairs, shade structures, improve this space. Susan Short-Greene put this in and we are following up with this.

DPW can store these in the winter. Would like to see parks user friendly, somewhere to sit, eat, shade

Rachel: more specifics would be helpful.

Jim I.: more details are important

Dennis: Adding internet access. Tables with chessboards

Pickleball Courts – request: \$10,000

Proponent: Town, Chris Dilorio

Chris: court painting, requesting \$10K to paint the red area around the courts. We did the proper surfacing on the courts themselves, but we just painted the area around, we would like to repair this red area, so it is completed nicely. \$9,200 would finalize this project.

Jim R: this is maintenance. Who should be maintaining this?

Nathan: this is a capital asset that people like. We should move forward, lesson learned they didn't finish it the correct way. While I do agree with Jim, it's 10K, is there anything else that needs to be done, then it is the Town's property to maintain.

Chris: we would like a higher gauge fence out there. Bigger discussion with Park & Recreation.

Jim I: Chris can you send the original application for us to review?

Nathan: This should be part of an asset management plan.

Update on current town projects:

Village playground: still working on design

Friendship Playground: public hearing end of January early February. Close to be completed. Applying for OS grant for that.

L Street playground: working with Western Sampson

Fire Station: The design will start now that it has been cleaned out. Getting historic documents out of 2nd floor and moving to middle school.

The Tower: back out to bid this week. Made some changes on things that will be in the scope. Applying for Mass Historic grant due in March. April/May start construction there.

Waterfront access study: 3 bids in RVP, Woods Hole group 30K getting group together late January early February

Gunrock and Hampton Circle Playgrounds still going on?

- Gunrock, benches. People want to donate benches. Picnic table going in.
- Hampton circle needs plantings there. want to see memorial plaque on street side we are working on that.

Proponents Present to CPC, cont.

Paragon Carousel Light Bulbs – request: \$25,000

Proponent: Tim Reynolds

More efficient, reducing energy consumption & heat load in building. \$25 per bulb – 1,000 bulbs needed

Nathan: suggest adding in a note that this also helps towards Hull's overall clean energy goals

Veteran's Memorial Grave Markers – request: \$7,700

Proponent: David Irwin

We have purchased them already, we saved \$\$ by ordering now, the price has gone up, they are now \$9K. We will have them for veterans day this year. We understand that if this project is not approved at the annual town meeting, we will be responsible for the cost.

Hull Lifesaving Museum – request: 72,130

Jim R reported back to CPC after speaking to Mike McGurl.

I'll set up a meeting with Mike McGurl, Dennis and Nathan included.

St Nicolas UM Church

Proponent: Jim Pitrolo

Jim: we have a support letter from the Historic Commission supporting the project.

Nate: Want to address public funds paying for private property

Jim I: More common in other communities with more privately owned hist buildings

Rachel: Similar to funding we've done for carousel as privately owned. Request that historical information on building be included for greater community asset value. Dennis to follow.

Jim R: 4 chaplains from the 4 arms of the military do annual service there.

Jim I: How'd you arrive at \$27k?

Jim P: Got 2 bids, local contractor at \$47k & Historic Restoration Steeple Jacks at \$23.5k. Due to the latter's experience we selected and added for contingencies.

Jim R: Timeframe?

Jim P: As soon as funds are available, we will begin the project.

Fire Station ATM 2023:

Rachel: proposes to put another \$500K towards the project; bonding only \$500, not \$1MM.

Review and approve any outstanding invoices

Motion: Jim I. made a motion to approve the invoice for Carol Costello FY24-6 for services rendered Dec 5-Jan 8, 2024, dated Jan 8, 2024, in the amount of \$740. 2nd by Jim

Vote: all in favor --Tammy, Dennis, Jim R, Jim I, Nathan, Rachel – Carol will send off to Mike B.

Attendees captured on zoom call screen:

 Carol CPCAdministrator	 Rachel Kelly	 Nathan Peyton
 Christopher Diiorio	 Tammy Best	 david irwin
 Jim Ianiri	 Dennis Riley	 Jim Pitrolo
	 Jim Richman	 Tim Reynolds (He/Him/It)

Adjourn

Motion: Jim I. made a motion to adjourn at 8:30 pm, 2nd by Jim R. Vote: all in favor – Nathan, Dennis, Tammy, Jim I, Jim R, Rachel

Respectfully submitted by: Carol Costello, edits by Tammy Best and Rachel Kelly

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