

**COMMUNITY PRESERVATION COMMITTEE**  
**2/10/2021**  
**ZOOM MEETING, DUNSTABLE, MA.**

**The meeting was called to order at 6:33 by Joan Simmons**

**Present:** Members: Joan Simmons, Susan Psaledakis, Carol Bacon, Catherine Irzyk, George Basbanes, Leah Basbanes, Alan Chaney, Alan Starbird, Tiffany Naughton

Other: John Robichaud, Marlena Gilbert, Sherry Kersey, Chrissey McLane, Heather Van Pelt, Tom Paradis, Raja Nanijaial. Lynne Spencer, Anne Davis, Jake Volker

**ORDER OF BUSINESS:**

**Vote to reorganize the committee.**

Joan Simmons, Chairwoman, was nominated to continue her position by Susan and seconded by Alan Chaney. The vote was unanimous. Catherine was nominated to continue as secretary by Alan Chaney and seconded by Joan. Unanimous vote by committee.

**Groton-Dunstable Regional School District Application Form. Funding for renovations of the High School Stadium and Softball Fields.**

Marlena Gilbert presented the proposed project. John Robichaud, GDRSD Director of Buildings and Grounds, identified 2 field restoration projects that need to be completed for the fields to be considered safe and usable for the students athletic events and community use. A total upgrade and restoration of the Stadium High School natural turf field is necessary. The second project addresses the tree overgrowth and wet field preventing the use of the softball field. A thorough plan by Pine and Swallow Environmental was outlined to establish and maintain a high quality intensely used football field. John Robichaud, GDRSD Director of Buildings and Grounds, and Bob Pine, Project Consultant of Pine and Swallow Environmental will oversee the restoration and compliance of the plan. The softball field at the high school is unusable during the spring due to the wetness of the field. Contracting with a tree service allowing for more sun will render the field safe for play. This field is not included in the funding project as it is maintenance as opposed to restoration. The total cost of the restoration for the football area is \$404,500 and the CPC funding requested is \$74,268. The project meets criteria via the Community Preservation Act for recreation projects. After discussion by the committee Sue P. made the motion to recommend at Town Meeting up to \$74,268 to be taken from the CPC Undesignated fund for the purpose of renovation of the GDRHS Stadium field. Alan C. seconded the request and the motion was unanimous.

**Discussion on the future restoration of the exterior of the Union School Building.**

**A request may be approved for an Historical Preservation Consultant assessment of the exterior.**

Anne Davis, chairman of The Historical Commission, introduced Lynne Spencer from Spencer, Sullivan & Vogt, Architecture-Preservation. Lynne stated because the Union School is historic with distinguished architecture the exterior must be preserved as is. She shared her thoughts regarding a survey/analysis of the building and the cost. She suggested she start with assessment, prioritize, restoration, rehabilitation and plan.

Lynne noted she had forwarded examples of work done on other old buildings and mentioned that Doug Manley was involved in Restoration of our Town Hall and now works for SSV.

In order to assess the condition of the roof Sue suggested drone pictures and she would pursue the possibility.

Tiffany reminded us the Groton students will no longer be in Dunstable as of 2024. She also noted it is acceptable to use CPA funds to “protect” the building.

Sue made the motion we expend up to \$10,000 from CPA Administrative funds to have Lynne do the analysis of the school. Alan S. seconded and the vote was unanimous.

Tiffany offered to be the contact person for this project.

### **Other Business:**

#### **Meeting minutes:**

Alan moved to approve the minutes of 9/30/2020. Tiffany seconded. The vote was unanimous.

#### **CPA Coalition Dues:**

Carol moved that we continue membership in CPA Coalition and pay dues \$1750 from the Administrative Fund. Catherine seconded and the vote was unanimous.

#### **Updates of previously approved projects:**

Tiffany stated the dug out at Larter Family Field has been completed.

Phil Denyse is working with Town Engineer, Dennis Unger, on technical proposals for tennis court project.

There be no further business the meeting adjourned at 8:15PM.

Submitted by Catherine Irzyk, Secretary