

West Tisbury Community Preservation Committee

Meeting Minutes - January 3, 2007

In attendance:

Sean Conley, Al DeVito, Lesley Eaton, Ginny Jones, Dale Julier, Bruce Keep, Caroline Locke, Susan Phelps, Peter Rodegast, and Kristen Clothier.

The meeting began at approximately 5:30 p.m.

The minutes of the 11/29/06 and the 12/13/06 CPC meetings were reviewed. Upon a motion made by Al and seconded by Ginny, the minutes of both meetings were unanimously approved, with a few minor revisions.

The committee decided that the minutes could be reduced in length to save time in putting them together. They agreed that the minutes could be simplified to summaries including the essence of key points and discussions.

Kristen shared information regarding available funds with the committee; the information came from a discussion she had with the town accountant, Bruce Stone. In brief:

- The CPC can't spend estimated funds for FY08 prior to July 1, 2007. These estimates should not be added to the numbers currently in the Community Preservation Fund at this point. Assuming a 100% state match in November 2007 (the percentage of the match is unknown at this point in time), approximately \$560,000-\$580,000 would be available in FY08. Kristen will speak with Bruce in a few weeks as he will have more specific figures by then for the town portion.
- It's possible that it would be OK to draft separate warrants for these funds for the April 2007 town meeting, stipulating that they cannot be disbursed before July 1, 2007; Kristen will check with the state to confirm whether or not funds can be voted on in advance like this.
- The CPC needs to develop its budget and warrant articles in advance of the printing of the town annual report in February. The CPC also needs to get on the Finance Committee schedule.

Kristen provided the committee with figures for the total amounts contained in the reserved funds and unreserved funds. She will provide a complete spreadsheet to the committee at the next meeting.

The committee then went through the general criteria/decision guidelines sheets for four of the projects one-by-one. The four projects discussed were:

FY07-4: Update of West Tisbury Historic Resources Inventory

FY07-5: Sepiessa Apt. Expansion Pre-development

FY07-6: Rental Conversion Program

FY07-9: Jenney Way

Follow-up is needed with applicants as described below:

FY07-5: Sepiessa Apt. Expansion Pre-development

- David will be asked to go before the ZBA and the Board of Health to tell them what they are thinking about in terms of this project, preferably sometime in February (before the public hearing and before Town Meeting).
- Outreach to neighbors is needed.
- Find out if David (or someone in his office) has experience with this type of project (permits).

FY07-9: Jenney Way

- Request updated schedule from the Island Affordable Housing Fund with more specific information.

As the committee worked through the general criteria/decision guidelines sheets for each project, suggestions for revisions to the sheets themselves were made, to clarify various criteria and guidelines. Kristen will incorporate the suggested revisions into the sheets for future funding rounds.

The committee then discussed the Jenney Way project in terms of whether or not they felt it should be recommended to Town Meeting. This project is situated in Edgartown and some thought it might be difficult to get people to vote to fund an out-of-town project. Some felt that it would be extremely controversial. Others stated that affordable housing is a regional issue, and that the project should be brought to the town for a vote. It was noted that this project is going to all the towns' CPCs requesting funding. This discussion led to a more general question: whether or not the CPC should put projects before the town this year that are controversial and about which the CPC is divided. The committee will discuss this further to determine the approach that will be taken.

The committee was concerned that it wouldn't have enough time to go over the two remaining projects and vote to recommend projects at the January 24 meeting that was previously scheduled, so an additional meeting was scheduled for Wednesday, January 10, 2007 at 5:30 p.m. at the Howes House.

The meeting adjourned at approximately 7:15 p.m.

Respectfully submitted,

Kristen Clothier
Administrative Assistant
WT CPC

These minutes were approved by the Community Preservation Committee on 1/10/07.