



**Town of Barnstable**  
**COMMUNITY PRESERVATION COMMITTEE**



[www.town.barnstable.ma.us/CommunityPreservation](http://www.town.barnstable.ma.us/CommunityPreservation)  
Email: [CommunityPreservationCommittee@town.barnstable.ma.us](mailto:CommunityPreservationCommittee@town.barnstable.ma.us)

Committee Members

Lindsey B. Counsell – Chair ◦ Tom Lee – Vice Chair ◦ Marilyn Fifield – Historical Commission ◦ Terry Duenas – At Large ◦ Katherine Garofoli – At Large  
Vacant – Planning Board ◦ Tom Lee – Conservation Commission ◦ James Tenaglia – Recreation Commission ◦ Deborah Converse – Housing Authority  
Britt Beedenbender – Town Council Liaison

**7 OCT '20 PM4:00**  
**BARNSTABLE TOWN CLERK**

**Monday, January 27, 2020**  
**Regular Public Hearing APPROVED Minutes**  
**367 Main Street, Hyannis, MA – James H. Crocker, Jr. Hearing Room**  
**5:30 PM**

<b>Lindsey Counsell – Chair</b>	<b>Absent</b>
<b>Marilyn Fifield – Clerk</b>	<b>Absent</b>
<b>Terry Duenas</b>	<b>Present</b>
<b>Tom Lee-Vice Chair</b>	<b>Present</b>
<b>Katherine Garofoli</b>	<b>Present</b>
<b>James Tenaglia</b>	<b>Present</b>
<b>Deborah Converse</b>	<b>Absent</b>
<b>Britt Beedenbender, Town Council Liaison</b>	<b>Present</b>

**Call to Order**

A quorum was not reached for this meeting, so Acting Chair Tom Lee reviewed agenda items that did not require a quorum.

**Updates**

Acting Chairman Tom Lee shared the following project updates:

- Cape Cod Horticultural Society will return in late Spring 2020 with a Letter of Intent.
- The Affordable Housing Growth & Development Trust and West Barnstable Community Building Applications were scheduled for Public Hearing on the Town Council agenda for January 23, 2020. *Councilor Britt Beedenbender reported that both Applications were approved unanimously at the Town Council Public Hearings, and she felt that the transfer of Community Housing funds to the Trust will expedite the creation of affordable housing by reducing the approval/allocation time required in the Community Preservation process. She said that funding Community Housing projects with CP Funds through the Affordable Housing Trust will streamline the process, and she noted that the Community Preservation Committee will receive a quarterly progress report. She added that the transfer of new Community Housing funds will require a yearly Application to the CPC and appropriation by the Town Council.*
- Draft Conservation Restriction and plan for the Orenda Application are under review and approval and on the LAPC February 10, 2020, agenda.
- Cape Playhouse in Dennis received approval for Dennis Community Preservation

Historic funds and will be submitting an application to Barnstable CPC for the February 24, 2020, agenda. *James Tenaglia noted that a study showed that only 3% of patrons of the Cape Playhouse came from Barnstable.*

- St. Mary's Episcopal Church Historic Preservation Restriction is with the State for approval.
- A Community Preservation Open Space Application for acquisition of 15.96 acres located at 28 Falcon Road, West Barnstable, is anticipated from Barnstable Land Trust for the February 24, 2020, CPC agenda.

### **Correspondence**

Acting Chairman Tom Lee noted receipt of the following correspondence:

- Community Preservation Fund – Schedule of Unreserved Balances by Program Area As of January 17, 2020, prepared by Mark Milne, Director of Finance.
- Notice from the Community Preservation Coalition - Surplus Funding for CPA Confirmed.
- E-mail from Housing Assistance Corp. - Invitation to attend free training on strategic rezoning and the use of form-based code to promote housing creation on February 10, 2020.
- E-mail from Town Council Office – Board and Committee members' compliance required with Conflict of Interest Law online training.

### **Member Discussion:**

- Historic project review process.  
Continue to work on requirements and priorities for historic projects for the handbook. *Tom Lee reported that a draft for the historic process will be available for the February 24 meeting.*
- 2020 CPA Draft Plan and Handbook Updates. *Tom Lee reported that the 2020 CPA Draft Plan will be available for the February 24 meeting.*
- Annual meeting will be scheduled before the March 16, 2020, meeting, with *the 1<sup>st</sup> hour of the March 16, 2020, Annual CPC Meeting dedicated to public comment.*
- The CPC members present discussed the scheduling of a special meeting at the beginning of February in order to assist in keeping the Mid-Point Apartment Community Housing Application moving forward on schedule.
- Items on the January 27, 2020, Community Preservation Committee agenda were postponed to the February 24, 2020, CPC agenda.

### **Adjournment**

After breaking a few times in anticipation of reaching a quorum, the meeting adjourned at 6:10 p.m. without reaching quorum.

**Next Regularly Scheduled CPC Meeting – February 24, 2020**

***List of documents/exhibits used by the Committee at the meeting:***

- Exhibit 1 – Community Preservation Fund – Schedule of Unreserved Balances by Program Area As of January 17, 2020 prepared by Mark Milne, Director of Finance.
- Exhibit 2 - Notice from the Community Preservation Coalition RE: Surplus Funding for CPA Confirmed.
- Exhibit 3 - E-mail from Housing Assistance Corp. Invitation to attend free training on strategic rezoning and the use of form-based code to promote housing creation. February 10, 2020.
- Exhibit 4 - E-mail from Town Council Office – Board and Committee member's compliance and online training – Conflict of Interest Law.

Respectfully submitted,  
Ellen M. Swiniarski  
Community Preservation Committee Assistant  
*and edited by CPC Clerk Marilyn Fifield*

Please Note: The list of matters are those reasonably anticipated by the chair, which may be discussed at the meeting. Not all items listed may be discussed and other items not listed may also be brought up for discussion to the extent permitted by law. It is possible that if it so votes, the Committee may go into executive session. The Committee may also act on items in an order other than they appear on this agenda.

**\* Public files are available for viewing during normal business hours at the Community Preservation office located at 367 Main Street, Hyannis, MA**