



Office of The
Community Preservation Committee
Town Hall, 10 Central Street, Manchester-by-the-Sea, MA 01944-1399

Meeting of the Community Preservation Committee August 24, 2023 at the Chowder House.

Present: Chairman Jack Burke, Members Joan McDonald, Ron Mastrogiacomo, Sara Oseasohn, Dean Nahatis, Beth Heisey, Christopher Wood-Kelly, Muffin Driscoll; Absent: Joe Sabella

Chairman Burke called the meeting to order at 4:05 p.m.

Dean Nahatis and Muffin Driscoll were officially recognized as new members.

Approve Minutes

Upon motion made by Ms. Heisey and seconded by Ms. Oseasohn the minutes of the June 29, 2023 meeting were unanimously approved. Ms. Driscoll deferred.

There was some discussion about the State matching funds that might be available in the next round of funding. There might be 20% instead of 30% we have seen in the past.

Review ongoing/newly voted projects

Manchester Affordable Housing Trust – money that has been granted by the CPC has accumulated in the Trust’s account. The Trust has put out a RFQ (request for qualifications) to try to find a developer who might be interested in the project that might include renovation and adding units to the Manchester Housing Authority sites.

The Historic sign for Masconomo Park is in progress.

The Historic Fire Equipment project is ongoing.

Town Hall Records - there is \$13,000 remaining to be spent.

Morse Pier Project - there is \$1,000 remaining.

Tucks Point – Jack has been working with the DPW and Town Administrator to get the Chowder House and Bathroom Roofs replaced this fall.

Rotunda Preservation – There will be an informational meeting on the subject for the residents to comment on September 14, 2023.

Library project – ongoing.

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Seaside 1 project – ongoing. Discussion about who owns the Torrent that is housed there. Town or Museum?

Cemetery Restoration – ongoing.

Land Search – assessors – ongoing.

Picnic Tables – Parks and Rec. Some have been purchased and more will be.

Landscape restoration – ongoing.

Defibrillator – training will happen in the near future.

Trail maps – ongoing.

Causeway Brook – Long discussion about this. Ms. Oseasohn shared info on the consultant's proposal.

Western Woods – ongoing.

New Signs for Parks and Rec – ongoing.

Pickleball sound mitigation. Town is consulting with US Pickleball. Beverly is dealing with the same sound issue and Town is hoping to learn from their experience.

Sweeney Park - Nothing new to report.

Maintenance issues

Discussion about how to implement maintenance plans into projects we fund to be sure the group requesting grants from the CPC are prepared to keep up with ongoing maintenance.

Rotunda project – discussion about how the CPC will be involved...many questions to be answered on the subject.

Annual statutory public hearing/Application kick off for FY25 will be September 28, 2023.

Ms. Heisey nominated and Ms. Oseasohn seconded that Mr. Burke continue as Chairman. It was unanimously agreed!

Mr. Burke nominated and Ms. Driscoll seconded that Ms. McDonald continue as Vice-Chair. It was also unanimously agreed.

Mr. Mastrogiacomo moved to adjourn and Ms. Heisey seconded. Unanimously agreed.

Submitted,
Joan McDonald, Vice Chair

Approved by the CPC September 28, 2023