

**Provincetown Historical Commission**  
**February 29, 2008**  
**Approved Minutes**

Meeting called to order 9:02a.m.

Members present: Taylor Polites, Steven Milkewicz, Eric Dray, Stephen Borkowski, Char Priolo and Doug Johnstone.

Members absent: Steve Desroches (excused), Polly Burnell (unexcused).

**1) Review and approve amended Agenda**

Having added the review of the Minutes of Feb. 22, 2008's minutes, Polites moved to approve the agenda; Priolo seconded VOTE: 5-0-0.

Priolo amended said minutes to include, where a double asterisk (\*\*) was found, an action item is indicated. Borkowski moved to approve amended minutes; Polites seconded. VOTE: 5-0-0.

**2) Community Preservation FY '09 Funding Requests for Historical Preservation**

**a) Review Proposals**

Jim Bakker and Ellen Burbank of PMPM came before the HC to present their project, this being a second request of the CPC, for \$40K of a projected \$70K budget ...which could instead actually total \$50K.

Discussion ensued, with an overall HC opinion that the budget estimates are high. Bakker admitted the total estimate is outwardly high, inclusive of either a restoration or a replacement outcome. Having retained Patrick Patrick of Olde Time Repairs, the priority is to maintain the integrity of the building (former Caretaker's Cottage); and built into the cost is the remilling of window pieces; total window costs @ \$600 x 12, roof, and interior costs.

Upon "miscellaneous costs" being questioned, explanation was costs reflected mostly floor, internal patching, and, in case problems were encountered in the installation of the handicapped bathroom.

Dray expressed the HC's concern that the total 'pie' of the CPC being \$750K, and that PMPM having already requested CPC funding--could other funding be explored, and has it? That a comfortable cap for any organization's request is \$100K. And that smaller/partial CPC funding could be leveraged in request for financial help from other agencies.

Burbank responded MPPF has not yet been approached, probably due to timing or some other prohibitive factor. That Tourism Cares (has granted \$15K, but not payable until late Summer or Fall. That "1772", historic funding foundation will be approached, as will various local banks; but not yet.

Dray favored and suggested seeking other-sourced grants, 50-50 matching grants, and taking more time, working out further details and surer figures from other funding sources.

Burbank's concern was that taking suggested time may jeopardize getting on the warrant for Town Meeting in April. Borkowski's concern was that further extended waiting time would allow further deterioration to the cottage; Johnstone and Polites spoke toward 'letters of intention' to the Board of Selectmen essentially being a warrant "place holder" for coming Town Meeting.

Dray's confidence of November Special Town Meetings becoming a regularity was shared. And he invited the presenters to return to HC down the line for a letter of support.

At least visibly, this idea was agreed upon as the presenters departed.

Polites and Borkowski acknowledged their presence on the collections Committee of PMPM, to acknowledge any perception of a conflict of interest.

Wholly, the HC concluded a grant of \$10K was supportable.

**b) Recommendations to Community Preservation Committee**

Dray mentioned the CPC needs to look at the conservation restriction attendant to grants; and to specify that appropriate restrictions "remain in perpetuity".

A discussion ensued treating the differences / comparisons of all 3 proposals (PMPM, FAWC, Library) having come before HC. In review of the discourse above:

Polites moved that The Historical Commission recommends a grant of \$10,000 in Community Preservation Act funds to finance a new roof using cedar shingles or other appropriate materials and the restoration or replacement-in-kind of the true-divided wooden diamond-paned wooden windows for the historic "Lodge" on the Pilgrim Monument grounds. The Historical Commission supports the efforts to preserve and restore this important historic building and encourages the PMPM to seek additional sources of public or private financing for this project. We also encourage the Community Preservation Committee to include a conservation restriction attendant to this grant mandating the windows and roofing be maintained in an historically appropriate manner.

Milkewicz seconded. VOTE: 5-0-0.

A discussion in review of the FAWC request of \$50K was that it is asking for a minimal percentage of its total \$1million budget, it has sought a vast array of funding, its BOD is active in doing so, and it has extensively applied for various grants.

Dray moved The Historical Commission strongly supports the application of the Fine Arts Work Center and recommends the full grant of \$50,000 to finance the restoration and rehabilitation of the historic Days Lumber Yard. Due to the diverse funding sources and level of detail included, the Historical Commission regards this application as a model for the best use of Community Preservation Act funds. We also encourage the Community Preservation Committee to include a conservation restriction attendant to this grant preserving in perpetuity the character defining features of this building.

Priolo seconded. VOTE: 5-0-0.

We further concluded that a letter to the above support should be drafted and read at Town Meeting.

Lastly, a discussion ensued regarding the Provincetown Library's CPC request of \$100K. For the same functional reasons applied (to FAWC) above, HC recommends to CPC the full funding of this request.

Polites moved This Historical Commission strongly supports the application of the Provincetown Public Library and recommends the full grant of \$100,000 for the restoration of the Library building facade (the former Center Methodist-Episcopal Church) in recognition of the use of a diverse number of funding sources for the project, the importance of this historic structure as an integral part of Provincetown's history and historic aspect and the centrality of this building as a meeting place and cultural center of this community. We also encourage the Community Preservation Committee to include a conservation restriction attendant to this grant preserving in perpetuity the character defining features of this building.

Milkewicz seconded. VOTE: 5-0-0.

### **3) New Business**

There being no new business, the meeting was adjourned at 10:20 a.m.

### **4) Set Agenda and Date for next Meeting**

Friday, March 7, 2008, at 9a.m.