

# TOWN OF PROVINCETOWN - BOARD OF SELECTMEN

REGULAR MEETING – DECEMBER 13, 2010 6 PM

## TOWN HALL – JUDGE WESH ROOM

Chairman Michele Couture convened the meeting at 6:00 PM noting the following Board of Selectmen attending: Michele Couture, David Bedard, Austin Knight, and Elaine Anderson

Excused Absence: John Santos

Other attendees: Town Manager Sharon Lynn, Assistant Town Manager David Gardner

Recorder: Vernon G. Porter

### 1A HOUSING UPDATE – COMMUNITY DEVELOPMENT COALITION

Elizabeth Bridgewater, Exec. Director, CDC and Housing Rehab Program Manager Wendy Palliser

Affordable Housing Rehab Program. Opening up 4 years of the rehab programs serving up to 68 households and \$1.86 million in Provincetown and Wellfleet. Provincetown will not be included in the grant next year based on limitations from CDBG. Focus is on Provincetown during the current fiscal years program. Word of mouth has worked to increase the interest amongst Provincetown homeowners.

Light to moderated rehab loan grants are available to for homeowners. Interested people may contact Wendy at 508-240-7873 x13.

### 1B PROVINCETOWN HARBOR STORMWATER MITIGATION PROJECT

Sandra Turner, DPW Deputy Director; Russell Kleekamp, Project Manager, GHD Inc., dba Stearns & Wheler; Robert Roseen, The UNH (University of New Hampshire) Stormwater Center, Director, D.WRE., P.E., Ph/D., Thomas Ballester, and UNHSC, Senior Scientist, P.P., Ph.D. PH, CGWP, PG

Presentation, discussion & update on stormwater mitigation projects.

The University of New Hampshire Stormwater Center act as a “consumer reports” of porous pavements and have studied the effectiveness of this paving method extensively, including saturation rates, pavement mix formulas, paving methods, etc. Porous paving allows Provincetown to deal with storm water management at the same time that we achieve Commercial Street repaving. DEP 604b grant awarded for %50 design allowed us to initiate design drawings from Atlantic Ave to West End Parking Lot. Town was recently awarded a \$1 million PWED Grant for the final design and construction for the repaving of Commercial Street from Johnson St to Atlantic. The likely reason we were finally awarded the grant was because our grant application not only included the economic benefits of repaving, but more importantly, the water quality benefits of stormwater management throughout the downtown area. Repaving project will include curb and sidewalks. The project is expected to start in the spring of 2012. Much coordination will be necessary with adjacent property owners and businesses because of the constraints along Commercial Street. The stormwater project will seek to address many existing ponding and private property flooding situations. The existing storm drain systems will not be removed immediately until it is clear that they are no longer needed.

2. **PUBLIC STATEMENTS**

Barbara Rushmore - Hopes that her article passes the legislature. Delighted to hear about the \$1 million dollar grant, and is grateful to Sandy Turner for her work. Spoke on the water level at her home, and wants to warn the engineers that the water run off comes from Bradford Street and beyond, at least on the East end.

Jim Turner – Representing the owners of 4 Conwell Street, expressed continued encroachment by owners at 6 Conwell Street causing traffic problems on Railroad Avenue which results in property damage.

3. **SELECTMEN STATEMENTS**

Austin Knight - None

David Bedard – Would like to see the Cape Cod Commissions Traffic Engineering report on Railroad Ave. Wish everyone Happy Holidays.

Elaine Anderson – Wish everyone Happy Holiday and see you in 2011.

Michele Couture - Can we have an update on the traffic study on Railroad Ave.?

4. **APPOINTMENTS**

**MOTION:** *Move that the Board of Selectmen vote to reappointment the following Board and Committee members to an additional three-year term, to expire December 31, 2013, on their respective Boards and Committees, as follows:*

<b>Airport Commission</b>	<b>Jeff Jaran</b>	<b>Regular</b>
<b>Art Commission</b>	<b>Stephen Borkowski</b>	<b>Regular</b>
	<b>Georgia Coxe</b>	<b>Regular</b>
	<b>Erna Partoll</b>	<b>Regular</b>
	<b>John Dowd</b>	<b>Alternate</b>
<b>Board of Assessors</b>	<b>Robert Sanborn</b>	<b>Regular</b>
	<b>Patricia DeLuca</b>	<b>Regular</b>
<b>Council on Aging</b>	<b>David Ketchum</b>	<b>Regular</b>
	<b>Daniel Lynch</b>	<b>Regular</b>
	<b>Char Priolo</b>	<b>Regular</b>
<b>Cultural Council</b>	<b>Judith Cicero</b>	<b>Regular</b>
	<b>Frank Vasello</b>	<b>Regular</b>
<b>John Anderson Francis</b>		
<b>Family Sch. Com.</b>	<b>Mary Ann Cabral</b>	<b>Regular</b>
	<b>Eleanora Irving</b>	<b>Regular</b>
<b>Licensing Board</b>	<b>G. Stephen Young</b>	<b>Regular</b>
	<b>Kristin Hatch</b>	<b>Regular</b>
<b>Personnel Board</b>	<b>Scott Powell</b>	<b>Regular</b>
	<b>Lisa Westervelt</b>	<b>Regular</b>
<b>Planning Board</b>	<b>Marianne Clements</b>	<b>Regular</b>
<b>Board of Registrars</b>	<b>Bob McCandless</b>	<b>Regular</b>
<b>Shellfish Committee</b>	<b>Melville Cote</b>	<b>Regular</b>
	<b>John Baldwin</b>	<b>Regular</b>
	<b>Richard Macara</b>	<b>Regular</b>

	Nancyann Meads	Alternate
<b>Town Scholarship Committee</b>	Mary Ann Cabral	Regular
	Eleanora Irving	Regular
	Olympia Cilberto	Regular
<b>Water &amp; Sewer Board</b>	Kathleen Meads	Alternate
<b>Zoning Board of Appeals</b>	Amy Germain	Regular
<b><u>Motion by:</u> Austin Knight</b>	<b><u>Seconded By:</u> Elaine Anderson</b>	<b>Yea 4 Nay 0</b>
<b>Recreation Commission</b>	Susan Cook	Regular
	Greg Anton	Regular
<b><u>Motion by:</u> Austin Knight</b>	<b><u>Seconded By:</u> Elaine Anderson</b>	<b>Yea 3 Nay 0 Abstain 1 (David Bedard)</b>

**5A FINANCIAL ASSISTANCE FOR REPAIR OF MAUSHOPE ELEVATOR FROM CDBG FUNDING**

Michelle Jarusiewicz, Housing Specialist/Grant Administrator presented.

The Town received a MCDBG grant in 1997/1998 for the installation of the elevator at Maushope. The elevator experienced failures in August and needed emergency repairs. Barrier removal and the provision of assistance to low/moderate income population make this project an eligible activity for the use of these Mass. Community Development Block Grant funds. These funds can only be used for eligible MCDBG activities. Program income is derived from the repayment of old housing rehab loans as those properties are sold. The current balance is approximately \$23,580. Other past barrier removal projects funded through this account include a door at the old Cape End Manor and a ramp at the Library.

The Board of Commissioners of the Provincetown Housing Authority requested financial assistance from the Town of Provincetown to repair the elevator at Maushope, a 24 unit development for elderly & disabled. The funds from the CDBG-Program Income Funds that targets low-income housing for assistance have been identified as being available.

The total repair cost PHA is seeking assistance for is \$7,305.48. PHA will submit invoices to the Town for reimbursement.

***MOTION: Move that the Board of Selectmen vote to approve financial assistance through the Massachusetts Community Development Block Grant Program Income funds for the repair of the elevator at Maushope for up to \$7,400.***

**Motion by: Elaine Anderson      Seconded By: David Bedard      Yea 4      Nay 0**

**5B 6 SANDY HILL LANE #11 AFFORDABLE HOUSING RESTRICTION**

Michelle Jarusiewicz, Housing Specialist/Grant Administrator presented.

On August 23, 2010 the Town received notice of intent to sell the median unit from its owner. The town chose not to purchase the unit and the owner proceeded with the resale procedure as outlined in the Affordable Housing Restriction. The owner contracted with Community Housing Resource [CHR] for assistance with the marketing, outreach, eligibility review, and determination process. An eligible purchaser has been found, and a closing date has been scheduled potentially for December 15, 2010. Town Counsel has drafted a revised Affordable Housing Restriction, which is similar to the original AHR, with some revised language around

foreclosures.

**MOTION:** *Move that the Board of Selectmen vote to approve the Affordable Housing Restriction for median income ownership for 6 Sandy Hill Lane unit #11 and the eligible purchaser certificate.*

**Motion by:** Austin Knight    **Seconded By:** Elaine Anderson    Yea 4    Nay 0

*Michele Couture recused herself and left the room as she is on the Board of Directors of Seashore Point.*

**5C    SEASHORE POINT RENT INCREASES**

Michelle Jarusiewicz, Housing Specialist/Grant Administrator and Seashore Point Executive Director Kevin Comick presented.

Executive Director Kevin Comick has submitted a request to increase rents on the 7 affordable units at Seashore Point by 4% in calendar year 2011. The Affordable Housing Restriction requires that the Town approve any rent increases. The proposed increases are within the allowed maximum limits [including utilities] as determined by the state.

**MOTION:** *Move that the Board of Selectmen vote to approve the 4% rent increase request for the affordable units at Seashore Point.*

**Motion by:** Austin Knight    **Seconded By:** David Bedard    Yea 3    Nay 0

**5D    CONCEPT FOR COMMERCIAL STREET PEDESTRIAN MALL & TRAFFIC PATTERNS**

Police Chief Jeff Jaran, Lt. Jim Golden, and Sgt. Carrie Lopes presented.

Traffic plan proposal creating Pedestrian Only Zones called the “Provincetown Walking Mall” along Commercial Street - broken into three separate areas.

The concept will require discussion with business group and the public. Seeks working group to further refine a proposal. Includes a proposal to reconfigure the MPL to separate ingress and egress and direct exiting traffic away from Lopes Square and toward Ryder Street.

Elaine Anderson - thinks this is a great first step and supports it.

David Bedard - supports reconfiguring of MPL. Does not think it is necessary all summer, and thinks the time frame should be further considered.

Austin Knight - thinks public education is important.

Michele Couture - thinks we need to consider the budget impacts to ensure we can afford to implement fully. Renovating the booth at MPL expected to cost approximately \$5000.

The laws for bicycles are changing as of January 1, 2011. Public education is going to be very important.

**6A    TOWN MANAGER SHARON LYNN FOLLOW-UP** - None

**6B    OTHER - RESOLUTION – NSTAR HERBICIDE SPRAYING**

**MOTION:** *Move that the Board of Selectmen vote to join the other Cape towns and vote to pass the attached resolution relative to NSTAR’s current plan to use herbicides along the right-of-way on Cape Cod, and to commit to a NO-SPRAY PESTICIDE-FREE Policy of*

*vegetation management on Cape Cod and the Islands.*

**Motion by: David Bedard    Seconded By: Elaine Anderson    Yea 4    Nay 0**

7. **MINUTES OF BOARD OF SELECTMEN'S MEETING** - None

8. **CLOSING STATEMENTS**

**Austin Knight** – Miller Hill follow-up.

**MOTION:** *Move that the Board of Selectmen vote to send a letter of thanks to the Provincetown Business Guild for hosting the Senior Dinner.*

**Motion by: Austin Knight    Seconded By: David Bedard    Yea 4    Nay 0**

**David Bedard**

**MOTION:** *Move that the Board of Selectmen vote to send a letter of thanks to Howard Burchman for his years of service on the Planning Board.*

**Motion by: David Bedard    Seconded By: Austin Knight    Yea 4    Nay 0**

**Elaine Anderson** - None

**Michele Couture** - None

Motion to adjourn by Austin Knight at 8:46 PM.

Minutes transcribed by: Vernon G. Porter, Secretary to Board of Selectmen  
December 15, 2010