



**TOWN OF PLYMOUTH
COMMUNITY PRESERVATION
COMMITTEE**

Memo

To: Board of Selectmen, Town Managers Office, Finance and Advisory and Town Meeting Members

From: Community preservation Committee

Date: Friday, January 9, 2014

Re: Annual Spring Town Meeting 2014
Community Preservation Act Articles 16A, 16B, 16C

ARTICLE 16A: To see if the Town will vote to appropriate the sum of five million dollars to create, restore and/or rehabilitate shown on Assessor's Map XX as Lot XX, and to authorize appropriate Town officials enter into all agreements and execute any and all instruments as may be necessary on behalf of the Town to effect said restoration; further to appropriate the sum of \$5,000,000.00 for the restoration and rehabilitation of the 1820 Court House, shown as Assessors Map XX Lot XX, including all costs incidental and related thereto; and as funding therefor to appropriate from the Community Preservation Fund estimated annual revenues, fund balance, or reserves, and/or borrow said total sum for such purposes pursuant to G.L. c.44B or any other enabling authority, and to authorize the Treasurer, with the approval of the Board of Selectmen to borrow said sum and issue notes and bonds therefor; and further to authorize the Board of Selectmen to grant a Historical Restriction in said property pursuant to G.L. c.44B, §12 and G.L. c.184, §§31-33; provided, however, that prior to the Town's expenditure of funds for the restoration, rehabilitation, creation and reconstruction of the 1820 Court House for a municipal use with the following steps shall be taken:

- (1) The passage of Article 10 at the Annual Spring Town Meeting 2014, which will appropriate funds necessary to build a Town Hall, attached to the 1820 Court House.**
- (2) The preservation or reuse of the 1857 Vermont Mable Staircase in the attaching atrium and the creation of a attaching to house the staircase.**

or take any other action relative thereto. COMMUNITY PRESERVATION COMMITTEE

CPC RECOMMENDATION: Approval (unanimous)

The Community Preservation Committee voted unanimously in favor of Article 16A at its meeting held Thursday January 8, 2014.

SUMMARY & INTENT: The Community Preservation Committee recommendation for the renovation of the 1820 Court House for a municipal use under Article 16a and contingent on the passage of Article 10 for a Town Hall attached to the back of the building. Also a revolving fund under Article 16b is recommended to help pay for the future care of the 1820 Court House. The CPC is also including funding to preserve or reuse or create a atrium for the 1857 Vermont Marble Staircase. The atrium will connect the 1820 Court House to the new Town Hall.

015, as specified below:

**TOWN OF PLYMOUTH, MASSACHUSETTS
SPRING TOWN MEETING 2013**

Revolving Funds Chapter 44, Section 53E1/2- 1820 Court House Maintenance Fund

Fiscal Year 2014 Revolving Fund Request

Spending Authority The Community Preservation Committee	Revolving Fund: 1820 Court House Maintenance Revolving Fund	Revenue Source: Fees and other revenues, including lease proceeds, collected with respect to use 1820 Court House and Court House Green. For maintenance of the Court House façade, roof, cupola and court room restored with CPA funds	Use of Fund: For the maintenance of the 1820 Court House, façade, roof, cupola and court room.	FY2014 Authorized Spending Limit: \$20,000.

CPC RECOMMENDATION: Approval (unanimous)

The Community Preservation Committee voted unanimously in favor of Article 16A at its meeting held Thursday, January 8, 2014

SUMMARY & INTENT: The Community Preservation Committee calls for a economic model; business and preventive maintenance plans for Community Preservation Act expenditures. The CPC feels the Town could generate additional income to the fees collected for the use of the 1820 Court House and Court House Green. By investing in the 1820 Court House in the center of Town, opportunities will be created to generate an income. The income would prevent the need to always have to consider a line item request in the Town budget at future Town Meetings. The fund will give an option to future Town Meetings requests. As 2020 events are planed for our downtown, the fees collected would benefit future repairs to the Court House

ARTICLE 16C: To see if the Town will vote to hear and act on the report of the Community Preservation Committee on the Fiscal Year 2015 Community Preservation Budget and to appropriate from the Community Preservation Fund a sum of money to meet the administrative expenses and all other necessary and proper expenses of the Community Preservation Committee for Fiscal Year 2015, future appropriation amounts as recommended by the Community Preservation Committee: a sum of money for the acquisition, creation, and preservation of land for open space, and including restoration and rehabilitation of land for recreational use, a sum of money for acquisition, preservation, restoration and rehabilitation of historic resources, and a sum of money for the acquisition, or take any other action relative thereto.

COMMUNITY PRESERVATION COMMITTEE

CPC RECOMMENDATION: Approval (unanimous)

The Community Preservation Committee voted unanimously in favor of these CPC Fund set-asides at its meeting held Thursday January 8, 2014

CPC SUMMARY & INTENT:

The Community Preservation Committee recommends that 10% of the Fiscal Year 2014 estimated annual Community Preservation Fund revenues be set aside for each of the following purposes: a) community housing, b) historic resources and c) open space, including land for recreational use; and further, that 4% of the annual revenues in the Community Preservation Act Fund be appropriated for the purpose of funding the administrative and operating expenses of the Community Preservation Committee in Fiscal Year 2014 including legal and appraisal work, as well as signage for and improvement of safe access to, approved CPA projects. It should be noted that any unused portion of funds appropriated for the administrative purposes of the Committee reverts to the CPA unallocated balance at the end of each fiscal year.