

Belchertown EDIC
Regular Meeting

Dec 19, 2018



Members

Bill Terry Jonathan Spiegel Rich Kump
Beth Maroney Kirk Stephens Bob Rivard

Media

Pat Barry
Meeting Open 7:00 p.m.
Small Meeting Room

Introduction of Guest, Presenters, Observers

Claire O'Neill, MassDev

Bill Terry opened the meeting at 7:00 p.m.

Agenda Item # 1 Adoption of Minutes

Bill Terry Moved to Approve the Minutes of November 14th Regular and Executive Meetings.

Jonathan Spiegel Seconded

Voted 4 – 0 – 1

Beth Maroney was absent at that meeting.

Agenda Item # 2 Payables

Mr. Stephens discusses the current situation concerning signage and repair of the window frames. Mr. Kuc repaired the frames \$ 150 on the cruciform building and boarded up the hole for \$225 but was unable to complete the signage since the road contractor prevented him for erecting signage at Jackson St. entrance. Two of the basement entrances need panels with logs or boulders since there is nothing left on which to attach enclosures. The openings in question are below grade and it would be possible to enclose them with fill material or boulders which could be removed by earth moving equipment as necessary and prevent casual entry.

Kirk Stephens Moved to pay Jim Kuc for the work completed.

Beth Maroney Seconded

Voted 5 – 0 – 0

Mr. Terry asked to see a Formal Invoice which he would run by Claire O'Neill to review and approve for the work completed.

The work for Signage to hold until the Jan 9th meeting.

Agenda Item #3 Additions to Agenda

Mr. Spiegel informed us that the Belchertown Historic was on board with the Heritage Trails Network connecting our site with the trails around Foley Field/Lake Wallace. NESFI received a grant to fund a portion of the cost. The Town is re-applying to fund the section near Foley Field. The section on BEDIC land is over the sewer easement on our North West boundary. The second section of the trail will connect alongside the new roadway. The discussion pointed to the need for parking near the entrance at Jackson St. Ms. O'Neill interjected that they were watching their budget but that some parking could be provided near the old power plant entrance. The engineers agree with this location. Mr. Spiegel discussed the surfaces being proposed for NESFI land and what the walk elements would be like on BEDIC property.

NESFI would appreciate a letter of support in their negotiation with DCR for a new lease. Mr. Spiegel stressed that NESFI is ready to begin their portion of the trail. They are poised to sign a contract but there seems to be a lack of agreement on the surface materials to be used, signage, etc.

Ms. O'Neill mentioned that the Letter of support for NESFI would indicate that 2,000 feet of Heritage Trail would be on land under the control of NESFI.

Ms. O'Neill also mentioned that the Historical Committee would review the signage which current thinking places under a permanent roof structure to weather proof the sign.

Mr. Spiegel intoned that BEDIC would be willing to engage with NESFI in the final design.

Mr. Spiegel Moved to produce a Letter to demonstrate EDIC support for NESFI award of the construction contract for the approved Grant, which would be circulated to and approved by Ms. O'Neill.

Mr. Terry Seconded

Voted 5 – 0 – 0

7:26 p. m.

Mr. Terry mentioned that Mr. Brougham and Mr. Williams met with Larry Tucker of the snow mobile group at the rec building. They discussed the location of their winter trail in the area around Lake Wallace. Their trail does not cross EDIC land. Mr. Stephens brought up the dam area and the backup of vegetation around the sluice. He mentioned that the water level was very high presently and wondered about where the responsibility lies for maintaining the sluice.

This is Town Land, the Town owns the dam but BEDIC placed a conservation restriction which makes ongoing maintenance a difficult issue.

No Vote taken.

Agenda Item #4

Development Status

Ms. O'Neill discussed in general terms the activity with road work and planning for the Tighe and Bond analysis of remaining buildings.

The EPA application is due on Jan 31st 2019. That would require a Public Hearing when we review the draft application at our Jan 9th meeting. The award would be announced in the Spring. The proposal is for an 11 acre parcel that would ask for a single \$500,000 grant.

Ms. O'Neill expects an April announcement. It would require a 20% match which would come from Commonwealth funds.

Ms. Maroney will be updating the EDIC financials which must be submitted with the Grant application.

Parking was discussed broadly both from the standpoint of trail access and visitor access to the internal parcels the uses for which are not fully decided. Mr. Spiegel mentioned that we should make public parking a focus of our ongoing planning. Handicap spaces will be required near the proposed common area along Front St.

Ms. O'Neill said that the Commercial parcels will provide some parking and the Zoning encourages shared parking. It is difficult at present to provide for anticipated needs.

Mr. Stephens indicated that we should designate a spot that would provide for future needs.

Discussion turned to Ludlow Construction shutting down for the winter, the remaining signage that Jim Kuc is about to install, the whereabouts of the gate which was removed at Jackson St. the meeting with Kendall and his coordination with the Fire and Police departments.

Agenda Item #5 Security

Nothing further.

Agenda Item #6 Annual Report

Mr. Terry Moved to thank Jonathan Spiegel and Claire O'Neill for the Annual Report to the Town prepared by Mr. Spiegel and Ms. O'Neill

Mr Stephens Seconded.

Voted 5 – 0 – 0

7:55 p.m.

Agenda Item #7 Member Time

Mr. Terry reminded members to acknowledge receiving their annual Conflict of Interest materials.

He announced that the Planning Board would be reviewing the BDS site plan on January 22nd.

He also mentioned that the Community Preservation Fund would pledge \$75,000 to the Trail as part of the 65% matching funds Grant application.

Mr. Spiegel opened the discussion about the Belchertown Day School site plan and the elevation changes and fencing which would be considered by the Planning Board. The most current site plan was circulated by Ms. O'Neill

Mr. Terry circulated the letter from Mass DOT concerning the easements and takings that are being submitted by Erik Kristensen for the roadway improvement on State and Maple St.

Members asked if we could get an electronic map to better identify the 4,000 to 5,000 square feet under consideration, to better understand the impact on EDIC land.

Ms. O'Neill said she would take this up with Kendall to review the existing maps.

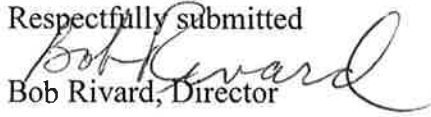
Mr. Terry will write to Eric and ask for digitals before we take up anyone's time. His office is in Lennox, Ma. If he gets us information promptly we will take this up at the Jan 9th meeting.

Item #8 Adjournment

Mr. Terry Moved to Adjourn at 8:25 p.m.
Jonathan Spiegel Seconded

Voted 5 - 0 - 0

Respectfully submitted


Bob Rivard, Director